

EVALUATION CRITERIA	
SECTION 1: BUSINESS, LABOR, AND EMPLOYMENT PLAN	50 POINTS TOTAL
<p><u>Industry Knowledge</u> – Provide resumes for each owner listed in the application. Resumes are not to exceed three (3) pages per person and must describe owner qualifications and industry knowledge in detail.</p> <p><i>Applicant receives ten (10) points for providing one (1) resume for each individual listed as owner in the submitted application, and either:</i></p> <ul style="list-style-type: none"> <li>▪ <i>an additional fifteen (15) points if business owner(s) have six (6) or more years of verifiable experience in operating a licensed commercial retailer; <u>or</u></i></li> <li>▪ <i>an additional twelve (12) points if business owner(s) have between two (2) and four (4) years of verifiable experience; <u>or</u></i></li> <li>▪ <i>an additional ten (10) points for between zero and one (1) year of verifiable experience.</i></li> </ul>	<p><b>25 points possible</b></p> <p>10 pts. <input type="checkbox"/></p> <p>+</p> <p>15 pts <input type="checkbox"/></p> <p>or</p> <p>12 pts <input type="checkbox"/></p> <p>or</p> <p>10 pts <input type="checkbox"/></p>
<p><u>Proof of Capitalization</u> – Provide documentation of cash or other liquid assets on hand, Letters of Credit, or other equivalent assets.</p> <p><i>Applicant receives ten (10) points for providing documentation demonstrating sufficient funding to become an operational and profitable business with sufficient funding (between \$75,000 to \$250,000 in capitalization) to sustain six to twelve months of immediate operating costs. Zero points are awarded if the proof of capitalization is incomplete or not submitted.</i></p>	<p><b>10 points possible</b></p> <p>10 pts. <input type="checkbox"/></p>
<p><u>3-year pro forma</u> – Provide a 3-year pro forma demonstrating the business's ability to meet long-term financial obligations and profitability. The pro forma may include an income statement, a balance sheet, and additional components.</p> <p><i>Applicant receives ten (10) points for providing a 3-year pro forma demonstrating solvency of the proposed business. Zero points are awarded if a 3-year pro forma is incomplete or not submitted.</i></p>	<p><b>10 points possible</b></p> <p>10 pts. <input type="checkbox"/></p>
<p><u>Local Ownership</u> – Submit documentation demonstrating that the business owner(s) of the proposed storefront cannabis retail facility are a current resident or owner of an existing business located within the city of Oceanside. If there are multiple owners, a majority (51 percent) of the ownership team be current residents or Oceanside business owners.</p> <p><i>Applicant receives five (5) points for providing documentation and meeting the local ownership criteria. Zero points will be awarded to applicants considered for local ownership if no documentation is provided confirming that owner(s) are a current resident(s) and/or business owner(s).</i></p>	<p><b>5 points possible</b></p> <p>5 pts. <input type="checkbox"/></p>

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SECTION 2: COMMUNITY AND EMPLOYEE BENEFITS	50 POINTS TOTAL
<p><u>Community Benefit Plan</u> – Submit a Community and Employee Benefits Plan summarizing the types of community benefits provided by the proposed business. The plan shall describe quantifiable benefits provided by the proposed cannabis business to local non-profit organizations. Examples of benefits include volunteer services, monetary donations to local non-profit organizations, financial support of City sponsored activities or organizations, in kind donations to the City or other charitable organizations and/or any other economic incentives to the City.</p> <p><u>Definitions:</u></p> <p><u>Annual Business Revenue:</u> The total amount of money generated by the sale of goods and/or services.</p> <p><u>Income:</u> A company's total earnings after business expenses.</p> <p><i>Applicants will receive ten (10) points for submitting a Community Benefits Plan, and either:</i></p> <ul style="list-style-type: none"> <li>▪ <i>an additional twenty (20) points for a plan that provides community benefits by pledging a minimum of ten percent (10%) of income or one percent (1%) of annual business revenue to a non-profit organization located within the city of Oceanside or as financial support of a City sponsored activity or organization; <u>or</u></i></li> <li>▪ <i>an additional fifteen (15) points for a plan that provides community benefits by pledging a minimum of 5 percent (5%) of income or one-half percent (0.5%) of annual business revenue to a non-profit organization located within the city of Oceanside as financial support of a City sponsored activity or organization; <u>or</u></i></li> <li>▪ <i>an additional ten (10) points for a plan that provides community benefits and pledges in-kind donations to a non-profit organization located within the city of Oceanside or as support of a City sponsored activity or organization.</i></li> </ul>	<p><b>30 points possible</b></p> <p>10 pts <input type="checkbox"/></p> <p>+</p> <p>20 pts <input type="checkbox"/></p> <p>or</p> <p>15 pts <input type="checkbox"/></p> <p>or</p> <p>10 pts <input type="checkbox"/></p>
<p><u>Benefits and Compensation</u> – Include a Compensation Plan that describes the business's employee compensation and benefits. The compensation plan shall outline salary structures for employees, bonuses, retirement plan(s) and benefits to employees. Applicants will receive points for providing a compensation plan pledging employee wages above the (County of San Diego) hourly minimum wage requirements. (Hourly minimum wage refers to San Diego County's minimum hourly wage established at time of application submittal).</p> <p><i>Applicants will receive ten (10) points for compensation plan for the proposed business, and:</i></p> <ul style="list-style-type: none"> <li>▪ <i>an additional ten (10) points for compensation plans that demonstrates hourly employees will be compensated a minimum of ten percent (10%) above minimum wage standards; <u>or</u></i></li> <li>▪ <i>an additional (7) points for a compensation plan that demonstrates hourly employees will be compensated a minimum of seven percent (7%) above minimum wage standards; <u>or</u></i></li> </ul> <p><i>an additional (5) points for a compensation plan that demonstrates hourly employees will be compensated by up to percent (5%) above minimum wage standards.</i></p>	<p><b>20 points possible</b></p> <p>10 pts. <input type="checkbox"/></p> <p>+</p> <p>10 pts. <input type="checkbox"/></p> <p>or</p> <p>7 pts. <input type="checkbox"/></p> <p>or</p> <p>5 pts. <input type="checkbox"/></p>

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SECTION 3: LOCATION	50 POINTS TOTAL
<p><b><u>Radius Map Requirements</u></b> – The Radius map submittal shall comply with the following:</p> <p><b><u>1,000 foot Radius Map:</u></b></p> <p>The Radius Map shall identify all regulated, sensitive, public and private elementary or high schools and residential uses (refer to the full list below) within a 1,000 foot radius of the proposed SCR site. The radius map shall also include a list of all business names and the (direct path of travel) distances for all identified uses within the 1,000 foot radius.</p> <p><b><u>Direct Path of Travel:</u></b></p> <p>The measurement of distance between a proposed SCR location and any regulated and sensitive uses, public and private elementary or high schools and residential uses shall be determined by measuring the shortest distance along a legal path (including public walkways, sidewalks, roads and streets). Geographical features that could act as obstacles, including trails and rivers and man-made barriers like fences, walls, or private roads that impede access and/or movement shall not be utilized when determining the direct path of travel distance.</p> <p><b><u>Additional Measurement Requirements:</u></b></p> <p>The direct path of travel distance between a proposed SCR site and any sensitive or regulated use shall be measured from door to door, except in the following cases:</p> <ul style="list-style-type: none"> <li>○ For elementary and high schools, the direct path of travel distance shall be measured from the main door of the proposed SCR location to the nearest site boundary of the elementary or high school.</li> <li>○ For public parks and public playgrounds, the direct path of travel distance shall be measured from the main door of the proposed SCR location to the nearest access point to the public park or public playground.</li> <li>○ For residential uses, the direct path of travel distance shall be measured from the main door of the proposed SCR location to the front-facing property line for the nearest single-family residence or to the closest access point for the nearest multi-family residential use.</li> </ul> <p><b><u>All uses listed below shall be identified within the 1,000-foot radius map:</u></b></p> <ul style="list-style-type: none"> <li>○ <b><u>Regulated and sensitive uses:</u></b> <ul style="list-style-type: none"> <li>● Bars and cocktail lounges</li> <li>● Liquor stores under 5,000 square feet</li> <li>● Tobacco and drug paraphernalia establishments</li> <li>● Public Park, public playground or beach</li> <li>● preschool</li> <li>● Churches and other houses of worship</li> <li>● Day-care centers and youth centers</li> </ul> </li> <li>○ <b><u>Residential and educational uses:</u></b> <ul style="list-style-type: none"> <li>● Single-family residential zones</li> <li>● Multi-family residential zones</li> <li>● Pre-schools</li> <li>● Elementary schools (Grades K-5 and/or 6-8)</li> <li>● High schools (Grades 9-12)</li> </ul> </li> </ul>	

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<p><b><u>Location Criteria</u></b> A proposed SCR location will be evaluated based on the following locational criteria:</p> <p><b>I. <u>Poor site selection<sup>1</sup> (Disqualifier)</u></b></p> <ul style="list-style-type: none"> <li>○ <b><i>An application will be disqualified if a proposed SCR site meets any of the following criteria:</i></b> <ul style="list-style-type: none"> <li>• Located within 349 feet or less from any residential use;</li> <li>• Located within 549 feet or less from any elementary school;</li> <li>• Located within 999 feet or less from any high school.</li> </ul> </li> </ul> <p><b>II. <u>Fair Site Selection<sup>2</sup> (Major point deduction)</u></b></p> <ul style="list-style-type: none"> <li>○ <b><i>An application will receive a deduction of ten (10) points if the proposed SCR location meets any of the following criteria:</i></b> <ul style="list-style-type: none"> <li>• Located between 350 feet and 899 feet from any residential use;</li> <li>• Located between 550 feet and 999 feet from any elementary school;</li> <li>• Located between 1,000 feet and 1,999 feet from any high school;</li> </ul> </li> </ul> <p><b>III. <u>Good Site Selection<sup>3</sup> (Minor point deduction)</u></b></p> <ul style="list-style-type: none"> <li>○ <b><i>An application will receive a deduction of one (1) point if the proposed SCR location meets any of the following criteria:</i></b> <ul style="list-style-type: none"> <li>• Located between 900 feet and 1,399 feet from any residential use;</li> <li>• Located between 1,000 feet and 1,999 feet from any elementary school;</li> <li>• Located between 2,000 feet and 2,999 feet from any high school;</li> <li>• Located within 499 feet or less from any pre-school.</li> <li>• Located within 999 feet or less from any regulated and sensitive use(s);</li> </ul> </li> </ul> <p><b>IV. <u>Best Site Selection (No deduction)</u></b></p> <ul style="list-style-type: none"> <li>○ <b><i>No points will be deducted if the proposed location meets any of the following criteria:</i></b> <ul style="list-style-type: none"> <li>• Located at least 1,400 feet or greater from any residential use;</li> <li>• Located at least 2,000 feet or greater from any elementary school;</li> <li>• Located at least 3,000 feet or greater from any high school;</li> <li>• Located at least 500 feet or greater from any pre-school;</li> <li>• Located at least 1,000 feet or greater from any regulated and sensitive use(s).</li> </ul> </li> </ul>	<p><b>50 points possible</b></p> <p><b>Application Disqualified</b></p> <p><input type="checkbox"/></p> <p><input type="checkbox"/></p> <p><input type="checkbox"/></p> <p><b>10 point deduction</b></p> <p><input type="checkbox"/></p> <p><input type="checkbox"/></p> <p><input type="checkbox"/></p> <p><b>1 point deduction(s)</b></p> <p><input type="checkbox"/></p> <p><input type="checkbox"/></p> <p><input type="checkbox"/></p> <p><input type="checkbox"/></p> <p><input type="checkbox"/></p> <p><b>0 point Deduction</b></p> <p><input type="checkbox"/></p> <p><input type="checkbox"/></p> <p><input type="checkbox"/></p> <p><input type="checkbox"/></p> <p><input type="checkbox"/></p>
<p><sup>1</sup>A proposed SCR site that is located within any of the locational criteria established in Deduction I (poor site selection) will be disqualified from the SCR Application process.</p> <p><sup>2</sup> If a proposed SCR site is in proximity to multiple educational and regulated and sensitive uses, one point will be deducted for each use located that meets the locational criteria set forth in Deduction III (Good Site Selection). For instance, a proposed SCR located within 700 feet of a liquor store, tobacco shop and a public park will result in the deducted of three points.</p>	