Alcohol & Marijuana Control Office
550 W 7th Avenue, Suite 1600
Anchorage, AK 99501
marijuana.licensing@alaska.gov
https://www.commerce.alaska.gov/web/amco
Phone: 907.269.0350

Alaska Marijuana Control Board

Cover Sheet for Marijuana Establishment Applications

What is this form?

This cover sheet **must** be completed and submitted any time a document, payment, or other marijuana establishment application item is emailed, mailed, or hand-delivered to AMCO's main office.

Items that are submitted without this page will be returned in the manner in which they were received.

Section 1 – Establishment Information

Enter information for the business seeking to be licensed, as identified on the license application.

Licensee:	Babylon Company, LLC	**License Number:**		10322	
License Type:	Marijuana Concentrate Manufacturing Facility				
Doing Business As:	BABYLON COMPANY, LLC				
Physical Address:	6820 Rosewood Street #9				
City:	Anchorage	**State:**	AK	**Zip Code:**	99518
Designated Licensee:	Jason West				
Email Address:	thebabyloncompany@gmail.com				

Section 2 – Attached Items

List all documents, payments, and other items that are being submitted along with this page.

Attached Items:	Proof of possession for proposed premises.

OFFICE USE ONLY					
Received Date:		Payment Submitted Y/N:		Transaction #:	

STANDARD RENTAL AGREEMENT

The Babylon Company. LLC.
The undersigned hereinafter called the tenant agrees as of 4/1/16 to rent the premises known as Unit 9, 6820 Brewster Street, in Anchorage, Alaska on a month-to-month tenancy.

1. RENT: The tenant shall pay rent in advance in the amount of $1500 per month, by mailing to 3705 Arctic Blvd, #1189 Anchorage AK so rent is received before the first of the month.

2. LATE CHARGE: Tenant understands that if the full amount of rent is not RECEIVED BY THE last day of the month, there will be a ten percent (10%) late charge in addition to the full amount of rent. If any rental payment and late charges are not made within seven (7) days from due date, it is cause for immediate termination of this rental agreement.

3. SECURITY DEPOSIT: The security deposit is $1500. It is understood that the following conditions will be met and landlord will be deduct any amounts necessary from said security deposit to correct any deficiencies or damages. The deposit may not be used as rent.

   a. Tenant shall fully perform obligations hereunder and those of applicable government authority.
   b. Tenant shall clean and restore premises and return same to landlord in its original condition except for normal wear and tear, upon termination of this tenancy. Any approved tenant improvements become the property of the landlord.
   c. Tenant shall have remedied and repaired any damage to the premises. In particular repair of damage to the garage door by striking from the outside or inside is the responsibility of tenant.
   d. Tenant shall surrender to landlord all keys to the premises.
   e. Tenant shall be current on all rents owing.
   f. The bathroom shall be kept clean. If it is not maintained and landlord must clean it during the tenancy, the tenant shall be charged $200 for each cleaning which will be due and payable with the next rent payment.
   g. Should damage occur to the garage door panels, tenant is responsible for repair

4. UTILITIES AND INSURANCE: Tenant shall register both gas and electric in it's name and keep utilities current and shall maintain comprehensive public liability insurance insuring tenant and landlord against any liability, including without limitation damages to other portions of the building arising out of the rental, use, occupancy or maintenance of the rented premises and areas appurtenant thereto in an amount not less than $500,000 and such certificate of insurance shall recite that said policy may not be canceled without 30 days written notice to landlord.

5. PURPOSE: The premises shall not be used for any purpose other than tenant's storage and business, which consists of

marijuana extraction / Lab. No other business shall be conducted without written permission of the landlord. Tenant shall not sublet or assign the premises without prior written consent of the landlord. There is no outside storage of any kind and 24-hour parking or overnight parking is not allowed.

6. NOTICE TO VACATE: Tenant understands that to terminate tenancy, written notice must be given to landlord at least thirty (30) days prior to the next rental due date. Landlord shall give the tenant thirty (30) days written notice of their intentions to terminate for other than cause.

7. THE PREMISES: Tenant shall keep the part of the premises it occupies safe and clean, not intentionally nor negligently damaging or removing any part of the premises or building, nor permit anyone to do so. Landlord reserves the right of access to the unit for purposes of inspections or repairs. Tenant shall not paint in or on the premises or any part of the building, or make any alterations or to the premises or penetrations into the walls without written consent of landlord. Any alterations to the unit must be made pursuant to all codes. When tenant vacates the premises, should landlord so request tenant shall return the unit to its original condition. Replacement of all light bulbs is the responsibility of tenant. Landlord will maintain the fixtures. Tenant must have available the minimum required fire extinguisher which is a 3A-40BC with a current tag to each level of unit. A new lock has been installed and two keys provided tenant. If additional keys are needed, Landlord shall be reimbursed for same. A dumpster is located at the east end of the asphalt for use of tenant-generated only. It is currently emptied _____. No hazardous materials should be placed in the dumpster. The dumpster shall not be filled above it's lid. Snow removal is provided by landlord and will be scheduled as required prior to 7 AM.

DATED 3/15/16

LANDLORD

TENANT

(signature) THE Babylon Company, LLC.

David DeLuca

(printed Name)

3160 W. 70th place. Anchorage, AK

address

Contact Phone Numbers:

678-416-0094

All odors will be mitigated by use of carbon filter without controlled room environment. IF numerous complaints arise, Attempts will be made to correct. IF odors persist, tenant will vacate if complaints continue.