

THE ATTORNEYS AT MARGOLIN & LAWRENCE

BELLAIRE MANAGEMENT, INC.

7414 BELLAIRE AVE.

NORTH HOLLYWOOD, CA 91605

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NORTH HOLLYWOOD, CA 91605



RODRIGO MUNOZ

CEO



RODRIGO MUNOZ WAS BORN AND RAISED IN LOS ANGELES, CALIFORNIA. FROM A YOUNG AGE, RODRIGO DISCOVERED HIS ENTREPRENEURIAL SPIRIT WHEN HE FIRST BEGAN SELLING AIR CONDITIONING UNITS. HE WENT ON TO SUCCESSFULLY ESTABLISH AND OPERATE MANY MORE BUSINESSES FROM A CHILDREN'S CLOTHING STORE TO A TRANSPORTATION BUSINESS. RODRIGO SOLD HIS BUSINESSES IN 2018 AND WENT HEAD ON INTO THE LEGAL CANNABIS MARKET.

ASIDE FROM BEING AN ENTREPRENEUR, RODRIGO IS A DEVOTED FATHER OF FOUR AND AN ACTIVE MEMBER IN HIS LOCAL PARISH. RODRIGO IS ALWAYS OPEN TO NEW VENTURES AND ONLY SURROUNDS HIMSELF WITH LIKE-MINDED, TRUSTWORTHY, AND SUCCESSFUL PROFESSIONALS.

URIEL ZEPEDA

SOCIAL EQUITY PARTNER



Uriel Zepeda was born in Baldwin Park and raised in Fontana, CA. He went on to graduate from Etiwanda High School and immediately started working for his father's company, JA Disposal Demolition.

Instilled with a great amount of discipline and hard work ethic, he quickly progressed from digging trenches to becoming one of the company's top foreman's running multi million dollar jobs. Always one to continue investing in his education, Uriel has received numerous OSHA certifications for consistently remaining knowledgeable about the ever changing regulations that govern the demolition industry.

As a strong leader, Uriel believes in treating people fairly, the importance in investing in education, and always remembering to give back to his community.

ADULT USE OF MARIJUANA ACT PROP 64, 2016



ADULT USE OF MARIJUANA ACT

PROP 64, 2016

- ▶ Allows adults over age of 21 to possess up to one ounce of marijuana, 8 grams of concentrate, and cultivate up to 6 plants for personal use
- ▶ Regulate and tax the production, manufacture, and sale of marijuana for adult use
- ▶ Re-write criminal penalties to reduce the most common marijuana felonies to misdemeanors and allow prior offenders to petition for reduced charges
- ▶ Permits local indoor gardens, but cities and counties may still ban outdoor cultivation
- ▶ No smoking in cars or impaired driving
- ▶ No smoking or vaping in public except where public tobacco smoking is allowed or in designated cannabis areas.
- ▶ Restricts advertising to minors, child proof packaging and requires clear labelling (dosage, cannabinoid profile, pesticides, etc.)

DIFFERENT CATEGORIES OF LICENSES



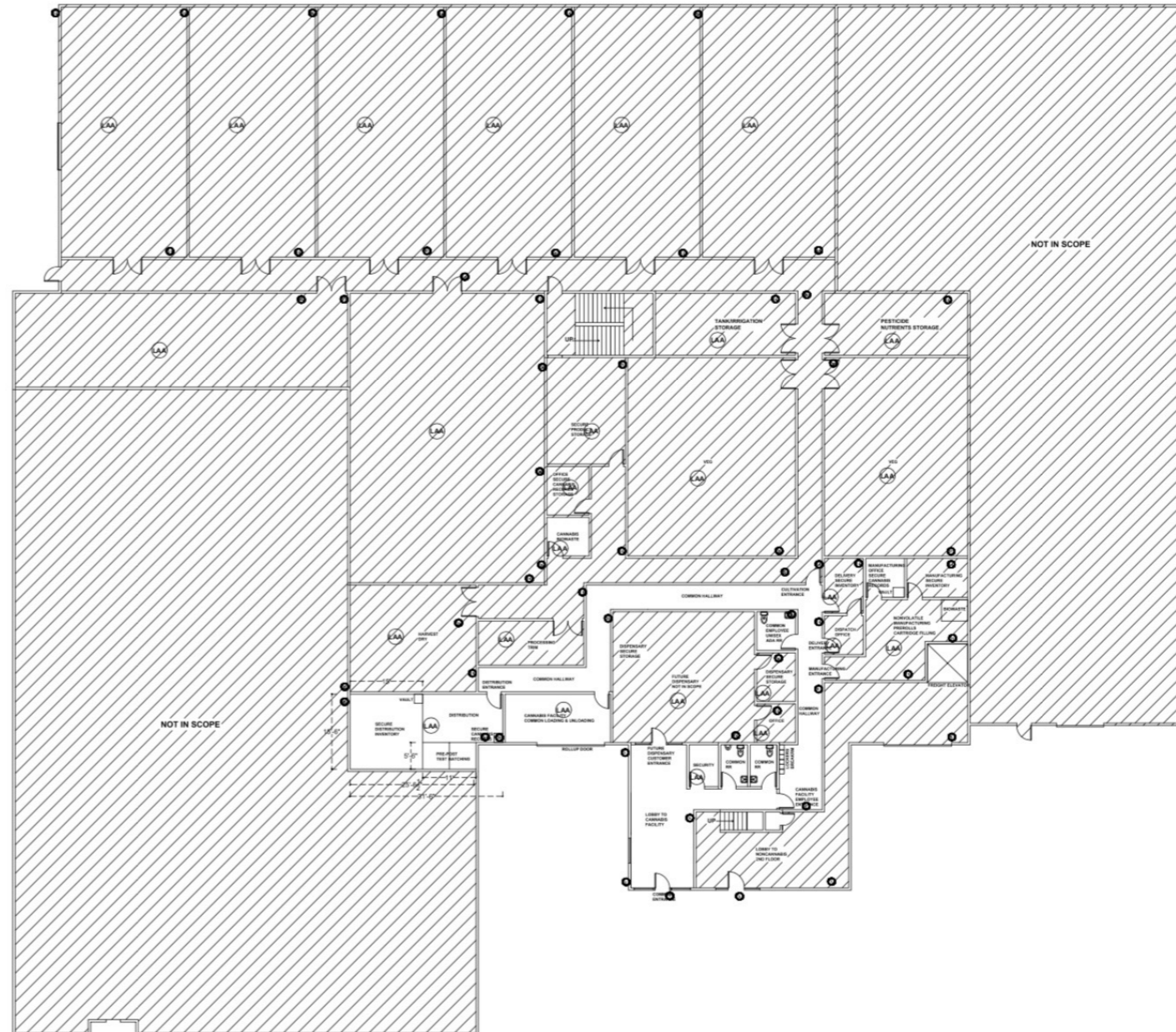
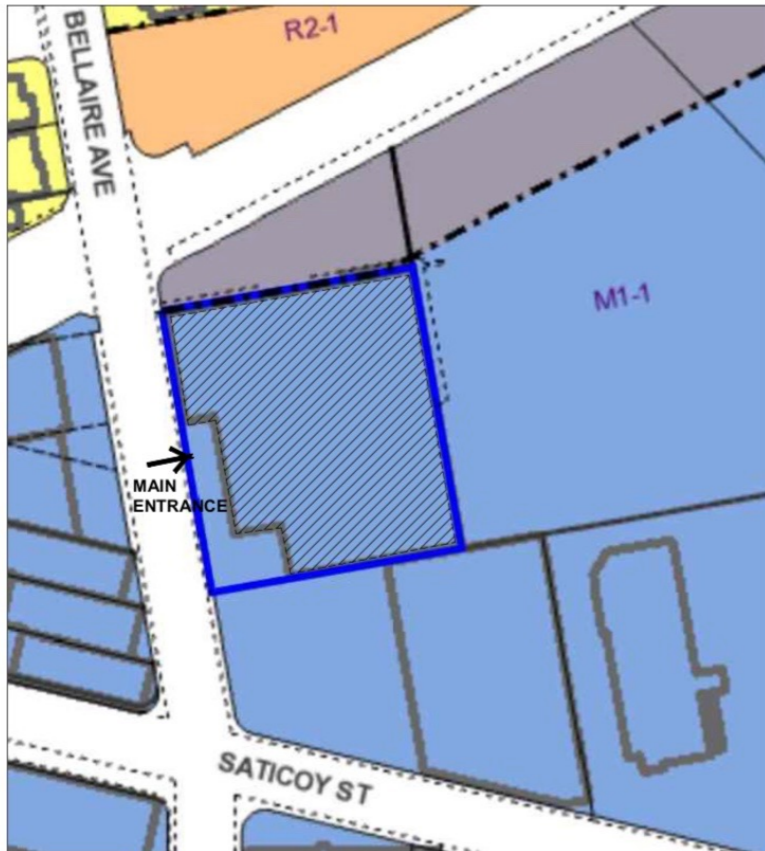
- Types 1-5: Different categories of Cultivation
- Types 6-7: Manufacturing
- Type 8: Testing Laboratory
- Type 10: Retailer
- Type 11: Distributor
- Type 12: Microbusiness

PREMISES DIAGRAM

PREMISES DIAGRAM, 3/32"=1'

LEGEND:

- ⓐ LIMITED ACCESS AREAS
- ⓐ 57 UNITS VIDEO CAMERAS



DESIGN:
RAMON BAGUIO
4273 CANOGA AVE
WOODLAND HILLS, CA
310-562-5382
RBPLANDDESIGN@GMAIL.COM
WWW.CALPLANDDESIGN.COM

CANNABIS DISTRIBUTION FACILITY
7414 BELLAIRE, LOS ANGELES, CA

PR

7414 BELLAIRE AVE.

Modern Studio Equipment

Bellaire Ave

Bellaire Ave

Bellaire Ave

Bellaire Ave

Bellaire Ave

Bellaire Ave

Lush Events & Catering

FOOT TRAFFIC

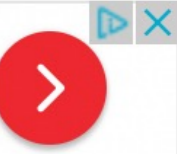
- The entrance and exit to the dispensary is secured and located in a private lot. Therefore, there will not be any foot traffic on public streets or sidewalks, but secluded to the private property of Bellaire Management, Inc.
- The parking lot is large and has up to 12 parking spots. It's also secured with an ironed gate surrounding the property. Therefore, there will not be any overflow of customers onto surrounding properties or businesses.
- On-site security will ensure a steady flow of traffic inside and outside the parking area.



**EFFECT ON PUBLIC
SAFETY**

BELLAIRE MANAGEMENT, INC. WILL MAKE THE NEIGHBORHOOD SAFER, NOT MORE DANGEROUS...

- BELLAIRE MANAGEMENT, INC. WILL HAVE ON-SITE SECURITY GUARDS. ALTHOUGH THE PARKING LOT IS GATED, AN ON-SITE SECURITY GUARD WILL ENSURE THERE IS NO LOITERING IN THE AREA AND DETER CRIMINAL ACTIVITY ON OR SURROUNDING THE BUSINESS PREMISES.
- 24-HOUR VIDEO SURVEILLANCE WILL MONITOR THE SITE INSIDE AND OUTSIDE THE PREMISES AT ALL POINTS OF ENTRY AND EXIT.
- BRIGHT LIGHTS WILL BE INSTALLED SURROUNDING THE PREMISES TO BRIGHTEN THE AREA AND DISCOURAGE ILLICIT ACTIVITY ON OR SURROUNDING THE BUSINESS PREMISES.



Main » [NORML Blog](#) » [Legalization](#) » Study: Cannabis Retailers Associated with Drop in Localized Crime

Study: Cannabis Retailers Associated with Drop in Localized Crime

by Paul Armentano, NORML Deputy Director

August 30, 2019

Comments

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The establishment of regulated cannabis retailers is associated with a **decrease** in localized criminal activity, according to **data** published in the journal *Regional Science and Urban Economics*.

A pair of senior economists affiliated with the Federal Reserve Bank of Philadelphia assessed the local effects of retail dispensaries on neighborhood crime in Denver, Colorado. They determined, “[A]n additional dispensary in a neighborhood leads to a



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Blog Categories

CRIME STATISTICS AFTER CANNABIS REGULATION

- Reduction of property crime in neighborhoods with legal dispensaries by 20%
- Crimes, including robberies, murders, and aggravated assaults have all dropped by around 13 % in areas close to licensed recreational dispensaries
- DUI's down 5% from last year and 30% since 2012

Recreational marijuana legalization tied to decline in teens using pot, study says



By **Jacqueline Howard**, CNN

Updated 11:01 AM ET, Mon July 8, 2019



Your brain on marijuana 01:39

(CNN) — Marijuana use among young people in the United States overall has climbed in recent years, but a new paper suggests that in states where recreational marijuana has been legalized, marijuana use among youth may actually be falling.



Laws that legalized recreational marijuana were associated with an 8% drop in the number of high schoolers who said they used marijuana in the last 30 days, and a 9% drop in the number who said they'd used at least 10 times in the last 30 days, according to the paper published in the medical journal [JAMA Pediatrics](#) on Monday.

More from CNN



Justin Bieber shares use of 'heavy drugs' in revealing post



Ariana Grande sues Forever 21 over ads featuring 'look-alike...'



Advertisement

CRIME STATISTICS AFTER CANNABIS REGULATION

- Significant decrease in arrest rates for violent crimes among both juveniles and adults.
- Initial estimates also point to a reduction in arrest rates for property crime.
- Adults living in states with legal recreational dispensaries experience a significant decline in drug abuse violation arrests.
- Legalization also increased consumption of marijuana and reduced consumption of other drugs and alcohol.

CRIME REPORTS ADDRESSED

"MAN FATALLY SHOT IN SOUTH LA MARIJUANA DISPENSARY, 2
DETAINED"

THE DISPENSARY INVOLVED IN THIS INCIDENT WAS ILLEGALLY OPERATING, NOR DID IT MAKE EFFORTS TO FOLLOW LOS ANGELES CANNABIS GUIDELINES. FURTHER, THE ILLEGAL DISPENSARY WAS NOT PROTECTED BY LAPD SINCE ITS OPERATION IS IN CONFLICT WITH LAW ENFORCEMENT.

"Loitering and Trouble Making Issues at Marijuana Dispensary at 1555 West Sepulveda Blvd."

This was also an illegal cannabis dispensary, since it was unlicensed under California and local law. Additionally, the parking lot was shared by multiple businesses, which caused heavy congestion in the neighborhood.

ACCORDING TO A NEW STUDY THAT ANALYZED CRIME RATES IN SOUTH LOS ANGELES BY RESEARCHERS AT THE UNIVERSITY OF CALIFORNIA, RIVERSIDE MEDICAL MARIJUANA DISPENSARIES WEREN'T CORRELATED WITH AN INCREASED RATE OF VIOLENT CRIME IN THEIR SURROUNDING NEIGHBORHOODS.

MEDICAL BENEFITS OF LEGAL CANNABIS

- Legalized cannabis leads to a reduction in activity like binge drinking
- Areas with legalized cannabis experience less opioid-related overdoses and rates of addiction
- Cannabis relieves symptoms of Parkinson's disease, chemotherapy treatment, insomnia, PTSD, Epilepsy and chronic pain, among other ailments

The image shows a screenshot of an NPR article page. At the top, the NPR logo is on the left, and 'SIGN IN', 'SHOP', and 'DONATE' links are on the right. Below the logo is a navigation bar with 'NEWS', 'ARTS & LIFE', 'MUSIC', 'SHOWS & PODCASTS', and 'SEARCH'. The main content area features the 'Shots' logo (a syringe icon) and the text 'HEALTH NEWS FROM NPR'. The article is categorized as 'PUBLIC HEALTH' and has the title 'Opioid Use Lower In States That Eased Marijuana Laws'. It includes a play button icon, a duration of '3:04', and buttons for '+ QUEUE', 'DOWNLOAD', 'EMBED', and 'TRANSCRIPT'. The author is identified as 'RICHARD HARRIS' with a small profile picture and a Twitter icon. Below the text is a photograph of hands holding several clear plastic bags containing dried cannabis buds. At the bottom of the page, a small caption reads: 'Researchers looked at states with medical marijuana dispensaries and those that allow home cultivation.'



POLITICS

Senators Focus On Marijuana's Role In Combating Opioid Crisis At Hearing



Published 5 hours ago on February 12, 2019

By Kyle Jaeger 



Doctors testifying about the opioid epidemic on Capitol Hill on Tuesday made clear that marijuana has medical potential as an alternative pain treatment option and that federal prohibition is inhibiting cannabis research.



The Senate Health, Education, Labor and Pensions Committee held a hearing to discuss how to manage the nation's opioid crisis, and medical marijuana was a point of particular interest raised by several lawmakers.

Sen. Lamar Alexander (R-TN), who chairs the panel, asked Dr. Andrew Coop of the Maryland School of Pharmacy what he considered "the most promising, non-addictive painkiller treatments or medicines that are coming down the road."

"The drugs that are coming—I mentioned cannabinoids," Coop said. "I know that's a

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3 hours ago



Study Shows How Marijuana Component CBD Can Help People With Substance Use Disorders: Researchers found that the cannabis compound can mitigate withdrawal symptoms and curb cravings.

CANNABIS FOR BABY BOOMERS

- From a study conducted 2015-2016:
 - 9% of adults aged 50-64 used cannabis
 - Up from 4.5% in 2006-2007
 - 3% of adults aged 65 and older used cannabis
 - Up from 0.4% in 2006-2007
- Cannabis has benefits in treating neuropathic pain, chronic pain, and nausea



ECONOMIC BENEFITS
OF LEGAL CANNABIS

MARIJUANA DISPENSARIES INCREASE SURROUNDING PROPERTY VALUES

A new study from real-estate marketing firm, "Clever Real Estate", and supported by CATO, found that home values increased nearly \$23,000 more between 2014 and 2019 in cities that allow retail cannabis dispensaries to set up shop compared with cities where recreational marijuana was illegal. Per a CATO institute study, homes close to retail dispensaries (within 0.1) increased in value approximately 8.4 percent compared to those further away.



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HOME > CULTURE > CULTURE NEWS

MAY 15, 2019 11:56AM ET

What's the Real Link Between Pot Dispensaries and Crime Rates?

A new study aims to deconstruct myths about the so-called dangers of cannabis dispensaries

By EJ DICKSON



A new study claims that cannabis dispensaries don't have a negative affect on surrounding neighborhoods.

Richard Vogel/AP/REX/Shutterstock

For years, opponents of **marijuana** legalization have voiced the same arguments whenever the subject of dispensaries comes up: having legal **cannabis** vendors, they say, promotes the spread of crime, brings property values down in the neighborhood and encourages teenage marijuana use. And even though the push for marijuana legalization has gained widespread national support, these arguments against dispensaries have held sway.

A new study, however, attempts to debunk the link between cannabis stores and crime once and for all. Authored by the marijuana website Leafly in conjunction with the Humboldt Institute for Interdisciplinary Marijuana Research, the **review** considered more than 100 studies, eventually identifying 42 studies, surveys and research papers on the impact cannabis retailers have had on the surrounding communities. What the authors found was that despite many community members' concerns about having cannabis dispensaries in their neighborhood, the data indicated that licensed

"A NEW STUDY, HOWEVER, ATTEMPTS TO DEBUNK THE LINK BETWEEN CANNABIS STORES AND CRIME ONCE AND FOR ALL. AUTHORED BY THE MARIJUANA WEBSITE LEAFLY IN CONJUNCTION WITH THE HUMBOLDT INSTITUTE FOR INTERDISCIPLINARY MARIJUANA RESEARCH, THE REVIEW CONSIDERED MORE THAN 100 STUDIES, EVENTUALLY IDENTIFYING 42 STUDIES, SURVEYS AND RESEARCH PAPERS ON THE IMPACT CANNABIS RETAILERS HAVE HAD ON THE SURROUNDING COMMUNITIES. WHAT THE AUTHORS FOUND WAS THAT DESPITE MANY COMMUNITY MEMBERS' CONCERNS ABOUT HAVING CANNABIS DISPENSARIES IN THEIR NEIGHBORHOOD, THE DATA INDICATED THAT LICENSED CANNABIS DISPENSARIES HAVE BEEN LINKED TO EITHER DECREASED CRIME RATES OR NO CHANGES IN CRIME RATE IN A GIVEN AREA, AS WELL AS INCREASED PROPERTY VALUES AND A DECREASE IN TEENAGE MARIJUANA USE."



Tax Revenue from Marijuana

What is all that money used for? Leafly said that it supports jobs in school construction, drug abuse programs and medical research, among other areas. Aurora in Colorado is a notable example of pot money put to good use with the municipality using \$900,000 to open a space for individuals experiencing homelessness. The Aurora Day Resource Center was developed in an old police department gym and it is aimed to give homeless people a place to go during the day while providing access to basic services. Pueblo in Colorado was using marijuana tax revenue to fund scholarships for underprivileged students last year.

Forbes



EMPLOYMENT

- UPON OPENING, BELLAIRE MANAGEMENT, INC. WILL EMPLOY APPROXIMATELY 10 EMPLOYEES AND AS THE BUSINESS MATURES, THE NUMBER OF JOB OPPORTUNITIES WILL INCREASE.
- BELLAIRE MANAGEMENT, INC. IS LOOKING TO EMPLOY 50% OF THE WORK FORCE FROM WITHIN A 3 MILE RADIUS
- BELLAIRE MANAGEMENT, INC. HAS A LABOR PEACE AGREEMENT WITH THE TEAMSTERS LOCAL 630.