



Position Statement

PowerPlant subscribes to the notion that cannabis was no accident in the Divine design of nature. As scientific evidence continues to mount in the U.S. and abroad, the powerful medicinal value of cannabis is becoming more and more mainstream, now medically legal in 29 States. A movement is taking place fueled by facts, many myths replaced with science and ever-expanding medical trials from countries around the world. 68% of Americans want cannabis to be federally legal. A "green rush" is now squarely upon the California market, the legitimacy of the cannabis industry has created a momentum that crosses almost every walk of life. Conventional investors, even cannabis-only equity funds are now seeing the value and potential returns in several high growth areas. PowerPlant intends to be at the forefront of this movement forecasted to produce \$44B in revenues by 2020.

Company Overview

PowerPlant Inc. is a California Mutual Beneficial Nonprofit Corporation, PowerPlant Park Inc., a Delaware C Corporation, Hands 4 Hope 4 All Humanity, (our foundation) 501(c) (3) Corp. (more information on filings available upon request).

Divisions; Cultivation, Processing, Nursery, Restaurant & Retail/Delivery, Consulting/Advocacy & Cannabis Clearing House

Active Patient Database: 17,000, from our Dispensary in San Diego

Offices: San Jose, San Diego & Marin County, Ca

Venue: PowerPlant has access to a 1922 circa entertainment venue available for any size cannabis event and can accommodate up to 1000 guests and includes a bar, lounge and full kitchen facilities.

Storefront: www.powerplantpremier.org Site is being updated

Markets: State of California, (at present)

Counsel: David Chapman

Team: Provided under separate cover

Website: Powerplant Park www.powerplantpark.com

State of the Art Processing Center

PowerPlant Park will build an 44,000 sq. ft. Processing Center on the 4.8 acres recently added to the Project Site. The footprint of this structure will be 22,000 sq. ft. with a second-floor mezzanine increasing the square footage to 44,000 sq. ft. It will have the capacity to process over 100,000 lbs. of cannabis per year. The facility will include the transportation of harvested plants from our Tenant's greenhouse to the Processing Center.

State of the Art Processing Center Cont...

Services will include drying/curing, machine & hand trimming, available pre-roll assembly line, packaging, labeling, storage, and delivery to retail. These services will be conducted in a highly secure environment compliant with State of California medical regulations (seed-to-sale). The Processing Center will serve processing requirements for our Tenant-growers in both Phase I & Phase II production and open our services to third party growers.

PowerPlant has recently met with the principals of Overaa Construction and we have agreed to have them act as General Contractor for all of the site prep & construction, including submitting our construction drawings for our building permit approval prior to CUP approval.

Past Cultivation & Dispensary Operations

The Company management of PowerPlant Park has over 100 years of combined experience. Two master growers, scientist/w 2 PHD's, executive management, including media and advocacy. We are in the process of developing a curriculum for the training of minority workers, (in the City of Richmond) to participate as staff for PowerPlant Park's Cultivation, Processing Center, Nursery, Café and Retail operations. PowerPlant has previously conducted medical operations of an "indoor farm", (700 plant-sites) in Marin County in 2014-15. The company has recently developed an operational manual containing its IP, including all of the grow technologies and techniques piloted in our Marin Op.

PowerPlant also owns a premier San Diego dispensary with over 2,200 medical patients and over 200 five-star ratings on Weed Maps. Its second delivery service, BayAreaLeaf.com, an "uber-like" model for cannabis delivery is being planned. This model will allow growers at PowerPlant Park to transition from Production directly to retail. PowerPlant Delivery plans to begin its test in early 2018, and eventually serve Northern California's 9 Bay Area Counties with 75 "driver-owners" and sales estimated at over \$50M in revenues per year. It is forecasted by the end of 2018 that over 80% of retail cannabis will be delivered to your office or home.

Cannabis Clearing House; Patents/IP

PowerPlant has developed a unique business model that provides exclusive access to an alliance between medical cultivators, caregivers and the State compliant completion of the exchange of medicine to retail. Cannabis Clearing House has already spoken to many of the top cannabis growers/retailers in the Bay Area, the concept met with overwhelming support. The model will dramatically improve the way medicine is offered to a marketplace of 1000's of legal California dispensaries. PowerPlant has recently applied for a provisional patent to protect the model's unique processes. These include the marketing concept tied to a software and proprietary revenue model. A similar concept w/different audience has been on-line for 5 years w/sales in excess of \$150M in 2016. This distribution model could become part of the Processing Center and could offer an additional revenue stream if PowerPlant & its board approve of the addition.



Additional Park Amenities

PowerPlant Parks Restaurant & Conference Center, (as part of Phase 1) will include many additional amenities to benefit our Tenants, including a real estate & leasing office, Park engineer, plumber, electrician and maintenance staff. Also, a yoga studio & gym, MMJ insurance office and state and local compliance advisory expert. The conference center will include a full service multi-media board room, small offices, guest suites for overnight stays, (Park Members/guests only) and an off-site employee training/certification center in conjunction with the City of Richmond, RichmondWORKS.

Job Creation at PowerPlant Park

It's estimated that PowerPlant Park will create 250-300 full-time and 200-250 part-time entry level jobs for hourly workers, (at \$20-\$25 per hour) once our agricultural community has completed the development of all 42 Greenhouses.

In this regard PPP will recommend that its tenant-growers give preference to the hiring of Richmond residents, subject to the public-safety dictates of the Richmond Police Department. Moreover, this recommendation will also include the hiring of the "formerly incarcerated." The Park's management will facilitate this hiring by developing and maintaining a pre-screened pool of candidates for use by our tenant-farmers. It's envisioned that many of these employee candidates would come to PPP via Richmond WORKS, a training and development program to be administered jointly by both PowerPlant Park and the City of Richmond.

Community Outreach

PowerPlant is committed to voluntarily contributing a portion of its profits, (in addition to City taxes) to Richmond's nonprofit and NGO communities. This effort in cooperation with the City. Once we are at full capacity the annual contribution is forecasted to be \$1,581,600. In addition, PowerPlant has committed to develop and maintain its portion of the San Francisco Bay Trail that runs alongside PowerPlant Park near Goodrick Avenue.

Lastly, various Richmond non-profit agencies and schools would benefit from PowerPlant's merchant program ("Local Heroes") which would see a percentage of transactions at local restaurants, retail establishments and service merchants forwarded electronically to Richmond only nonprofits. See Community Outreach Programs on our website for more details, (www.powerplantpark.com). All of the above commitments would be codified in a Community Benefits Agreement ("CBA") between the City of Richmond and PowerPlant Park.

