

Entity Name	Bud McCool's	Application #	PMA20-000-002
Principle Address	27253 Woodward Ave, Berkley, MI 48072	Parcel ID	

PASS/FAIL		
CRITERION	PASS	FAIL
Subject Parcel falls outside of designated proximity to school.	Pass	
Cannabis business complies with Existing Zoning.	Pass	
Off-Street parking requirements are met per Sec. 138-219.	Pass	
Odor Control System preventing dispersion in neighborhood in plan	Pass	
All disclosed stakeholders are clear of recorded detrimental acts to public good.	Pass	
Application was considered complete with all required materials.	Pass	

MERIT POINTS			
CRITERION	POSS.	POINTS	NOTES
Applicant demonstrates ability to successfully operation a marihuana business:	26	21	
Provided Supply Chain Information (License Number has been verified with MRA)	16	16	Verified via METRC and indicated within application
At least one Managing Stakeholder: 1 Year of Marihuana Exp. in Michigan	5	5	Richard Lehr provided proof of experience
At least one Managing Stakeholder: 1 Year of Marihuana Exp. in other Jurisdiction	5	0	None Found
Proposes the Redevelopment of a Vacant or Underused building/property:	25	25	Affidavit Provided from Dottie Payne attests second floor is empty
Redevelopment is comprised of a multi-tenant building, w/ separate ingress/egress:	24	24	Floor Plan provided meets standard
All Managing Stakeholders can demonstrate a history of lawfully operating:	23	23	Proof provide by Asmar, Payne, and Lehr
Does not displace an existing operational business in Berkley:	22	22	Existing business remains in operation
Marihuana business and property are under common ownership or control:	21	21	Via Dottie Payne (building and business owner)
Proposed development demonstrates physical improvements to area around property or contiguous:	20	20	
Addition of trees, noninvasive species	5	5	Indicated on conceptual site plan
Addition of public art (murals, sculptures, installations, as approved by appropriate body)	5	5	Mural to be located on southside of building
Addition of green space	5	5	New Landscape islands added to existing paved parking areas
Public areas such as alleyways, parking areas, sidewalks, plazas, etc.	5	5	New pavement and stormwater mitigation on City owned alleyway
Located in: 11 Mile, Woodward, 12 Mile (Coolidge to Woodward):	19	19	All subject parcels are located on Woodward Ave
Projected to at 15 or more jobs (Majority Full-time):	18	18	22 new jobs indicated in application with 12 indicated as full time
At least 1 Stakeholder is Berkley current property owner or majority owner of Berkley business:	17	17	Dottie Payne owns both commercial and residential property in Berkley
Proposed marihuana business does not immediately abut one-family residential or has alley/street:	16	16	Adjacent zoned Multi-Family Residential RM & separated by public alley
Application has disclosed 100% of owners and stakeholders, including less than 10%	15	15	Provided by applicant
Eliminates or brings into compliance an existing nonconforming use or structure:	14	0	Property currently compliant with Zoning Code
Sustainable Building materials and energy efficient elements will be used:	13	13	Provided in application
Incorporates Green Infrastructure into Stormwater management plan:	12	6	
Pervious Parking	4	4	Added to both private and public property (cross section provided)
Green Roof	4	0	None indicated in plans
Rain Garden, Bioswales, or Stormwater Planters	2	2	Stormwater planters indicated on roof (cross section provided)
Other Scientifically backed stormwater infrastructure system	2	0	None indicated in plans
Demonstrates benefits to the community other than an increase in taxable value:	11	11	Application indicates past, present, and future philanthropic activities
Adds Streetscape elements to publicly owned right-of-way, including benches, bike racks, planters:	10	10	Yes, items to be added to Woodward ROW owned by MDOT
Does not require any zoning map amendments or variances at time of application:	9	0	New gabled roof exceeds allowable height and would require variance
TOTAL POINTS ACHIEVED		281	
PERCENT ACHIEVED		89.21%	