

T Enteado

From: Tom Nuscis <tom@shorehousecanna.com>
Sent: Wednesday, March 8, 2023 6:27 PM
To: T Enteado
Subject: EXTERNALFwd: FINAL AGENCY DECISION
Attachments: Outlook-eqcb14ad.jpg; 1980 Shorehouse Canna LLC FAD for Annual Cannabis Business Licenses.pdf

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Copy of approval from state.

Sent from my iPhone

Begin forwarded message:

From: "Licensing, CRC [CRC]" <CRC.Licensing@crc.nj.gov>
Date: March 8, 2023 at 2:03:02 PM EST
To: Tom Nuscis <tom@shorehousecanna.com>
Subject: FINAL AGENCY DECISION

Good afternoon,

Please see the attached. Thank you.

NJ Cannabis Regulatory Commission

<https://www.nj.gov/cannabis/>

T Enteado

From: T Enteado
Sent: Thursday, May 18, 2023 8:16 AM
To: Erin Seer
Subject: FW: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

From: C Sabo <csabo@westcapemay.us>
Sent: Wednesday, May 17, 2023 4:09 PM
To: T Enteado <tenteado@westcapemay.us>; Lauren Vitelli <lvitelli@westcapemay.us>; Frank Donato <fdonato@westcapemay.us>; Frank Corrado <fcorrado@capelegal.com>; George Dick <GDick@westcapemay.us>; Alan Crawford <acrawford@westcapemay.us>
Subject: Fwd: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

Sent from Samsung Galaxy smartphone.
Get [Outlook for Android](#)

From: Nicole Melchiorre <nicole@shorehousecanna.com>
Sent: Wednesday, May 17, 2023, 3:55 PM
To: C Sabo <csabo@westcapemay.us>
Subject: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good afternoon Carol,

Hope you are well and had a great Mother's Day! I am following up regarding our conversation Friday.

All of our inventory will be tracked from 'seed to sale' through Metrics a software the state of New Jersey is mandating all cannabis businesses use. For this reason, every transaction (cash or debit card) will be tracked from when it enters our inventory to the day and time it is sold. If we do not have accurate accountability of each transaction we will lose our license. Flowhub is our point of sale system we will be using that will generate reports that will show all transactions and collection of all fees (taxes too). We will be able to print reports with whatever information we need.

In regards to how the Borough of West Cape May will receive payment, we will need to work with you and your team to determine how you would like to receive it. As we get closer to setting up the process I will reach out.

Best,
Nicole
215-266-0708

124 Sunset Blvd.
West Cape May, New Jersey 08204

T Enteado

From: T Enteado
Sent: Thursday, April 20, 2023 10:16 AM
To: Nicole Melchiorre
Cc: Erin Seer
Subject: FW: EXTERNALWest Cape May - Community Involvement

Good Morning Nicole,

Erin passed your email on to me this morning.

Erin is the coordinator for the Farm Market so you already have her information.

Our contact person for the Cape May Community Food Closet is Nancy Hanslowe, nhanslowe@msn.com

My contact person for the WCME school is Dorey Bryan, she is the Admin. Assistant to the Board of Ed. and is always extremely helpful and would most likely be able to put you in contact with the right person, dbryan@wcm.capemayschools.com

You can email shadetree@westcapemay.us the secretary for the STC monitors that website and will respond to you.

The gentleman was most likely Anthony Chadwell, Borough Engineer, and his email is anthony.chadwell@rve.com. You may need to hire your own engineer and contact our Zoning Office, Norm Roach, but I'm sure Anthony can assist with any questions you may have regarding parking and traffic.
(Norm – nroach@westcapemay.us)

Should you have any further questions, please feel free to contact me anytime.

Theresa Enteado, RMC, CMR

Municipal Clerk

Registrar of Vital Statistics

Borough of West Cape May

732 Broadway

West Cape May, NJ 08204

P: 609-884-1005 ext 101

F: 609-898-0888

Hours: Mon. – Fri., 8am – 3pm

tenteado@westcapemay.us

www.westcapemay.us

From: Erin Seer <ESeer@westcapemay.us>
Sent: Thursday, April 20, 2023 8:26 AM
To: T Enteado <tenteado@westcapemay.us>
Subject: FW: EXTERNALWest Cape May - Community Involvement

FYI

Erin Seer, CMR

Deputy Municipal Clerk

Deputy Registrar of Vital Statistics

Borough of West Cape May

732 Broadway
West Cape May, NJ 08204
P: 609-884-1005 ext 100
F: 609-898-0888
eseer@westcapemay.us
www.westcapemay.us

From: Nicole Melchiorre <nicole.melchiorre@gmail.com>
Sent: Wednesday, April 19, 2023 10:07 PM
To: Erin Seer <ESeer@westcapemay.us>
Subject: EXTERNALWest Cape May - Community Involvement

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Erin,

I hope this email finds you well. I am reaching out to you because I am one of the owners for Shore House Canna, opening at 124 Sunset Blvd. I recently met with Mayor Sabo and she and I discussed a few opportunities in which SHC could give back to the community. I am hoping you can help connect me to the correct people to further explore these opportunities.

- Music at the Farmer's Market
- Food Closet - possible hold a cooking class
- Elementary School - Community Garden
- Shade Tree

The other item/question I had is regarding traffic flow. Mayor Sabo visited the site with a young gentleman, I believe he is the engineer, and I can't seem to remember his name. In our conversation, it was suggested we create a one way traffic flow. Do I need to coordinate that with the borough? And if so do you know who I would talk to about this?

Thank you in advance for your help!

Best,
Nicole Melchiorre
215-266-0708

T Enteado

From: T Enteado
Sent: Thursday, April 20, 2023 10:15 AM
To: nicole.melchiorre@gmail.cim
Cc: Erin Seer
Subject: RE: EXTERNALWest Cape May - Community Involvement

Good Morning Nicole,

Erin passed your email on to me this morning.

Erin is the coordinator for the Farm Market so you already have her information.

Our contact person for the Cape May Community Food Closet is Nancy Hanslowe, nhanslowe@msn.com

My contact person for the WCME school is Dorey Bryan, she is the Admin. Assistant to the Board of Ed. and is always extremely helpful and would most likely be able to put you in contact with the right person,

dbryan@wcm.capemayschools.com

You can email shadetree@westcapemay.us the secretary for the STC monitors that website and will respond to you.

The gentleman was most likely Anthony Chadwell, Borough Engineer, and his email is

anthony.chadwell@rve.com. You may need to hire your own engineer and contact our Zoning Office, Norm

Roach, but I'm sure Anthony can assist with any questions you may have regarding parking and traffic.

(Norm – nroach@westcapemay.us)

Should you have any further questions, please feel free to contact me anytime.

Theresa Enteado, RMC, CMR

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tenteado@westcapemay.us

www.westcapemay.us

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To: T Enteado <tenteado@westcapemay.us>
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FYI

Erin Seer, CMR

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Borough of West Cape May

732 Broadway

West Cape May, NJ 08204

P: 609-884-1005 ext 100

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eseer@westcapemay.us

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From: Nicole Melchiorre <nicole.melchiorre@gmail.com>

Sent: Wednesday, April 19, 2023 10:07 PM

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- Music at the Farmer's Market
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- Elementary School - Community Garden
- Shade Tree

The other item/question I had is regarding traffic flow. Mayor Sabo visited the site with a young gentleman, I believe he is the engineer, and I can't seem to remember his name. In our conversation, it was suggested we create a one way traffic flow. Do I need to coordinate that with the borough? And if so do you know who I would talk to about this?

Thank you in advance for your help!

Best,

Nicole Melchiorre

215-266-0708

T Enteado

From: N Roach
Sent: Friday, July 14, 2023 10:53 AM
To: David Christian
Subject: RE: EXTERNALRe: EXTERNALRe: EXTERNALWall Sign 124 Sunset Boulevard

Good Morning,
Your sign permit is ready for pick up. The doors close at 3pm. Best

Norm Roach, CZO

Zoning/Code Official
Borough of West Cape May
Phone: 609.884.1005 x 105
Email: nroach@westcapemay.us

From: David Christian <dave@shorehousecanna.com>
Sent: Wednesday, July 12, 2023 11:45 AM
To: N Roach <nroach@westcapemay.us>
Cc: Nicole Melchiorre <nicole@shorehousecanna.com>; Tom Nuscis <tom@shorehousecanna.com>
Subject: EXTERNALRe: EXTERNALRe: EXTERNALWall Sign 124 Sunset Boulevard

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Ok great! I will stop by today with a check and will fill out a clean application. Thank Norm!

Best,

Dave

Dave Christian
Cell: 215-828-6057

**SHORE
HOUSE
CANNA**

Shore House Canna
124 Sunset Boulevard
West Cape May, NJ 08204

www.shorehousecanna.com

On Jul 12, 2023, at 11:21 AM, N Roach <nroach@westcapemay.us> wrote:

Good Morning Dave,

Yes this will work, You will need fill out an application the one you filled out didn't come through legible. The fee will be \$50.00

Norm Roach, CZO

Zoning/Code Official

Borough of West Cape May

Phone: 609.884.1005 x 105

Email: nroach@westcapemay.us

From: David Christian <dave@shorehousecanna.com>

Sent: Tuesday, July 11, 2023 4:14 PM

To: N Roach <nroach@westcapemay.us>

Subject: EXTERNALRe: EXTERNALWall Sign 124 Sunset Boulevard

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Norm-

Does this work? If not I can hire someone to prepare a scale drawing. I personally confirmed these measurements. They are accurate. Still is a compliant sign by my measurements. Ok if this works I can bring the application and a check tomorrow. Thanks for you help!!

Best,

Dave

Dave Christian
Cell: 215-828-6057

Shore House Canna
124 Sunset Boulevard
West Cape May, NJ 08204

www.shorehousecanna.com

On Jul 11, 2023, at 1:18 PM, N Roach <nroach@westcapemay.us> wrote:

Good Afternoon Dave,

Something went wrong with the application the way it was filled out I can't understand it, also can you give me a scaled drawing of the sign. Best

Norm Roach, CZO
Zoning/Code Official
Borough of West Cape May
Phone: 609.884.1005 x 105
Email: nroach@westcapemay.us

From: David Christian <dave@shorehousecanna.com>
Sent: Tuesday, July 11, 2023 12:08 PM
To: N Roach <nroach@westcapemay.us>
Cc: Tom Nuscis <tom@shorehousecanna.com>; Nicole Melchiorre <nicole@shorehousecanna.com>
Subject: EXTERNALWall Sign 124 Sunset Boulevard

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Norm-

Thanks for taking time this morning to review our sign application. I am attaching the completed Zoning Application you provided me. We are requesting approval for a 20 square foot die cut sign (4'H x 5'W) which will be secured to the side of the building. The sign letters will read SHORE HOUSE CANNA. Our building wall is 440 square feet (22'W x 20'H). The borough sign ordinance allows for a wall sign as large as 22 square feet (5% coverage).

We are also attaching a rendering prepared by the artist who is making the sign. Please note, ONLY the white letters are the sign. The blue and orange colors are the paint colors of the side of the building.

Thank you for your assistance. Please let us know what the fee is for review of this sign approval application and we will drop off a check immediately.

Best,

Dave

Dave Christian
Cell: 215-828-6057

Shore House Canna
124 Sunset Boulevard
West Cape May, NJ 08204

www.shorehousecanna.com
<image001.png>

Blank Page

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West Cape May, NJ 08204

www.shorehousecanna.com

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Dave Christian
Cell: 215-828-6057

Shore House Canna
124 Sunset Boulevard
West Cape May, NJ 08204

www.shorehousecanna.com

<image001.png>

Blank Page

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Zoning/Code Official

Borough of West Cape May

Phone: 609.884.1005 x 105

Email: nroach@westcapemay.us

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Sent: Tuesday, July 11, 2023 12:08 PM
To: N Roach <nroach@westcapemay.us>
Cc: Tom Nuscis <tom@shorehousecanna.com>; Nicole Melchiorre <nicole@shorehousecanna.com>
Subject: EXTERNALWall Sign 124 Sunset Boulevard

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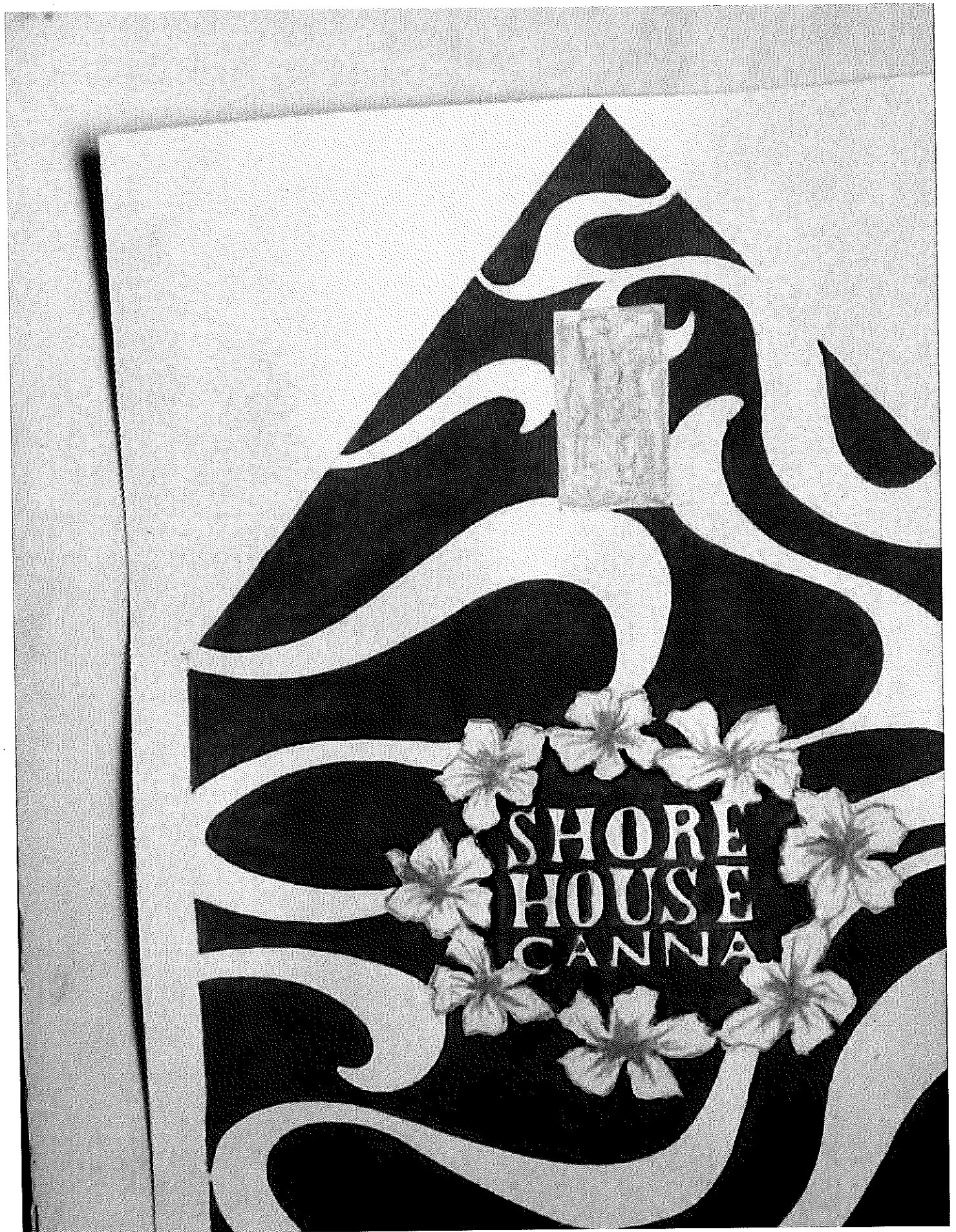
Best,

Dave

Dave Christian
Cell: 215-828-6057

Shore House Canna
124 Sunset Boulevard
West Cape May, NJ 08204

www.shorehousecanna.com



T Enteado

From: N Roach
Sent: Monday, June 19, 2023 11:52 AM
To: David Christian
Subject: Zoning Compliance
Attachments: Zoning Compliance.docx

Good Morning attached is the zoning compliance that you requested. Best

Norm Roach, CZO

Zoning/Code Official

Borough of West Cape May

Phone: 609.884.1005 x 105

Email: nroach@westcapemay.us

Blank Page



Borough of West Cape May
732 Broadway
West Cape May, New Jersey 08204
(609) 884-1005
www.westcapemay.us

Norman Roach
Zoning Official
Code Enforcement Officer

Certificate of Substantial Zoning Compliance

Date: JUNE 19, 2023

Zoning Permit

Owner: Shore House Canna

Contractor: Self

Address: 124 Sunset Blvd

Block 33 Lot 14 Zone: C3

This document confirms that the work covered by the above referenced zoning permit has been substantially completed. Check all that apply:

☐	Final C.O.A.H payment
☐	Final AS BUILT to include LOT COVERAGE / FLOOR AREA /BUILDING HEIGHT
☐	Final approval of Grading / Landscaping
☒	Certificate of Occupancy Recommended
☐	Certificate of Occupancy <u>NOT</u> Recommended
☐	Temporary Certificate of Occupancy Recommended
☐	Historic Preservation Commission Approval

This document does not authorize any work for which the Owner/Applicant does not have all necessary permits, licenses, registrations or warranties from all local, state and federal agencies as required by law.

Norm Roach

Norman Roach

nroach@westcapemay.us

Zoning Official

Code Enforcement Officer

Blank Page

T Enteado

From: N Roach
Sent: Monday, June 19, 2023 10:05 AM
To: David Christian
Subject: RE: EXTERNALRe: EXTERNALSign 1st Ave

Good Morning Dave,
Just sketch me something showing the length height and include the gable it doesn't have to be to scale and if want include the front. Best

Norm Roach, CZO
Zoning/Code Official
Borough of West Cape May
Phone: 609.884.1005 x 105
Email: nroach@westcapemay.us

From: David Christian <dave@shorehousecanna.com>
Sent: Thursday, June 15, 2023 3:54 PM
To: N Roach <nroach@westcapemay.us>
Cc: Tom Nuscis <tom@shorehousecanna.com>
Subject: EXTERNALRe: EXTERNALSign 1st Ave

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Thanks Norm- Tom is reporting it is approximately 22' High. We appreciate your help.

Thanks;

Dave

On Jun 15, 2023, at 3:46 PM, N Roach <nroach@westcapemay.us> wrote:

Thanks can you give the size of the front façade the building is 60 long how high?
And the side gable wall to the ridge height so I can calculate the size of the signs.

Norm Roach, CZO
Zoning/Code Official
Borough of West Cape May

Phone: 609.884.1005 x 105

Email: nroach@westcapemay.us

From: David Christian <dave@shorehousecanna.com>

Sent: Thursday, June 15, 2023 10:43 AM

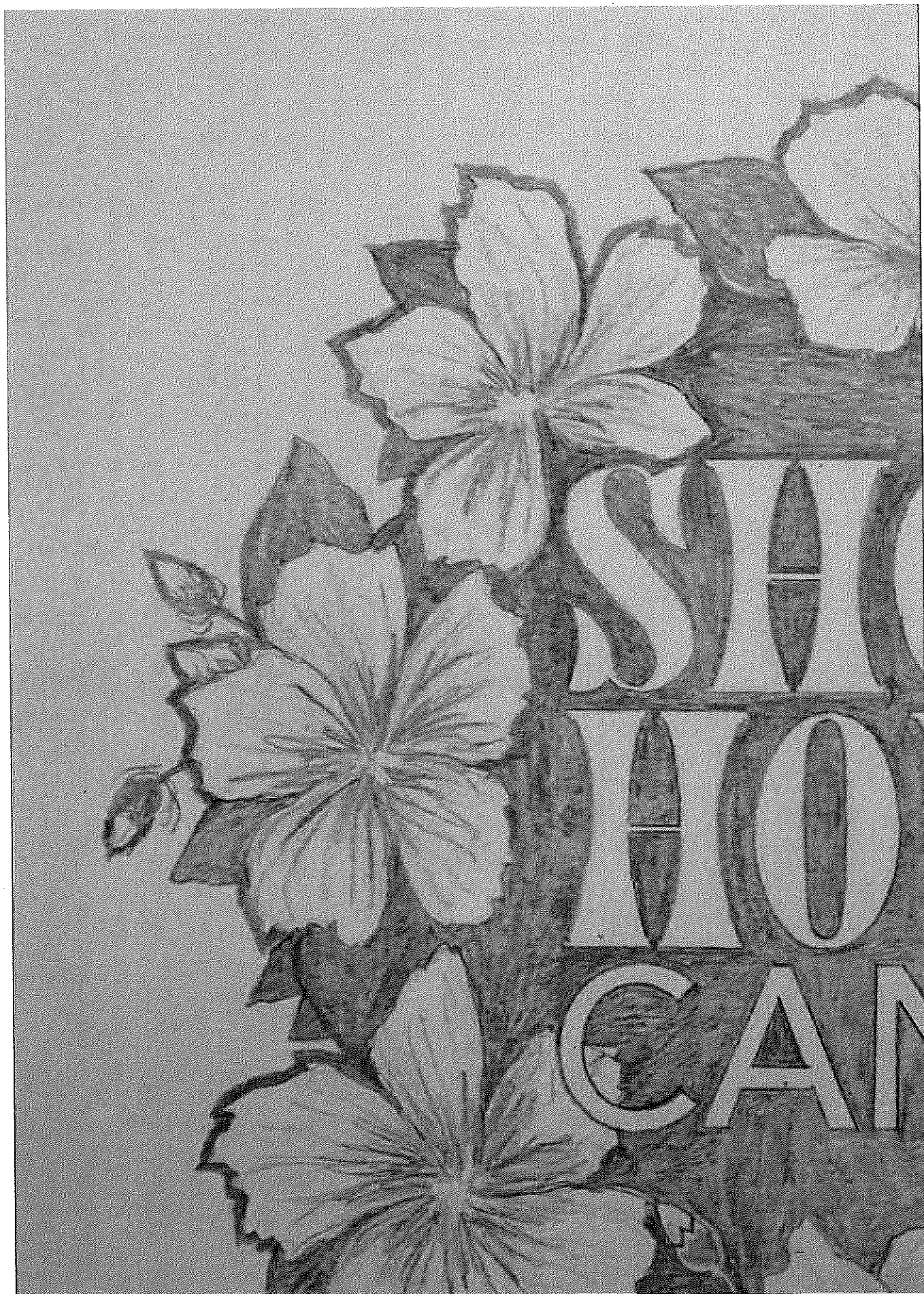
To: N Roach <nroach@westcapemay.us>

Cc: Tom Nuscis <tom@shorehousecanna.com>; Nicole Melchiorre <nicole@shorehousecanna.com>

Subject: EXTERNALSign 1st Ave

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Norm- Here is a sketch of the proposed sign. Thank you for your consideration.



T Enteado

From: N Roach
Sent: Thursday, June 15, 2023 3:47 PM
To: David Christian
Subject: RE: EXTERNALSign 1st Ave

Thanks can you give the size of the front façade the building is 60 long how high? And the side gable wall to the ridge height so I can calculate the size of the signs.

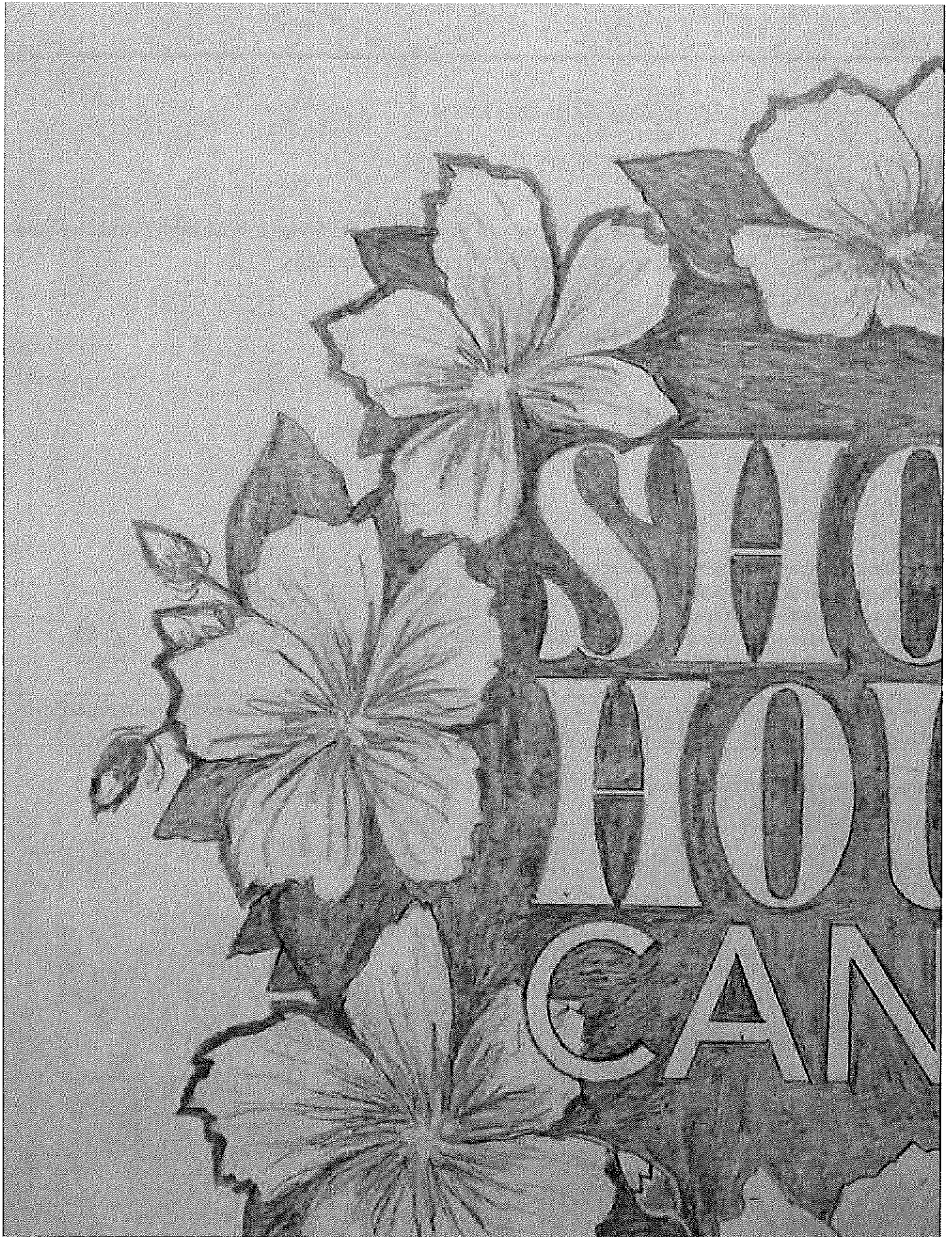
Norm Roach, CZO

Zoning/Code Official
Borough of West Cape May
Phone: 609.884.1005 x 105
Email: nroach@westcapemay.us

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Sent: Thursday, June 15, 2023 10:43 AM
To: N Roach <nroach@westcapemay.us>
Cc: Tom Nuscis <tom@shorehousecanna.com>; Nicole Melchiorre <nicole@shorehousecanna.com>
Subject: EXTERNALSign 1st Ave

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Norm- Here is a sketch of the proposed sign. Thank you for your consideration.



T Enteado

From: N Roach
Sent: Wednesday, May 3, 2023 12:51 PM
To: Stacy McCaney
Subject: FW: EXTERNAExtension of walkway

Can you print for me

From: Tom Nuscis <tom@shorehousecanna.com>
Sent: Tuesday, May 2, 2023 8:00 PM
To: N Roach <nroach@westcapemay.us>
Cc: Nicole Melchiorre <nicole@shorehousecanna.com>
Subject: EXTERNAExtension of walkway

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Mr. Roach,

Per our discussion this afternoon, we would like to request approval for extension of the sidewalk as shown in the pictures below.

The first picture shown is of the north side of the building facing exit O's property. We would like to extend the concrete slab to the current sidewalk approximately 5' x 9'

The second picture outlined in red we would like to extend also to the current sidewalk on the west side of the building facing the current honey store 4' x 7'

We feel this would be safer than placing flag stones, and cause a potential tripping hazard. Please contact me if you have any questions or need further detail.

Thank you for your consideration in this matter.

Tom Nuscis
Shore House Canna
609-827-
8919





Sent from my iPhone

T Enteado

From: N Roach
Sent: Monday, September 19, 2022 11:40 AM
To: Nicole Melchiorre
Subject: RE: EXTERNALCommercial Architect

Good Morning Nicole,
You would be better off goggling them for the needs that you want we really aren't allowed to give recommendations. TY Norm Roach, CZO Zoning/Code Official Borough of West Cape May
Phone: 609.884.1005 x 105
Email: nroach@westcapemay.us

-----Original Message-----

From: Nicole Melchiorre <nicole.melchiorre@gmail.com>
Sent: Friday, September 16, 2022 4:44 PM
To: N Roach <nroach@westcapemay.us>
Subject: EXTERNALCommercial Architect

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good afternoon Norm,

I hope this email finds you well. I am the owner of 124 Sunset Blvd. We are going to be doing some work on the property there and I was hoping you could recommend a commercial architect to help us with our plans. I appreciate any assistance. Thank you in advance and I look forward to hearing from you.

Best,
Nicole Melchiorre
215-266-0708

Blank Page

T Enteadó

From: David Christian <dave@shorehousecanna.com>
Sent: Wednesday, August 2, 2023 9:56 AM
To: N Roach
Cc: Nicole Melchiorre
Subject: EXTERNALHanging Sign

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Norm- Thanks for taking time yesterday to review our sign permit to replace the hanging sign on the front of our building on Sunset. As per your request, we are sending photos of the sign and the pre existing post. Please find them attached for your review. The sign dimensions are 48"W x 36"H. Thank you for your assistance!

Best,

Dave

Dave Christian
Cell: 215-828-6057

**SHORE
HOUSE
CANNA**

Shore House Canna
124 Sunset Boulevard
West Cape May, NJ 08204

www.shorehousecanna.com



T Enteado

From: David Christian <dave@shorehousecanna.com>
Sent: Wednesday, July 12, 2023 11:45 AM
To: N Roach
Cc: Nicole Melchiorre; Tom Nuscis
Subject: EXTERNALRe: EXTERNALRe: EXTERNALWall Sign 124 Sunset Boulevard

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Ok great! I will stop by today with a check and will fill out a clean application. Thank Norm!

Best,

Dave

Dave Christian
Cell: 215-828-6057

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West Cape May, NJ 08204

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Email: nroach@westcapemay.us

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Sent: Tuesday, July 11, 2023 4:14 PM
To: N Roach <nroach@westcapemay.us>
Subject: EXTERNALRe: EXTERNALWall Sign 124 Sunset Boulevard

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Norm-

Does this work? If not I can hire someone to prepare a scale drawing. I personally confirmed these measurements. They are accurate. Still is a compliant sign by my measurements. Ok if this works I can bring the application and a check tomorrow. Thanks for you help!!

Best,

Dave

Dave Christian
Cell: 215-828-6057

Shore House Canna
124 Sunset Boulevard
West Cape May, NJ 08204

www.shorehousecanna.com

On Jul 11, 2023, at 1:18 PM, N Roach <nroach@westcapemay.us> wrote:

Good Afternoon Dave,
Something went wrong with the application the way it was filled out I can't understand it, also can you give me a scaled drawing of the sign. Best

Norm Roach, CZO
Zoning/Code Official
Borough of West Cape May
Phone: 609.884.1005 x 105
Email: nroach@westcapemay.us

From: David Christian <dave@shorehousecanna.com>
Sent: Tuesday, July 11, 2023 12:08 PM
To: N Roach <nroach@westcapemay.us>
Cc: Tom Nuscis <tom@shorehousecanna.com>; Nicole Melchiorre

<nicole@shorehousecanna.com>

Subject: EXTERNALWall Sign 124 Sunset Boulevard

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Norm-

Thanks for taking time this morning to review our sign application. I am attaching the completed Zoning Application you provided me. We are requesting approval for a 20 square foot die cut sign (4'H x 5'W) which will be secured to the side of the building. The sign letters will read SHORE HOUSE CANNA. Our building wall is 440 square feet (22'W x 20'H). The borough sign ordinance allows for a wall sign as large as 22 square feet (5% coverage).

We are also attaching a rendering prepared by the artist who is making the sign. Please note, ONLY the white letters are the sign. The blue and orange colors are the paint colors of the side of the building.

Thank you for your assistance. Please let us know what the fee is for review of this sign approval application and we will drop off a check immediately.

Best,

Dave

Dave Christian
Cell: 215-828-6057

Shore House Canna
124 Sunset Boulevard
West Cape May, NJ 08204

www.shorehousecanna.com

<image001.png>

Blank Page

T Enteado

From: David Christian <dave@shorehousecanna.com>
Sent: Tuesday, July 11, 2023 4:14 PM
To: N Roach
Subject: EXTERNALRe: EXTERNALWall Sign 124 Sunset Boulevard
Attachments: email final.tif; Scale Sign Proposal.pdf

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Norm-

Does this work? If not I can hire someone to prepare a scale drawing. I personally confirmed these measurements. They are accurate. Still is a compliant sign by my measurements. Ok if this works I can bring the application and a check tomorrow. Thanks for you help!!

Best,

Dave

Dave Christian
Cell: 215-828-6057

Shore House Canna
124 Sunset Boulevard
West Cape May, NJ 08204

www.shorehousecanna.com

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Good Afternoon Dave,
Something went wrong with the application the way it was filled out I can't understand it, also can you give me a scaled drawing of the sign. Best

Norm Roach, CZO

Zoning/Code Official
Borough of West Cape May
Phone: 609.884.1005 x 105
Email: nroach@westcapemay.us

From: David Christian <dave@shorehousecanna.com>
Sent: Tuesday, July 11, 2023 12:08 PM
To: N Roach <nroach@westcapemay.us>
Cc: Tom Nuscis <tom@shorehousecanna.com>; Nicole Melchiorre <nicole@shorehousecanna.com>
Subject: EXTERNALWall Sign 124 Sunset Boulevard

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

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We are also attaching a rendering prepared by the artist who is making the sign. Please note, ONLY the white letters are the sign. The blue and orange colors are the paint colors of the side of the building.

Thank you for your assistance. Please let us know what the fee is for review of this sign approval application and we will drop off a check immediately.

Best,

Dave

Dave Christian
Cell: 215-828-6057

Shore House Canna
124 Sunset Boulevard
West Cape May, NJ 08204

www.shorehousecanna.com

<image001.png>



8.7'

14.5'

SHORE
HOUSE
CANNA

4'

5'

22'

Blank Page

T Enteado

From: David Christian <dave@shorehousecanna.com>
Sent: Tuesday, July 11, 2023 12:08 PM
To: N Roach
Cc: Tom Nuscis; Nicole Melchiorre
Subject: EXTERNALWall Sign 124 Sunset Boulevard
Attachments: email final.tif; WCM Sign Application.pdf

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Norm-

Thanks for taking time this morning to review our sign application. I am attaching the completed Zoning Application you provided me. We are requesting approval for a 20 square foot die cut sign (4'H x 5'W) which will be secured to the side of the building. The sign letters will read SHORE HOUSE CANNA. Our building wall is 440 square feet (22'W x 20'H). The borough sign ordinance allows for a wall sign as large as 22 square feet (5% coverage).

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Thank you for your assistance. Please let us know what the fee is for review of this sign approval application and we will drop off a check immediately.

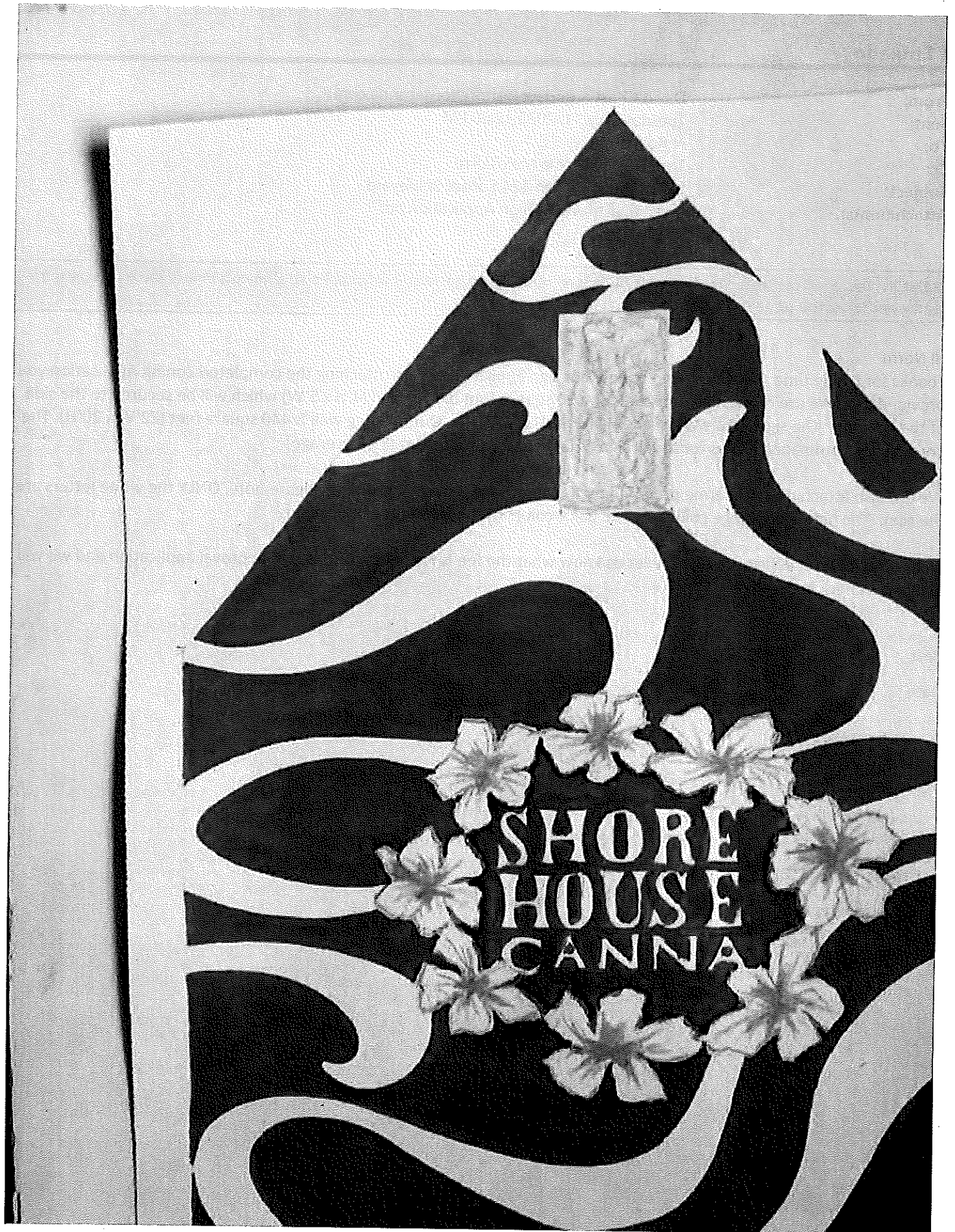
Best,

Dave

Dave Christian
Cell: 215-828-6057

Shore House Canna
124 Sunset Boulevard
West Cape May, NJ 08204

www.shorehousecanna.com



T Enteado

From: David Christian <dave@shorehousecanna.com>
Sent: Thursday, June 15, 2023 3:54 PM
To: N Roach
Cc: Tom Nuscis
Subject: EXTERNALRe: EXTERNALSign 1st Ave

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Thanks Norm- Tom is reporting it is approximately 22' High. We appreciate your help.

Thanks;

Dave

On Jun 15, 2023, at 3:46 PM, N Roach <nroach@westcapemay.us> wrote:

Thanks can you give the size of the front façade the building is 60 long how high?
And the side gable wall to the ridge height so I can calculate the size of the signs.

Norm Roach, CZO

Zoning/Code Official

Borough of West Cape May

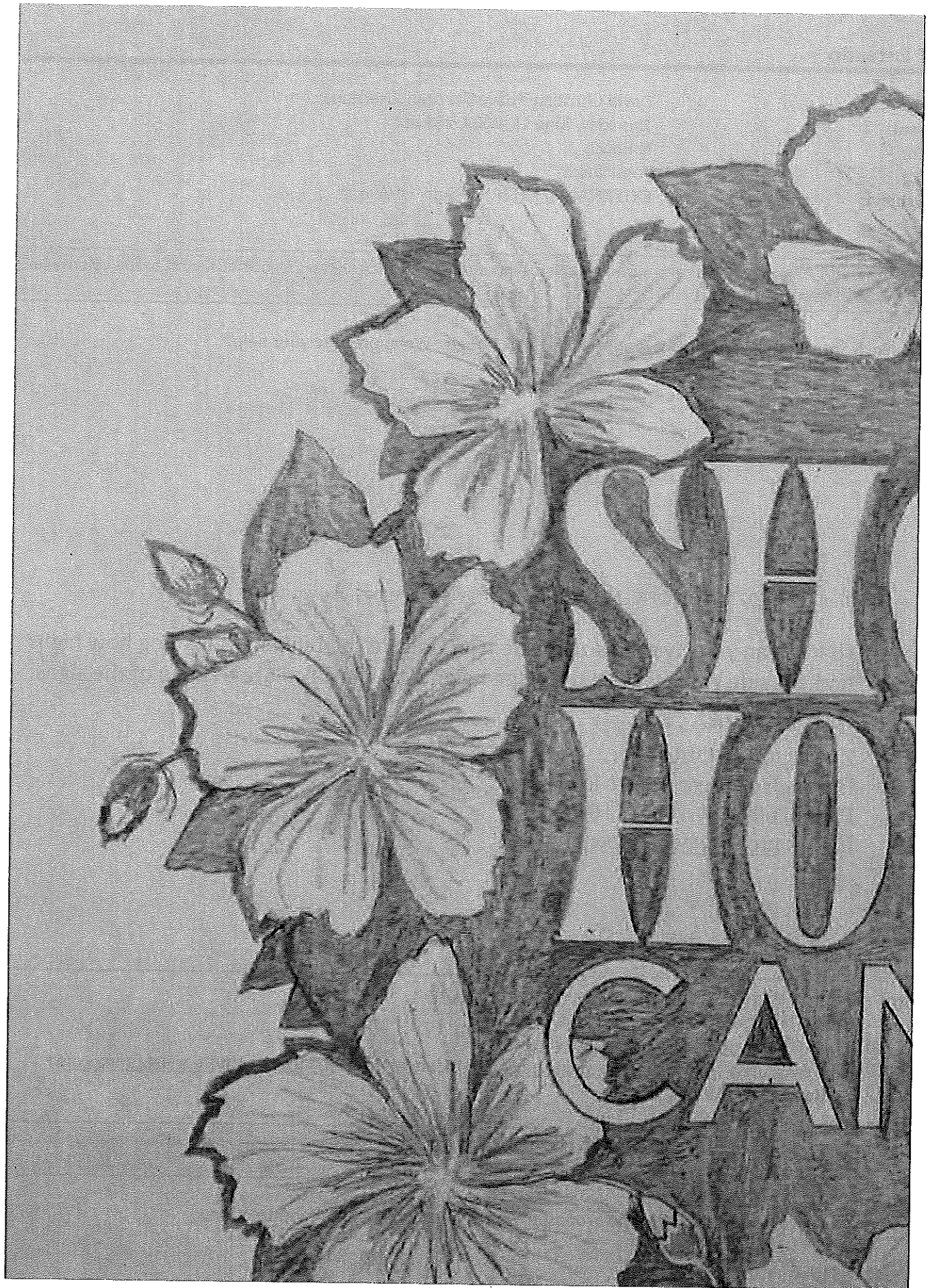
Phone: 609.884.1005 x 105

Email: nroach@westcapemay.us

From: David Christian <dave@shorehousecanna.com>
Sent: Thursday, June 15, 2023 10:43 AM
To: N Roach <nroach@westcapemay.us>
Cc: Tom Nuscis <tom@shorehousecanna.com>; Nicole Melchiorre <nicole@shorehousecanna.com>
Subject: EXTERNALSign 1st Ave

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Norm- Here is a sketch of the proposed sign. Thank you for your consideration.



Blank Page

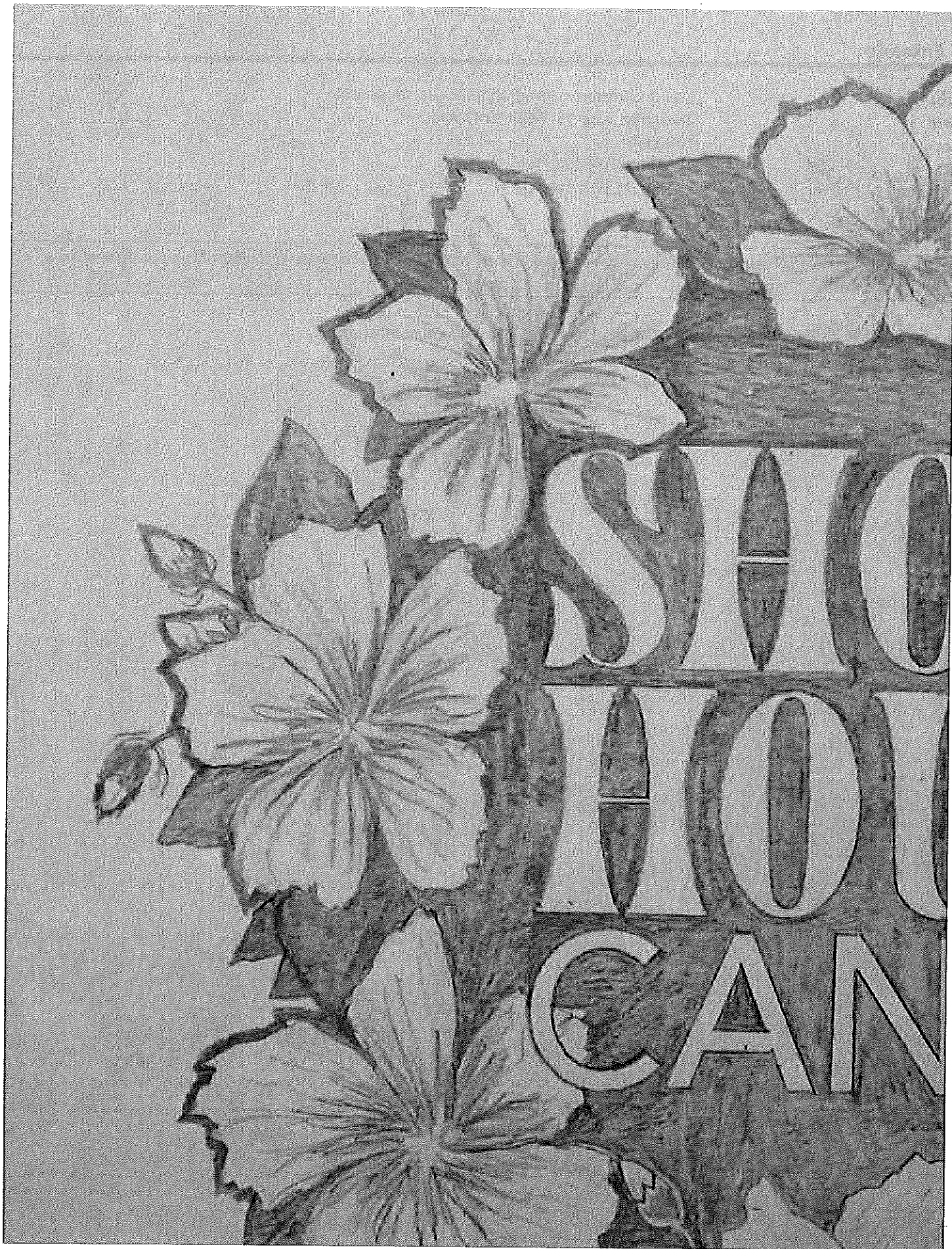
Blank Page

T Enteado

From: David Christian <dave@shorehousecanna.com>
Sent: Thursday, June 15, 2023 10:43 AM
To: N Roach
Cc: Tom Nuscis; Nicole Melchiorre
Subject: EXTERNALSign 1st Ave

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Norm- Here is a sketch of the proposed sign. Thank you for your consideration.



T Enteado

From: Tom Nuscis <tom@shorehousecanna.com>
Sent: Tuesday, May 2, 2023 8:00 PM
To: N Roach
Cc: Nicole Melchiorre
Subject: EXTERNALExtension of walkway

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Mr. Roach,

Per our discussion this afternoon, we would like to request approval for extension of the sidewalk as shown in the pictures below.

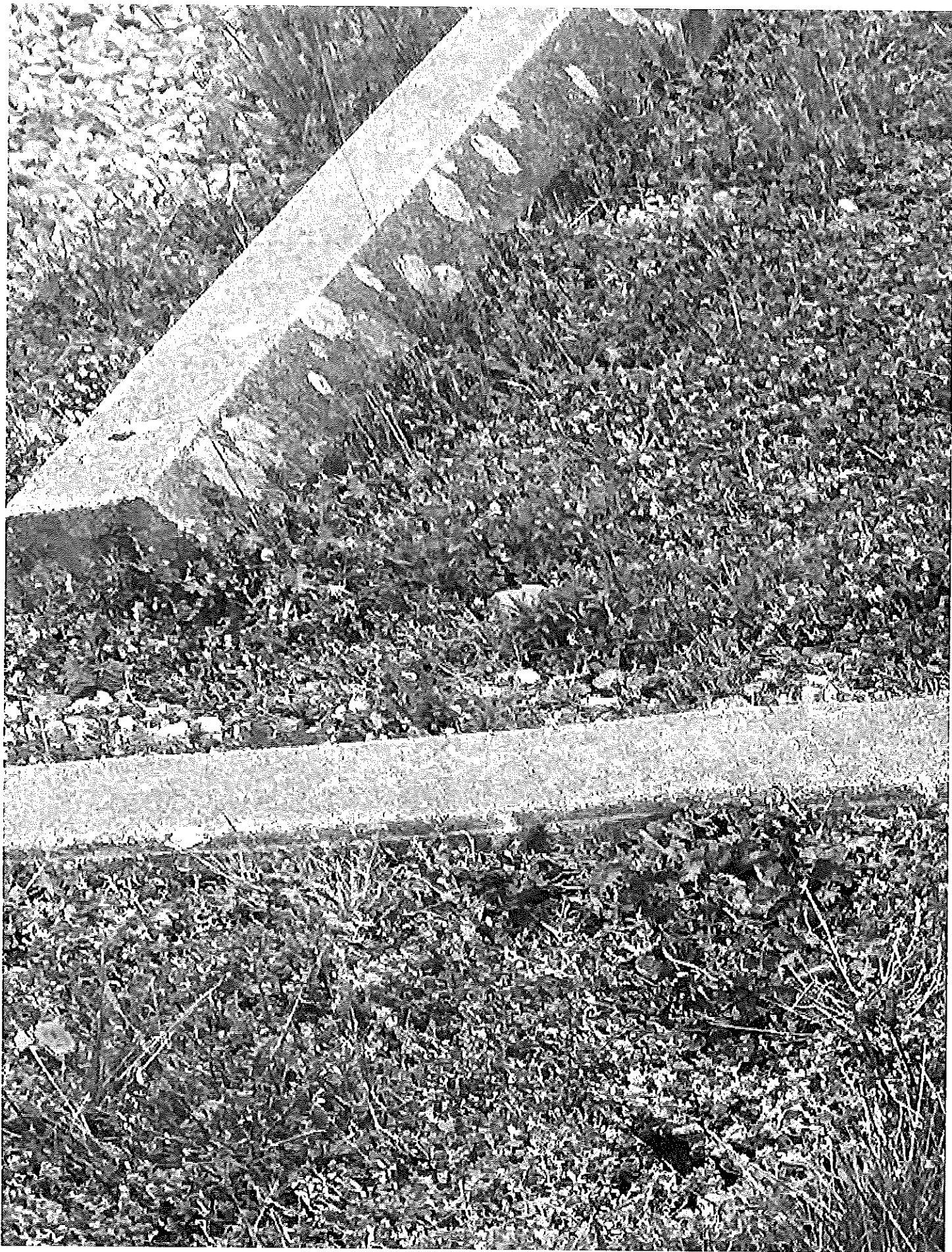
The first picture shown is of the north side of the building facing exit O's property. We would like to extend the concrete slab to the current sidewalk approximately 5' x 9'

The second picture outlined in red we would like to extend also to the current sidewalk on the west side of the building facing the current honey store 4' x 7'

We feel this would be safer than placing flag stones, and cause a potential tripping hazard. Please contact me if you have any questions or need further detail.

Thank you for your consideration in this matter.

Tom Nuscis
Shore House Canna
609-827-
8919





Sent from my iPhone

T Enteado

From: David Christian <dave@shorehousecanna.com>
Sent: Thursday, April 27, 2023 11:50 AM
To: N Roach
Subject: EXTERNALBack Deck 124 Sunset

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Attached



Best, Dave

Mobile: 215-828-6057

Shorehouse Canna
2 Goldenrod Court
Cape May, New Jersey 08204

'A Certified NJ Disabled Veteran Owned Business'

Blank Page

T Enteado

From: David Christian <dave@shorehousecanna.com>
Sent: Friday, March 31, 2023 1:40 PM
To: N Roach
Cc: Tom Nuscis; Nicole Melchiorre
Subject: EXTERNALWindow Treatment

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Norm- Thanks for your time today! As we discussed we will be designing a window treatment for our store at 124 Sunset in compliance with state regulations requiring Cannabis Retail stores to obstruct viewing into the store from passersby who could potentially be under the age of 21.

As we discussed the treatment will adhere to the exterior of the window and will cover 100% of the window but will be perforated to allow natural light to pass through into the building. This solution will also allow us to preserve the exterior facade of the building, in keeping with the community aesthetic.

I have relayed our conversation to Tom and Nicole and we are proceeding with designing potential solutions. As we discussed, we will email you renderings of a state compliant design to confirm they are also in compliance with Borough regulations. We expect to have something for you to review late next week.

We appreciate your time and consideration in assisting us through this process. Have a nice weekend!

Best, Dave

Mobile: 215-828-6057
124 Sunset Boulevard
West Cape May, NJ 08204

www.shorehousecanna.com



**SHORE
HOUSE**
CANNA

T Enteado

From: David Christian <dave@shorehousecanna.com>
Sent: Tuesday, March 28, 2023 2:04 PM
To: N Roach
Cc: Tom Nuscis; Nicole Melchiorre
Subject: EXTERNALWindow Vinyl

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Norm-

We wanted to ask you for clarification of the West Cape May Zoning Regulation 27-27.4.d Under the subsection Signs you have listed Vinyl Signs as prohibited.

We are required by the State to restrict the view into our store. The intent is to restrict the view of cannabis products inside our store from persons under the age 21.

Our proposed solution was going to be to apply a vinyl window treatment to the windows so we can keep the existing windows and preserve the look of our exterior fascade. This solution would also allow natural light into the building. The window treatment would not have any lettering or imagery in excess of 25% as per West Cape May regulations.

We would be happy to present the Committee renderings of our proposed solution. We don't want to waste anyone's time if Vinyl Signs refers to this type of window treatment. If vinyl signs refer to this type of window treatment perhaps you could recommend an approved solution that satisfies both local and state requirements.

Could you please give us some clarification?

Best, Dave

Mobile: 215-828-6057
124 Sunset Boulevard
West Cape May, NJ 08204

www.shorehousecanna.com



**SHORE
HOUSE**

CANNA

Blank Page

T Enteado

From: N Melchiorre <nicole.melchiorre@gmail.com>
Sent: Monday, September 19, 2022 9:12 PM
To: N Roach
Subject: EXTERNALRe: EXTERNALCommercial Architect

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Thank you Norm for your response.

All the best,
Nicole

On Mon, Sep 19, 2022 at 11:39 AM N Roach <nroach@westcapemay.us> wrote:

Good Morning Nicole,
You would be better off goggling them for the needs that you want we really aren't allowed to give recommendations.
TY
Norm Roach, CZO
Zoning/Code Official
Borough of West Cape May
Phone: 609.884.1005 x 105
Email: nroach@westcapemay.us

-----Original Message-----

From: Nicole Melchiorre <nicole.melchiorre@gmail.com>
Sent: Friday, September 16, 2022 4:44 PM
To: N Roach <nroach@westcapemay.us>
Subject: EXTERNALCommercial Architect

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good afternoon Norm,

I hope this email finds you well. I am the owner of 124 Sunset Blvd. We are going to be doing some work on the property there and I was hoping you could recommend a commercial architect to help us with our plans. I appreciate any assistance. Thank you in advance and I look forward to hearing from you.

Best,
Nicole Melchiorre
215-266-0708

--
Nicole Melchiorre

T Enteado

From: Nicole Melchiorre <nicole.melchiorre@gmail.com>
Sent: Friday, September 16, 2022 4:44 PM
To: N Roach
Subject: EXTERNALCommercial Architect

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good afternoon Norm,

I hope this email finds you well. I am the owner of 124 Sunset Blvd. We are going to be doing some work on the property there and I was hoping you could recommend a commercial architect to help us with our plans. I appreciate any assistance. Thank you in advance and I look forward to hearing from you.

Best,
Nicole Melchiorre
215-266-0708

Blank Page

T Entendo

From: N Melchiorre <nicole.melchiorre@gmail.com>
Sent: Wednesday, August 9, 2023 9:17 AM
To: Lauren Vitelli
Cc: Nicole Melchiorre; T Oliver
Subject: EXTERNALRe: EXTERNALFish Fry - Saturday, August 12th

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Thank you Lauren. We are excited!

I will reach out to my partner regarding the insurance and follow up with you.

Best
Nicole Melchiorre
215-266-0708

On Aug 9, 2023, at 9:05 AM, Lauren Vitelli <lvitelli@westcapemay.us> wrote:

Awesome!! Congratulations!!! Please return the application with a copy of insurance naming the Borough of West Cape May insured for the event.
Hours are 11-7pm, you will need to supply whatever you may need to set up (a tent, chairs and a table are the most common).
If you aren't able to attend the whole time just let me know when we can expect you. Should be a great time!

Congrats again!
Lauren

Lauren K. Vitelli, R.P.P.S.
Registered Public Purchasing Specialist
Finance
Municipal Housing Liaison

Borough of West Cape May
732 Broadway
West Cape May, NJ 08204
lvitelli@westcapemay.us
Office: 609-884-1005 ext. 107
Fax: 609-884-9197



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the Borough of West Cape May can arrange for proper delivery, and then please delete the message.
Thank You.

From: Nicole Melchiorre <nicole@shorehousecanna.com>
Sent: Wednesday, August 9, 2023 7:16 AM
To: Lauren Vitelli <lvitelli@westcapemay.us>
Subject: EXTERNALFish Fry - Saturday, August 12th

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good morning Lauren,

I hope this email finds you well. It was very nice to talk to you on Monday. We passed our inspection yesterday. WOOT WOOT! We are now feeling much better about promoting our opening ;) Shore House Canna would love to attend the Fish Fry on Saturday. What are the next steps for us to do in order to participate?

I look forward to hearing from you.

Best,
Nicole
215-266-0708

124 Sunset Blvd.
West Cape May, New Jersey 08204

<https://shorehousecanna.com>

<fish FRY FINAL.pdf>
<Fish Fry Vendor App.pdf>

T Enteado

From: Nicole Melchiorre <nicole@shorehousecanna.com>
Sent: Wednesday, August 9, 2023 7:16 AM
To: Lauren Vitelli
Subject: EXTERNALFish Fry - Saturday, August 12th

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I look forward to hearing from you.

Best,
Nicole
215-266-0708

124 Sunset Blvd.
West Cape May, New Jersey 08204

<https://shorehousecanna.com>

Blank Page

From: George Dick
Sent: Friday, June 9, 2023 3:24 PM
To: Frank Corrado; Lauren Vitelli; Frank Donato; T Entead
Cc: Erika Lezama; Kate Corrado
Subject: RE: EXTERNALRE: EXTERNALRE: EXTERNALRE: EXTERNALTracking of Local Sales Tax
(you may be receiving this twice...having a hard time with email today)

From: Nicole Melchiorre <@>
Sent: Wednesday, May 17, 2023, 3:55pm

To: C Sabo <csabo@westcapemay.us>

Subject: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good afternoon Carol,

Hope you are well and had a great Mother's Day! I am following up regarding our conversation Friday.

All of our inventory will be tracked from 'seed to sale' through Metrics a software the state of New Jersey is mandating all cannabis businesses use. For this reason, every transaction (cash or debit card) will be tracked from when it enters our inventory to the day and time it is sold. If we do not have accurate accountability of each transaction we will lose our license. Flowhub is our point of sale system we will be using that will generate reports that will show all transactions and collection of all fees (taxes too). We will be able to print reports with whatever information we need.

In regards to how the Borough of West Cape May will receive payment, we will need to work with you and your team to determine how you would like to receive it. As we get closer to setting up the process I will reach out.

Best,
Nicole
215-266-0708

124 Sunset Blvd.
West Cape May, New Jersey 08204

<https://shorehousecanna.com>

From: Frank Corrado <fcorrado@capelegal.com>
Sent: Monday, June 12, 2023 7:07 PM
To: Frank Donato
Cc: Erika Lezama
Subject: EXTERNALRe: EXTERNALRE: EXTERNALRE: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

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T Enteado

From: Nicole Melchiorre <nicole.melchiorre@gmail.com>
Sent: Wednesday, April 19, 2023 10:07 PM
To: Erin Seer
Subject: EXTERNALWest Cape May - Community Involvement

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Erin,

I hope this email finds you well. I am reaching out to you because I am one of the owners for Shore House Canna, opening at 124 Sunset Blvd. I recently met with Mayor Sabo and she and I discussed a few opportunities in which SHC could give back to the community. I am hoping you can help connect me to the correct people to further explore these opportunities.

- Music at the Farmer's Market
- Food Closet - possible hold a cooking class
- Elementary School - Community Garden
- Shade Tree

The other item/question I had is regarding traffic flow. Mayor Sabo visited the site with a young gentleman, I believe he is the engineer, and I can't seem to remember his name. In our conversation, it was suggested we create a one way traffic flow. Do I need to coordinate that with the borough? And if so do you know who I would talk to about this?

Thank you in advance for your help!

Best,
Nicole Melchiorre
215-266-0708

Blank Page

T Enteado

From: Erin Seer
Sent: Thursday, April 20, 2023 10:53 AM
To: Nicole Melchiorre
Subject: RE: EXTERNALWest Cape May - Community Involvement

Good Morning!

I am happy to hear of your interest in wanting to support the market, as I am this year's Farm Market Coordinator! We accept sponsorship for the Market's musical entertainment 🎵 If you are interested in being a sponsor, a sponsorship check can be made payable to West Cape May Farmer's Market.

Thank you for reaching out and we look forward to working with you!

Erin Seer, CMR
Deputy Municipal Clerk
Deputy Registrar of Vital Statistics
Borough of West Cape May
732 Broadway
West Cape May, NJ 08204
P: 609-884-1005 ext 100
F: 609-898-0888
eseer@westcapemay.us
www.westcapemay.us

From: Nicole Melchiorre <nicole.melchiorre@gmail.com>
Sent: Wednesday, April 19, 2023 10:07 PM
To: Erin Seer <ESeer@westcapemay.us>
Subject: EXTERNALWest Cape May - Community Involvement

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Erin,

I hope this email finds you well. I am reaching out to you because I am one of the owners for Shore House Canna, opening at 124 Sunset Blvd. I recently met with Mayor Sabo and she and I discussed a few opportunities in which SHC could give back to the community. I am hoping you can help connect me to the correct people to further explore these opportunities.

- Music at the Farmer's Market
- Food Closet - possible hold a cooking class
- Elementary School - Community Garden
- Shade Tree

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Thank you in advance for your help!

Best,
Nicole Melchiorre
215-266-0708

T Enteado

From: N Melchiorre <nicole.melchiorre@gmail.com>
Sent: Thursday, April 20, 2023 11:16 AM
To: Erin Seer
Subject: EXTERNALRe: EXTERNALWest Cape May - Community Involvement

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good morning Erin

Congratulations on being the coordinator and thank you for the information. Is there a suggested dollar amount and/or a form I need to fill out?

Best
Nicole Melchiorre
215-266-0708

On Apr 20, 2023, at 10:53 AM, Erin Seer <ESeer@westcapemay.us> wrote:

Good Morning!

I am happy to hear of your interest in wanting to support the market, as I am this year's Farm Market Coordinator! We accept sponsorship for the Market's musical entertainment 😊 If you are interested in being a sponsor, a sponsorship check can be made payable to West Cape May Farmer's Market.

Thank you for reaching out and we look forward to working with you!

Erin Seer, CMR
Deputy Municipal Clerk
Deputy Registrar of Vital Statistics
Borough of West Cape May
732 Broadway
West Cape May, NJ 08204
P: 609-884-1005 ext 100
F: 609-898-0888
eseer@westcapemay.us
www.westcapemay.us

From: Nicole Melchiorre <nicole.melchiorre@gmail.com>
Sent: Wednesday, April 19, 2023 10:07 PM
To: Erin Seer <ESeer@westcapemay.us>
Subject: EXTERNALWest Cape May - Community Involvement

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1. Music at the Farmer's Market
2. Food Closet - possible hold a cooking class
3. Elementary School - Community Garden
4. Shade Tree

The other item/question I had is regarding traffic flow. Mayor Sabo visited the site with a young gentleman, I believe he is the engineer, and I can't seem to remember his name. In our conversation, it was suggested we create a one way traffic flow. Do I need to coordinate that with the borough? And if so do you know who I would talk to about this?

Thank you in advance for your help!

Best,
Nicole Melchiorre
215-266-0708

T Enteado

From: Erin Seer
Sent: Thursday, April 20, 2023 11:21 AM
To: N Melchiorre
Subject: RE: EXTERNALRe: EXTERNALWest Cape May - Community Involvement

The Market appreciates any dollar amount that is donated, as it helps with the costs of hosting the event and musicians. As for a form, there is no form that needs to be completed.

Thank you again!

Any additional questions, feel free to reach out 😊

Erin Seer, CMR
Deputy Municipal Clerk
Deputy Registrar of Vital Statistics
Borough of West Cape May
732 Broadway
West Cape May, NJ 08204
P: 609-884-1005 ext 100
F: 609-898-0888
eseer@westcapemay.us
www.westcapemay.us

From: N Melchiorre <nicole.melchiorre@gmail.com>
Sent: Thursday, April 20, 2023 11:16 AM
To: Erin Seer <ESeer@westcapemay.us>
Subject: EXTERNALRe: EXTERNALWest Cape May - Community Involvement

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Good morning Erin

Congratulations on being the coordinator and thank you for the information. Is there a suggested dollar amount and/or a form I need to fill out?

Best
Nicole Melchiorre
215-266-0708

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Good Morning!

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Thank you for reaching out and we look forward to working with you!

Erin Seer, CMR
Deputy Municipal Clerk
Deputy Registrar of Vital Statistics
Borough of West Cape May
732 Broadway
West Cape May, NJ 08204
P: 609-884-1005 ext 100
F: 609-898-0888
eseer@westcapemay.us
www.westcapemay.us

From: Nicole Melchiorre <nicole.melchiorre@gmail.com>
Sent: Wednesday, April 19, 2023 10:07 PM
To: Erin Seer <ESeer@westcapemay.us>
Subject: EXTERNALWest Cape May - Community Involvement

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Erin,

I hope this email finds you well. I am reaching out to you because I am one of the owners for Shore House Canna, opening at 124 Sunset Blvd. I recently met with Mayor Sabo and she and I discussed a few opportunities in which SHC could give back to the community. I am hoping you can help connect me to the correct people to further explore these opportunities.

1. Music at the Farmer's Market
2. Food Closet - possible hold a cooking class
3. Elementary School - Community Garden
4. Shade Tree

The other item/question I had is regarding traffic flow. Mayor Sabo visited the site with a young gentleman, I believe he is the engineer, and I can't seem to remember his name. In our conversation, it was suggested we create a one way traffic flow. Do I need to coordinate that with the borough? And if so do you know who I would talk to about this?

Thank you in advance for your help!

Best,
Nicole Melchiorre
215-266-0708

T Enteado

From: N Melchiorre <nicole.melchiorre@gmail.com>
Sent: Thursday, April 20, 2023 9:43 PM
To: T Enteado
Cc: Erin Seer
Subject: EXTERNALRe: FW: EXTERNALWest Cape May - Community Involvement

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Thank you Theresa and Erin for your help. I greatly appreciate it.

Have a wonderful weekend,
Nicole

On Thu, Apr 20, 2023 at 10:16 AM T Enteado <tenteado@westcapemay.us> wrote:

Good Morning Nicole,

Erin passed your email on to me this morning.

Erin is the coordinator for the Farm Market so you already have her information.

Our contact person for the Cape May Community Food Closet is Nancy Hanslowe, nhanslowe@msn.com

My contact person for the WCME school is Dorey Bryan, she is the Admin. Assistant to the Board of Ed. and is always extremely helpful and would most likely be able to put you in contact with the right person, dbryan@wcm.capemayschools.com

You can email shadetree@westcapemay.us the secretary for the STC monitors that website and will respond to you.

The gentleman was most likely Anthony Chadwell, Borough Engineer, and his email is anthony.chadwell@rve.com. You may need to hire your own engineer and contact our Zoning Office, Norm Roach, but I'm sure Anthony can assist with any questions you may have regarding parking and traffic.

(Norm – nroach@westcapemay.us)

Should you have any further questions, please feel free to contact me anytime.

Theresa Enteado, RMC, CMR

Municipal Clerk

Registrar of Vital Statistics

Borough of West Cape May

732 Broadway

West Cape May, NJ 08204

P: 609-884-1005 ext 101

F: 609-898-0888

Hours: Mon. – Fri., 8am – 3pm

tenteado@westcapemay.us

www.westcapemay.us

From: Erin Seer <ESeer@westcapemay.us>

Sent: Thursday, April 20, 2023 8:26 AM

To: T Enteado <tenteado@westcapemay.us>

Subject: FW: EXTERNALWest Cape May - Community Involvement

FYI

Erin Seer, CMR

Deputy Municipal Clerk

Deputy Registrar of Vital Statistics

Borough of West Cape May

732 Broadway

West Cape May, NJ 08204

P: 609-884-1005 ext 100

F: 609-898-0888

eseer@westcapemay.us

www.westcapemay.us

From: Nicole Melchiorre <nicole.melchiorre@gmail.com>
Sent: Wednesday, April 19, 2023 10:07 PM
To: Erin Seer <ESeer@westcapemay.us>
Subject: EXTERNALWest Cape May - Community Involvement

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Hi Erin,

I hope this email finds you well. I am reaching out to you because I am one of the owners for Shore House Canna, opening at 124 Sunset Blvd. I recently met with Mayor Sabo and she and I discussed a few opportunities in which SHC could give back to the community. I am hoping you can help connect me to the correct people to further explore these opportunities.

- Music at the Farmer's Market
- Food Closet - possible hold a cooking class
- Elementary School - Community Garden
- Shade Tree

The other item/question I had is regarding traffic flow. Mayor Sabo visited the site with a young gentleman, I believe he is the engineer, and I can't seem to remember his name. In our conversation, it was suggested we create a one way traffic flow. Do I need to coordinate that with the borough? And if so do you know who I would talk to about this?

Thank you in advance for your help!

Best,

Nicole Melchiorre

215-266-0708

Nicole Melchiorre

From: Lauren Vitelli <lvitelli@westcapemay.us>

Sent: Monday, May 22, 2023 12:54 PM

To: Frank Donato <fdonato@westcapemay.us>; George Dick <GDick@westcapemay.us>; Frank Corrado <fcorrado@capelegal.com>; C Sabo <csabo@westcapemay.us>; T Enteadó <tenteadó@westcapemay.us>; Alan Crawford <acrawford@westcapemay.us>

Cc: Erika Lezama <elezama@capelegal.com>; Kate Corrado <kcorrado@capelegal.com>

Subject: Re: EXTERNALRE: EXTERNALRE: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

From: Nicole Melchiorre <nicole@shorehousecanna.com>

Sent: Wednesday, May 17, 2023, 3:55 PM

To: C Sabo <csabo@westcapemay.us>

Subject: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

Good afternoon Carol,

Hope you are well and had a great Mother's Day! I am following up regarding our conversation Friday.

All of our inventory will be tracked from 'seed to sale' through Metrics a software the state of New Jersey is mandating all cannabis businesses use. For this reason, every transaction (cash or debit card) will be tracked from when it enters our inventory to the day and time it is sold. If we do not have accurate accountability of each transaction we will lose our license. Flowhub is our point of sale system we will be using that will generate reports that will show all transactions and collection of all fees (taxes too). We will be able to print reports with whatever information we need.

In regards to how the Borough of West Cape May will receive payment, we will need to work with you and your team to determine how you would like to receive it. As we get closer to setting up the process I will reach out.

Best,
Nicole
215-266-0708

124 Sunset Blvd.
West Cape May, New Jersey 08204

<https://shorehousecanna.com>

Blank Page

T Enteado

From: C Sabo
Sent: Thursday, March 23, 2023 1:21 PM
To: Nicole Melchiorre
Subject: Re: EXTERNALRe: EXTERNALMeeting Request

Come on by the office.. thanks!

From: Nicole Melchiorre <nicole@shorehousecanna.com>
Sent: Wednesday, March 22, 2023 5:06 PM
To: C Sabo <csabo@westcapemay.us>
Subject: EXTERNALRe: EXTERNALMeeting Request

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Great! Let's meet in the morning say 10 a.m. I am happy to come to your office or if you like to meet some where else. Please let me know.

Best,
Nicole
215-266-0708

124 Sunset Blvd.
West Cape May, New Jersey 08204

<https://shorehousecanna.com>

On Mar 22, 2023, at 1:41 PM, C Sabo <csabo@westcapemay.us> wrote:

sure! I have a 1 o clock scheduled right now but that's it.

From: Nicole Melchiorre <nicole@shorehousecanna.com>
Sent: Wednesday, March 15, 2023 11:01 AM
To: C Sabo <csabo@westcapemay.us>
Subject: EXTERNALMeeting Request

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good morning Mayor Sabo

Hope you're well! I am reaching out to request a meeting/coffee just to catch up and talk to you about how Shorehouse Canna can best support the community of West Cape May. I am going to be down Monday, March 27th. Do you have time that day?

Best
Nicole Melchiorre
215-266-0708

Blank Page

T Enteado

From: C Sabo
Sent: Wednesday, March 22, 2023 1:41 PM
To: Nicole Melchiorre
Subject: Re: EXTERNALMeeting Request

sure! I have a 1 o clock scheduled right now but that's it.

From: Nicole Melchiorre <nicole@shorehousecanna.com>
Sent: Wednesday, March 15, 2023 11:01 AM
To: C Sabo <csabo@westcapemay.us>
Subject: EXTERNALMeeting Request

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good morning Mayor Sabo

Hope you're well! I am reaching out to request a meeting/coffee just to catch up and talk to you about how Shorehouse Canna can best support the community of West Cape May. I am going to be down Monday, March 27th. Do you have time that day?

Best
Nicole Melchiorre
215-266-0708

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T Enteado

From: C Sabo
Sent: Wednesday, March 1, 2023 4:44 PM
To: Frank Corrado
Subject: Fwd: EXTERNALAnnual Notification for Shorehouse Canna, LLC (Application ID 1980)
Attachments: 1980 Shorehouse Canna, LLC Annual Notification Letter.pdf; 1980 Shorehouse Canna LLC.zip

Sent from Samsung Galaxy smartphone.
Get [Outlook for Android](#)

From: Muni, CRC [CRC] <CRC.Muni@crc.nj.gov>
Sent: Wednesday, March 1, 2023 4:26:48 PM
To: C Sabo <csabo@westcapemay.us>; T Enteado <tenteado@westcapemay.us>
Subject: EXTERNALAnnual Notification for Shorehouse Canna, LLC (Application ID 1980)

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Dear officials on behalf of West Cape May,

Enclosed is a letter informing you Shorehouse Canna, LLC's annual application has been received and is currently in review with the New Jersey Cannabis Regulatory Commission ("CRC"). Currently, the application has not yet been approved or denied. This is simply to notify your town, pursuant to N.J.S.A. 24:6I-36, that the annual application is being reviewed by the Commission.

Attached are application materials submitted to the CRC, which includes all standard operating procedures, plan to obtain insurance, and proof of local support. Please be advised that the application materials shall not be considered a public record under the Open Public Records Act, N.J.S.A. 47:1A-1 et seq. or the common law concerning access to government records. See N.J.S.A. 24:6I-36d (5). As such, your town has the obligation to keep these application materials confidential and assumes all liability in the event of public disclosure, intentional or otherwise.

The letter will explain the next steps in the process, should the applicant be awarded an annual license. Should you have any questions, please do not hesitate to reach out and ask. Please confirm receipt of this email.

Thank you,

Jesus Alcazar
Director of Government Affairs
NJ Cannabis Regulatory Commission
jesus.alcazar@crc.nj.gov
609-376-7337



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T Enteado

From: C Sabo
Sent: Tuesday, February 14, 2023 1:10 PM
To: Nicole Melchiorre
Subject: Re: EXTERNALRe: Update?

Do you think you'll be on next month's CRC agenda? I was disappointed not to see you on the agenda this month. Thanks for keeping in touch. Looking forward to the opening day! Carol

From: Nicole Melchiorre <nicole@shorehousecanna.com>
Sent: Tuesday, February 14, 2023 1:02 PM
To: C Sabo <csabo@westcapemay.us>
Subject: EXTERNALRe: Update?

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Carol

I hope you are well. I am not sure how I missed this email, but I did and I apologize.

I believe Tom has been in touch with you, but here are some of the highlights as of today.

- We are still waiting for our license. We have been finger printed, interviewed and provided all documentations requested to date.
- Last week we closed on Ripple Root.
- Currently working with Cassandra, of Fulcrum, to create our renovation plans.
- Hoping to start demo work by the end of this month. Renovations shortly after.
- Have developed a logo and will be having a kick off call with a marketing/branding company to develop a landing page (which will turn in to our website) and our messaging.
- Then a bunch of other conversations happening with vendors and such.

In a perfect world, hoping to have a soft open around June 1. That would give us a month to iron out kinks and be ready for July when I feel the summer really kicks into full gear. This is all a moving target.

Thank you for your patience and your continued support. Please let us know if there is anything we can do to support you.

Best
Nicole Melchiorre
215-266-0708

On Dec 27, 2022, at 2:58 PM, C Sabo <csabo@westcapemay.us> wrote:

Hi Nicole- Happy Holidays Just wondering if you have received any update on the status of your application. Inquiring minds want to know! Thanks, Carol

T Enteado

From: C Sabo
Sent: Tuesday, December 27, 2022 2:59 PM
To: Nicole Melchiorre
Subject: Update?

Hi Nicole- Happy Holidays Just wondering if you have received any update on the status of your application. Inquiring minds want to know! Thanks, Carol

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T Enteado

From: C Sabo
Sent: Thursday, March 31, 2022 12:05 PM
To: N Melchiorre
Subject: Re: EXTERNALCommunity Give Back

Nicole - Hello! I spoke to Tom yesterday and gave him some suggestions! Anything further, give me a call.
Carol

From: N Melchiorre <nicole.melchiorre@gmail.com>
Sent: Wednesday, March 30, 2022 10:22 AM
To: C Sabo <csabo@westcapemay.us>
Cc: Tom Nuscis <tom@shorehousecanna.com>; David Christian <dave@shorehousecanna.com>; Nicole Melchiorre <nicole@shorehousecanna.com>
Subject: EXTERNALCommunity Give Back

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good morning Mayor Sabo

I hope this email finds you well. I am writing to you in hopes to explore how Shorehouse Canna can work with the community of West Cape May.

As part of our application, the state has asked applicants to identify how they will work within their communities to help continued growth, create new programs to support growth and/or give back to the community. For example some applicants in North Jersey are working with Re-Entry Programs to provide work opportunities. While others have partnered with educational institutions to help conduct research. We would like to make our community impact specific to the needs of West Cape May.

Our question to you is what do you and the community of West Cape May view as important needs/wants? We plan to provide educational materials and host educational events. Other ideas of support:

- Local work programs
- Local rehabilitation programs
- Local beautification project whether at a park or at the beach
- Community events

We would love to set up a call to further discuss some, all or other ideas. Look forward to hearing from you.

Best
Nicole Melchiorre
215-266-0708

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From: C Sabo
Sent: Friday, March 18, 2022 7:53 AM
To: Frank Corrado
Subject: Re: EXTERNALRE: EXTERNALUpdated Resolution

From: David Christian <dave@shorehousecanna.com>
Sent: Thursday, March 17, 2022 3:38 PM
To: C Sabo <csabo@westcapemay.us>
Cc: Tom Nuscis <tom@shorehousecanna.com>; Nicole Melchiorre <nicole@shorehousecanna.com>
Subject: EXTERNALUpdated Resolution

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Dear Mayor Sabo,

I am attaching a new Resolution in support of Shorehouse Canna, LLC. We recently identified the property located at 124 Sunset Boulevard to be suitable, compliant and available for our new dispensary. By securing a location and the attached Resolution we will have all the elements required by the state to apply for an Annual License. As a result we removed the word 'Conditional' from the Resolution to reflect this change. In addition, we have modified the ownership

structure to include Nicole Melchiorre who you met during our last visit to your office. Nicole will be Tom's partner in the dispensary. As a result of this change we removed the 'Microbusiness' language.

If you would like to discuss any of the changes, Tom is available to come in and meet at your convenience. Otherwise, we look forward to attending the meeting of the 23rd in the event there are any questions from the Board. Ok, thanks for all your help!

Best, Dave

Mobile: 215-828-6057

2 Goldenrod Court
Cape May, New Jersey 08204



T Enteado

From: C Sabo
Sent: Thursday, March 17, 2022 3:53 PM
To: Frank Corrado
Cc: T Enteado
Subject: Fw: EXTERNALUpdated Resolution
Attachments: 957A30C6-5FDB-4A5F-8209-F7717339E95A.tiff; Resolution- Proposed Annual WCM.pdf;
Resolution- Proposed Annual WCM.docx

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T Enteado

From: C Sabo
Sent: Friday, December 24, 2021 12:23 PM
To: David Christian
Cc: Tom Nuscis; Nicole Melchiorre
Subject: Re: EXTERNALRe: EXTERNALShorehouse Canna Introduction Documents

yes..open public meeting..all are welcome

Sent from Samsung Galaxy smartphone.
Get [Outlook for Android](#)

From: David Christian <dave@shorehousecanna.com>
Sent: Friday, December 24, 2021 9:02:34 AM
To: C Sabo <csabo@westcapemay.us>
Cc: Tom Nuscis <tom@shorehousecanna.com>; Nicole Melchiorre <nicole@shorehousecanna.com>
Subject: EXTERNALRe: EXTERNALShorehouse Canna Introduction Documents

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good Morning Mayor Sabo,
We wanted to check with you in regards to the Commission meeting on the 29th. Is this a public meeting? If so, we would like to attend in the event there are any questions we can help answer. Ok thank you.

Best, Dave

Mobile: 215-828-6057

2 Goldenrod Court
Cape May, New Jersey 08204



On Dec 22, 2021, at 8:49 AM, C Sabo <csabo@westcapemay.us> wrote:

Thank you, will be placing your request on our agenda for our Commission meeting on the 29th at 4 PM.

From: David Christian <dave@shorehousecanna.com>
Sent: Tuesday, December 21, 2021 5:26 PM
To: C Sabo <csabo@westcapemay.us>

Cc: Tom Nuscis <tom@shorehousecanna.com>; Nicole Melchiorre <nicole@shorehousecanna.com>
Subject: EXTERNALShorehouse Canna Introduction Documents

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good Evening Mayor Sabo,
Tom asked me to forward you digital files of the documents we presented you during our meeting. Please let us know if you have any questions. I have attached them below.

Thank You! Dave

Mobile: 215-828-6057

2 Goldenrod Court
Cape May, New Jersey 08204

<nj vet biz small email.png>

T Enteado

From: C Sabo
Sent: Wednesday, December 22, 2021 8:52 AM
To: Peter Burke; T Enteado; Frank Corrado; John Francis; N Roach
Subject: Fw: EXTERNALShorehouse Canna Introduction Documents
Attachments: PastedGraphic-2.tiff; SH Introduction - West Cape May.pdf; Shorehouse Business Plan- W Cape May.pdf; Proposed Resolution- W Cape May.docx

Attached is the paperwork from an interested party for a retail cannabis license requesting a letter of support from the boro. Please add to the 29th agenda. Thank you

From: David Christian <dave@shorehousecanna.com>
Sent: Tuesday, December 21, 2021 5:26 PM
To: C Sabo <csabo@westcapemay.us>
Cc: Tom Nuscis <tom@shorehousecanna.com>; Nicole Melchiorre <nicole@shorehousecanna.com>
Subject: EXTERNALShorehouse Canna Introduction Documents

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good Evening Mayor Sabo,
Tom asked me to forward you digital files of the documents we presented you during our meeting. Please let us know if you have any questions. I have attached them below.

Thank You! Dave

Mobile: 215-828-6057

2 Goldenrod Court
Cape May, New Jersey 08204

NJ VETERAN
OWNERS

Blank Page

T Enteado

From: Nicole Melchiorre <nicole@shorehousecanna.com>
Sent: Wednesday, May 17, 2023 3:55 PM
To: C Sabo
Subject: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good afternoon Carol,

Hope you are well and had a great Mother's Day! I am following up regarding our conversation Friday.

All of our inventory will be tracked from 'seed to sale' through Metrics a software the state of New Jersey is mandating all cannabis businesses use. For this reason, every transaction (cash or debit card) will be tracked from when it enters our inventory to the day and time it is sold. If we do not have accurate accountability of each transaction we will lose our license. Flowhub is our point of sale system we will be using that will generate reports that will show all transactions and collection of all fees (taxes too). We will be able to print reports with whatever information we need.

In regards to how the Borough of West Cape May will receive payment, we will need to work with you and your team to determine how you would like to receive it. As we get closer to setting up the process I will reach out.

Best,
Nicole
215-266-0708

124 Sunset Blvd.
West Cape May, New Jersey 08204

<https://shorehousecanna.com>

Blank Page

T Enteado

From: Anthony Chadwell <Anthony.Chadwell@rve.com>
Sent: Wednesday, April 26, 2023 2:23 PM
To: Nicole Melchiorre
Cc: N Roach; C Sabo; T Oliver
Subject: EXTERNALRE: Parking at Shore House Canna
Attachments: SITE PLAN APPROVAL. - Site Plan Approval Required. - Exemptions from Site Plan Approval. - Waiver of Site Plan Review Requirements. - Preliminary and Final Site Plan Approval. - Procedure. - Hearing on Applicat.pdf

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Nicole, after speaking with West Cape May's Zoning Department, changing the parking lot/circulation would prompt a Site Plan review. I've attached West Cape May's Site Plan Regulations. This unfortunately would not be exempt as it is affecting existing circulation.

This process can become cumbersome, with reviews by me, a hearing at the West Cape May Planning Board and even the County (as Sunset Blvd is a County Route). I would suggest you reaching out to the County to explain what you are trying to accomplish and how that pertains to their requirements.

Please don't hesitate to reach out with any questions or concerns.

Best,

Anthony Chadwell, PE, CME
Department Head | Associate
Remington & Vernick Engineers
4907 New Jersey Avenue
Wildwood, NJ 08260
Office: 609-522-5150 ext. 2025
Cell: 609-682-1134
Anthony.Chadwell@rve.com

Offices throughout NJ • PA • MD • DE • NC RVE.com | LinkedIn

-----Original Message-----

From: Nicole Melchiorre <nicole.melchiorre@gmail.com>
Sent: Sunday, April 23, 2023 3:55 PM
To: Anthony Chadwell <Anthony.Chadwell@rve.com>
Subject: Parking at Shore House Canna

Hi Anthony,

I hope you are well. I believe we met a few weeks at 124 Sunset Blvd, also known as Shore House Canna. During our meeting we talked about creating a one-way traffic pattern. What is the process to do this? Hoping you can give us a little guidance. Look forward to hearing from you.

Best,
Nicole Melchiorre
215-266-0708

[CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe]

DISCLAIMER: This message and any documents attached may contain confidential information and are intended only for the individual(s) named. If you are not the intended recipient, or the employee or agent authorized to receive for the intended recipient, you should not disseminate, distribute or copy this e-mail and any attached documents. If you have received this e-mail in error, please immediately notify the sender at Remington & Vernick Engineers by replying to this e-mail and delete the original e-mail and any reply e-mail messages from your system. E-mail transmission cannot be guaranteed to be secure or error-free as information could be intercepted, corrupted, lost, destroyed, arrive late or incomplete, or contain viruses. The sender therefore does not accept liability for any errors or omissions in the contents of this message, which arise as a result of e-mail transmission. If verification is required please request a hard-copy version. Thank you.

T Enteado

From: Nicole Melchiorre <nicole@shorehousecanna.com>
Sent: Thursday, March 23, 2023 2:51 PM
To: C Sabo
Subject: EXTERNALRe: EXTERNALRe: EXTERNALMeeting Request

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Perfect. See you then

Have a great weekend!

Best,
Nicole
215-266-0708

124 Sunset Blvd.
West Cape May, New Jersey 08204

<https://shorehousecanna.com>

On Mar 23, 2023, at 1:21 PM, C Sabo <csabo@westcapemay.us> wrote:

Come on by the office.. thanks!

From: Nicole Melchiorre <nicole@shorehousecanna.com>
Sent: Wednesday, March 22, 2023 5:06 PM
To: C Sabo <csabo@westcapemay.us>
Subject: EXTERNALRe: EXTERNALMeeting Request

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Great! Let's meet in the morning say 10 a.m. I am happy to come to your office or if you like to meet some where else. Please let me know.

Best,
Nicole
215-266-0708

124 Sunset Blvd.
West Cape May, New Jersey 08204

<https://shorehousecanna.com>

On Mar 22, 2023, at 1:41 PM, C Sabo <csabo@westcapemay.us> wrote:

sure! I have a 1 o clock scheduled right now but that's it.

From: Nicole Melchiorre <nicole@shorehousecanna.com>

Sent: Wednesday, March 15, 2023 11:01 AM

To: C Sabo <csabo@westcapemay.us>

Subject: EXTERNALMeeting Request

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good morning Mayor Sabo

Hope you're well! I am reaching out to request a meeting/coffee just to catch up and talk to you about how Shorehouse Canna can best support the community of West Cape May. I am going to be down Monday, March 27th. Do you have time that day?

Best
Nicole Melchiorre
215-266-0708

T Enteado

From: Nicole Melchiorre <nicole@shorehousecanna.com>
Sent: Wednesday, March 22, 2023 5:06 PM
To: C Sabo
Subject: EXTERNALRe: EXTERNALMeeting Request

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Great! Let's meet in the morning say 10 a.m. I am happy to come to your office or if you like to meet some where else. Please let me know.

Best,
Nicole
215-266-0708

124 Sunset Blvd.
West Cape May, New Jersey 08204

<https://shorehousecanna.com>

On Mar 22, 2023, at 1:41 PM, C Sabo <csabo@westcapemay.us> wrote:

sure! I have a 1 o clock scheduled right now but that's it.

From: Nicole Melchiorre <nicole@shorehousecanna.com>
Sent: Wednesday, March 15, 2023 11:01 AM
To: C Sabo <csabo@westcapemay.us>
Subject: EXTERNALMeeting Request

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good morning Mayor Sabo

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Best
Nicole Melchiorre
215-266-0708

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T Enteado

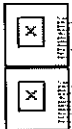
From: Nicole Melchiorre <nicole@shorehousecanna.com>
Sent: Wednesday, March 15, 2023 11:02 AM
To: C Sabo
Subject: EXTERNALMeeting Request

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good morning Mayor Sabo

Hope you're well! I am reaching out to request a meeting/coffee just to catch up and talk to you about how Shorehouse Canna can best support the community of West Cape May. I am going to be down Monday, March 27th. Do you have time that day?

Best
Nicole Melchiorre
215-266-0708



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T Enteado

From: T Enteado
Sent: Thursday, March 2, 2023 8:46 AM
To: Frank Corrado; Erika Lezama; Alan Crawford; George Dick
Cc: Stephanie Hart; Erin Seer; C Sabo
Subject: Annual Notification for Shorehouse Canna, LLC (Application ID 1980)
Attachments: 1980 Shorehouse Canna, LLC Annual Notification Letter.pdf; 1980 Shorehouse Canna LLC.zip

Notification from the CRC that the Shorehouse Canna LLC application is currently in review.

From: Muni, CRC [CRC] <CRC.Muni@crc.nj.gov>
Sent: Wednesday, March 1, 2023 4:27 PM
To: C Sabo <csabo@westcapemay.us>; T Enteado <tenteado@westcapemay.us>
Subject: EXTERNALAnnual Notification for Shorehouse Canna, LLC (Application ID 1980)

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Dear officials on behalf of West Cape May,

Enclosed is a letter informing you Shorehouse Canna, LLC's annual application has been received and is currently in review with the New Jersey Cannabis Regulatory Commission ("CRC"). Currently, the application has not yet been approved or denied. This is simply to notify your town, pursuant to N.J.S.A. 24:6I-36, that the annual application is being reviewed by the Commission.

Attached are application materials submitted to the CRC, which includes all standard operating procedures, plan to obtain insurance, and proof of local support. Please be advised that the application materials shall not be considered a public record under the Open Public Records Act, N.J.S.A. 47:1A-1 et seq. or the common law concerning access to government records. See N.J.S.A. 24:6I-36d (5). As such, your town has the obligation to keep these application materials confidential and assumes all liability in the event of public disclosure, intentional or otherwise.

The letter will explain the next steps in the process, should the applicant be awarded an annual license. Should you have any questions, please do not hesitate to reach out and ask. Please confirm receipt of this email.

Thank you,

Jesus Alcazar
Director of Government Affairs
NJ Cannabis Regulatory Commission
jesus.alcazar@crc.nj.gov
609-376-7337



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T Enteado

From: Muni, CRC [CRC] <CRC.Muni@crc.nj.gov>
Sent: Wednesday, March 1, 2023 4:27 PM
To: C Sabo; T Enteado
Subject: EXTERNALAnnual Notification for Shorehouse Canna, LLC (Application ID 1980)
Attachments: 1980 Shorehouse Canna, LLC Annual Notification Letter.pdf; 1980 Shorehouse Canna LLC.zip

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

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Thank you,

Jesus Alcazar

Director of Government Affairs

NJ Cannabis Regulatory Commission

jesus.alcazar@crc.nj.gov

609-376-7337



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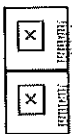
T Enteado

From: Nicole Melchiorre <nicole@shorehousecanna.com>
Sent: Tuesday, February 14, 2023 1:47 PM
To: C Sabo
Subject: EXTERNALRe: EXTERNALRe: Update?

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

We hope to be. We thought CRC had all they needed but then they asked for one more item. We feel they should have enough time to approve us for the next meeting.

Best
Nicole Melchiorre
215-266-0708



On Feb 14, 2023, at 1:09 PM, C Sabo <csabo@westcapemay.us> wrote:

Do you think you'll be on next month's CRC agenda? I was disappointed not to see you on the agenda this month. Thanks for keeping in touch. Looking forward to the opening day! Carol

From: Nicole Melchiorre <nicole@shorehousecanna.com>
Sent: Tuesday, February 14, 2023 1:02 PM
To: C Sabo <csabo@westcapemay.us>
Subject: EXTERNALRe: Update?

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Carol

I hope you are well. I am not sure how I missed this email, but I did and I apologize.

I believe Tom has been in touch with you, but here are some of the highlights as of today.

- We are still waiting for our license. We have been finger printed, interviewed and provided all documentations requested to date.
- Last week we closed on Ripple Root.
- Currently working with Cassandra, of Fulcrum, to create our renovation plans.
- Hoping to start demo work by the end of this month. Renovations shortly after.
- Have developed a logo and will be having a kick off call with a marketing/branding company to develop a landing page (which will turn in to our website) and our messaging.
- Then a bunch of other conversations happening with vendors and such.

In a perfect world, hoping to have a soft open around June 1. That would give us a month to iron out kinks and be ready for July when I feel the summer really kicks into full gear. This is all a moving target.

Thank you for your patience and your continued support. Please let us know if there is anything we can do to support you.

Best
Nicole Melchiorre
215-266-0708

On Dec 27, 2022, at 2:58 PM, C Sabo <csabo@westcapemay.us> wrote:

Hi Nicole- Happy Holidays Just wondering if you have received any update on the status of your application. Inquiring minds want to know! Thanks, Carol

T Enteado

From: Nicole Melchiorre <nicole@shorehousecanna.com>
Sent: Tuesday, February 14, 2023 1:03 PM
To: C Sabo
Subject: EXTERNALRe: Update?

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Hi Carol

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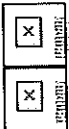
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215-266-0708



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T Enteado

From: N Melchiorre <nicole.melchiorre@gmail.com>
Sent: Wednesday, March 30, 2022 10:22 AM
To: C Sabo
Cc: Tom Nuscis; David Christian; Nicole Melchiorre
Subject: EXTERNALCommunity Give Back

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good morning Mayor Sabo

I hope this email finds you well. I am writing to you in hopes to explore how Shorehouse Canna can work with the community of West Cape May.

As part of our application, the state has asked applicants to identify how they will work within their communities to help continued growth, create new programs to support growth and/or give back to the community. For example some applicants in North Jersey are working with Re-Entry Programs to provide work opportunities. While others have partnered with educational institutions to help conduct research. We would like to make our community impact specific to the needs of West Cape May.

Our question to you is what do you and the community of West Cape May view as important needs/wants? We plan to provide educational materials and host educational events. Other ideas of support:

- Local work programs
- Local rehabilitation programs
- Local beautification project whether at a park or at the beach
- Community events

We would love to set up a call to further discuss some, all or other ideas. Look forward to hearing from you.

Best
Nicole Melchiorre
215-266-0708

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From: Frank Corrado <fcorrado@capelegal.com>
Sent: Friday, March 18, 2022 9:16 AM
To: C Sabo
Cc: T Enteadó
Subject: XTERNALRE: EXTERNALRE: EXTERNALUpdated Resolution

From: David Christian <dave@shorehousecanna.com>
Sent: Thursday, March 17, 2022 3:38 PM
To: C Sabo <csabo@westcapemay.us>
Cc: Tom Nuscis <tom@shorehousecanna.com>; Nicole Melchiorre <nicole@shorehousecanna.com>
Subject: EXTERNALUpdated Resolution

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Dear Mayor Sabo,

I am attaching a new Resolution in support of Shorehouse Canna, LLC. We recently identified the property located at 124 Sunset Boulevard to be suitable, compliant and available for our new dispensary. By securing a location and the attached Resolution we will have all the elements required by the state to apply for an Annual License. As a result we removed the word 'Conditional' from the Resolution to reflect this change. In addition, we have modified the ownership structure to include Nicole Melchiorre who you met during our last visit to your office. Nicole will be Tom's partner in the dispensary. As a result of this change we removed the 'Microbusiness' language.

If you would like to discuss any of the changes, Tom is available to come in and meet at your convenience. Otherwise, we look forward to attending the meeting of the 23rd in the event there are any questions from the Board. Ok, thanks for all your help!

Best, Dave

Mobile: 215-828-6057

2 Goldenrod Court
Cape May, New Jersey 08204



T Enteado

From: Frank Corrado <fcorrado@capelegal.com>
Sent: Friday, March 18, 2022 8:19 AM
To: C Sabo
Cc: Stephanie Hart
Subject: EXTERNALRe: EXTERNALRE: EXTERNALUpdated Resolution

From: David Christian <dave@shorehousecanna.com>
Sent: Thursday, March 17, 2022 3:38 PM
To: C Sabo <csabo@westcapemay.us>
Cc: Tom Nuscis <tom@shorehousecanna.com>; Nicole Melchiorre <nicole@shorehousecanna.com>
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2 Goldenrod Court
Cape May, New Jersey 08204



From: Frank Corrado <fcorrado@capelegal.com>
Sent: Thursday, March 17, 2022 4:27 PM
To: C Sabo
Cc: T Enteadó
Subject: EXTERNALRE: EXTERNALUpdated Resolution

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Cc: Tom Nuscis <tom@shorehousecanna.com>; Nicole Melchiorre <nicole@shorehousecanna.com>
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Mobile: 215-828-6057

2 Goldenrod Court
Cape May, New Jersey 08204



T Enteado

From: David Christian <dave@shorehousecanna.com>
Sent: Thursday, March 17, 2022 3:39 PM
To: C Sabo
Cc: Tom Nuscis; Nicole Melchiorre
Subject: EXTERNALUpdated Resolution
Attachments: 957A30C6-5FDB-4A5F-8209-F7717339E95A.tiff; Resolution- Proposed Annual WCM.pdf; Resolution- Proposed Annual WCM.docx

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Dear Mayor Sabo,

I am attaching a new Resolution in support of Shorehouse Canna, LLC. We recently identified the property located at 124 Sunset Boulevard to be suitable, compliant and available for our new dispensary. By securing a location and the attached Resolution we will have all the elements required by the state to apply for an Annual License. As a result we removed the word 'Conditional' from the Resolution to reflect this change. In addition, we have modified the ownership structure to include Nicole Melchiorre who you met during our last visit to your office. Nicole will be Tom's partner in the dispensary. As a result of this change we removed the 'Microbusiness' language.

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Best, Dave

Mobile: 215-828-6057

2 Goldenrod Court
Cape May, New Jersey 08204

NJ VETERAN
OWNED BUSINESS

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T Enteado

From: David Christian <dave@shorehousecanna.com>
Sent: Friday, December 24, 2021 9:03 AM
To: C Sabo
Cc: Tom Nuscis; Nicole Melchiorre
Subject: Re: EXTERNALShorehouse Canna Introduction Documents

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good Morning Mayor Sabo,

We wanted to check with you in regards to the Commission meeting on the 29th. Is this a public meeting? If so, we would like to attend in the event there are any questions we can help answer. Ok thank you.

Best, Dave

Mobile: 215-828-6057

2 Goldenrod Court
Cape May, New Jersey 08204



On Dec 22, 2021, at 8:49 AM, C Sabo <csabo@westcapemay.us> wrote:

Thank you, will be placing your request on our agenda for our Commission meeting on the 29th at 4 PM.

From: David Christian <dave@shorehousecanna.com>
Sent: Tuesday, December 21, 2021 5:26 PM
To: C Sabo <csabo@westcapemay.us>
Cc: Tom Nuscis <tom@shorehousecanna.com>; Nicole Melchiorre <nicole@shorehousecanna.com>
Subject: EXTERNALShorehouse Canna Introduction Documents

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good Evening Mayor Sabo,
Tom asked me to forward you digital files of the documents we presented you during our meeting. Please let us know if you have any questions. I have attached them below.

Thank You! Dave

Mobile: 215-828-6057

2 Goldenrod Court
Cape May, New Jersey 08204

<nj vet biz small email.png>

T Enteado

From: David Christian <dave@shorehousecanna.com>
Sent: Wednesday, December 22, 2021 4:39 PM
To: C Sabo
Cc: Tom Nuscis; Nicole Melchiorre
Subject: EXTERNALRe: EXTERNALShorehouse Canna Introduction Documents

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

That's wonderful news. Thank you!

Best, Dave

Mobile: 215-828-6057

2 Goldenrod Court
Cape May, New Jersey 08204



On Dec 22, 2021, at 8:49 AM, C Sabo <csabo@westcapemay.us> wrote:

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Sent: Tuesday, December 21, 2021 5:26 PM
To: C Sabo <csabo@westcapemay.us>
Cc: Tom Nuscis <tom@shorehousecanna.com>; Nicole Melchiorre <nicole@shorehousecanna.com>
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Thank You! Dave

Mobile: 215-828-6057

2 Goldenrod Court
Cape May, New Jersey 08204

<nj vet biz small email.png>

T Enteado

From: T Enteado
Sent: Wednesday, December 22, 2021 9:32 AM
To: 'Frank Corrado (fcorrado@capelegal.com)'; Stephanie Hart
Cc: C Sabo; Peter Burke; John Francis; Erin Seer
Subject: Additions to December 29th Meeting Agenda
Attachments: Fw: EXTERNALShorehouse Canna Introduction Documents; EXTERNAL0512T063 426 Seond Avenue; 189-21 - Authorizing TWA Permit Application For 426 Second Avenue, Block 57, Lot 1.07.docx; 190-21 - Authorizing Support For Sustainability of Cannabis Business - Shorehouse Canna, LLC.docx

Attached are the original emails/documents, as well as the resolutions that I have created.

Sending a revised agenda now.

Theresa Enteado, CMR
Acting Municipal Clerk
Registrar of Vital Statistics
Borough of West Cape May
732 Broadway
West Cape May, NJ 08204
P: 609-884-1005 ext 101
F: 609-898-0888
Hours: Mon. – Fri., 8am – 3pm
teenteado@westcapemay.us
www.westcapemay.us

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T Enteado

From: David Christian <dave@shorehousecanna.com>
Sent: Tuesday, December 21, 2021 5:27 PM
To: C Sabo
Cc: Tom Nuscis; Nicole Melchiorre
Subject: EXTERNALShorehouse Canna Introduction Documents
Attachments: PastedGraphic-2.tiff; SH Introduction - West Cape May.pdf; Shorehouse Business Plan- W Cape May.pdf; Proposed Resolution- W Cape May.docx

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

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Thank You! Dave

Mobile: 215-828-6057

2 Goldenrod Court
Cape May, New Jersey 08204



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T Enteado

From: Assessor
Sent: Thursday, August 10, 2023 8:42 AM
To: N Melchiorre
Subject: Re: EXTERNALRe: EXTERNALFwd: Tax Assessment for 122/124 Sunset Blvd.
Attachments: CapeMay 124 sunset MLS.pdf; CAPEMAY_53843.pdf; 122 sunset unit 1 deed.pdf; 124 Sunset unit 2 and 5 deed.pdf

Good morning Nicole,

I took over the assessor's office in July and I am not yet familiar with all the properties in West Cape May.

However, I can answer your question. Unit 5 (apartment) was advertised on MLS as 617 SF apartment unit on 2/12/22 and sold along with unit 2 on 4/14/22 for \$579,000 (see MLS and deed attached). The unit was created per amendment to master deed in 2018 (see attached). Unit 1 was transferred on 2/10/23 for \$350,000.

This is what I am showing in my system:

Block 33 Lot 14 Qualifier C01- 122 Sunset Blvd - described as retail and office
Block 33 Lot 14 Qualifier C02 - 124 Sunset Blvd -described as an office
Block 33 Lot 14 Qualifier C05 - 124 Sunset Blvd is a residential apartment

If there is no longer an apartment above unit 2 I can change my system based on the amendment to master deed and my inspection of the property. The change would be reflected in 2024 tax year.

Hope this helps!

Best,

Alexandra Fasy

Tax Assessor
Borough of West Cape May
732 Broadway
West Cape May, NJ 08204
P: 609-884-1005
F: 609-898-0888
Hours: Mondays 5pm – 7:30pm
assessor@westcapemay.us
www.westcapemay.us



Please consider the environment before printing this message.

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From: N Melchiorre <nicole.melchiorre@gmail.com>
Sent: Wednesday, August 9, 2023 10:20 PM
To: Assessor <assessor@westcapemay.us>
Subject: EXTERNALRe: EXTERNALFwd: Tax Assessment for 122/124 Sunset Blvd.

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Thank you Sandy for the response. We will work on an amendment. In the meantime, can you please let me know why we are receiving a tax bill for an apartment that is not there and was never documented.

Best
Nicole Melchiorre
215-266-0708

On Aug 9, 2023, at 1:40 PM, Assessor <assessor@westcapemay.us> wrote:

Hello Nicole,

Have you recorded an amendment to master deed merging the two units?

If not, it is something you need to do prior to merging the units, and prior to me correcting the tax records.

Attached please see the latest site plan.

Sandra

Get [Outlook for iOS](#)

From: N Melchiorre <nicole.melchiorre@gmail.com>
Sent: Tuesday, August 8, 2023 7:58:34 PM
To: Assessor <assessor@westcapemay.us>
Subject: EXTERNALFwd: Tax Assessment for 122/124 Sunset Blvd.

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hello Sandy,

I hope this email finds you well. I am reaching out as my husband and I are the new owners for 122 and 124 Sunset Blvd. We received three tax assessment and I have a few questions.

- 124 Sunset Blvd Apt Block 33; Lot 14; Qualification C05 - There is no longer an apartment. Why are we getting assessed for one?
- We have combined 122 and 124 for make one building. Would it be possible to combine the text bill to one?

Thank you in advance for your help. I appreciate it.

Best,
Nicole Melchiorre
215-266-0708

--
Nicole Melchiorre
<SUNSET SITE PLAN.pdf>

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T Enteado

From: N Melchiorre <nicole.melchiorre@gmail.com>
Sent: Tuesday, August 8, 2023 7:59 PM
To: Assessor
Subject: EXTERNALFwd: Tax Assessment for 122/124 Sunset Blvd.

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hello Sandy,

I hope this email finds you well. I am reaching out as my husband and I are the new owners for 122 and 124 Sunset Blvd. We received three tax assessment and I have a few questions.

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215-266-0708

--

Nicole Melchiorre

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To: Assessor
Subject: EXTERNALRe: EXTERNALFwd: Tax Assessment for 122/124 Sunset Blvd.

Follow Up Flag: Flag for follow up
Flag Status: Completed

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Best,
Nicole Melchiorre
215-266-0708

Nicole Melchiorre
<SUNSET SITE PLAN.pdf>

T Enteado

From: Frank Donato
Sent: Monday, June 12, 2023 6:49 PM
To: George Dick; C Sabo; Lauren Vitelli; Frank Corrado; T Enteado; Alan Crawford
Cc: Erika Lezama; Kate Corrado
Subject: RE: EXTERNALRE: EXTERNAL Tracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

From: C Sabo

Sent: Wednesday, May 17, 2023 4:08 PM

To: T Entead; Lauren Vitelli; Frank Donato; Frank Corrado; George Dick; Alan Crawford

Subject: Fwd: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

Sent from Samsung Galaxy smartphone.

Get [Outlook for Android](#)

From: Nicole Melchiorre <nicole@shorehousecanna.com>

Sent: Wednesday, May 17, 2023, 3:55 PM

To: C Sabo <csabo@westcapemay.us>

Subject: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good afternoon Carol,

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In regards to how the Borough of West Cape May will receive payment, we will need to work with you and your team to determine how you would like to receive it. As we get closer to setting up the process I will reach out.

Best,
Nicole
215-266-0708

124 Sunset Blvd.
West Cape May, New Jersey 08204

<https://shorehousecanna.com>

T Enteado

From: George Dick
Sent: Monday, June 12, 2023 8:08 AM
To: C Sabo; Lauren Vitelli; Frank Donato; Frank Corrado; T Enteado; Alan Crawford
Cc: Erika Lezama; Kate Corrado
Subject: RE: EXTERNALRE: EXTERNALRE: Tracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

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T Enteado

From: George Dick
Sent: Monday, June 12, 2023 8:08 AM
To: C Sabo; Lauren Vitelli; Frank Donato; Frank Corrado; T Enteado; Alan Crawford
Cc: Erika Lezama; Kate Corrado
Subject: RE: EXTERNALRE: EXTERNALRE: Tracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

T Enteado

From: C Sabo
Sent: Monday, June 12, 2023 7:41 AM
To: George Dick; Lauren Vitelli; Frank Donato; Frank Corrado; T Enteado; Alan Crawford
Cc: Erika Lezama; Kate Corrado
Subject: Re: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

From: Nicole Melchiorre <nicole@shorehousecanna.com>

Sent: Wednesday, May 17, 2023, 3:55 PM

To: C Sabo <csabo@westcapemay.us>

Subject: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

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West Cape May, New Jersey 08204

<https://shorehousecanna.com>

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T Enteado

From: George Dick
Sent: Friday, June 9, 2023 2:38 PM
To: Lauren Vitelli; Frank Donato; Frank Corrado; C Sabo; T Enteado; Alan Crawford
Cc: Erika Lezama; Kate Corrado
Subject: RE: Ordinances -Tracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)
Bergen County-Paramus Ordinance.pdf; Egg Harbor Ordinance.pdf

From: Nicole Melchiorre <nicole@shorehousecanna.com>

Sent: Wednesday, May 17, 2023, 3:55 PM

To: C Sabo <csabo@westcapemay.us>

Subject: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

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124 Sunset Blvd.
West Cape May, New Jersey 08204

<https://shorehousecanna.com>

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T Enteado

From: Lauren Vitelli
Sent: Monday, May 22, 2023 12:55 PM
To: Frank Donato; George Dick; Frank Corrado; C Sabo; T Enteado; Alan Crawford
Cc: Erika Lezama; Kate Corrado
Subject: Re: Lauren - ORDinance -Tracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)
Attachments: Maywood Cannabis Ordinance.pdf

From: Nicole Melchiorre <nicole@shorehousecanna.com>

Sent: Wednesday, May 17, 2023, 3:55 PM

To: C Sabo <csabo@westcapemay.us>

Subject: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

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Nicole
215-266-0708

124 Sunset Blvd.
West Cape May, New Jersey 08204

<https://shorehousecanna.com>

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T Enteado

From: Frank Donato
Sent: Monday, May 22, 2023 12:46 PM
To: George Dick; Frank Corrado; C Sabo; T Enteado; Lauren Vitelli; Alan Crawford
Cc: Erika Lezama; Kate Corrado
Subject: Re: Tracking of Local Sales Tax

Sent from Mail for Windows

From: C Sabo

Sent: Wednesday, May 17, 2023 4:08 PM

To: T Enteado; Lauren Vitelli; Frank Donato; Frank Corrado; George Dick; Alan Crawford

Subject: Fwd: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

Sent from Samsung Galaxy smartphone.

Get Outlook for Android

From: Nicole Melchiorre <nicole@shorehousecanna.com>

Sent: Wednesday, May 17, 2023, 3:55 PM

To: C Sabo <csabo@westcapemay.us>

Subject: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

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Best,
Nicole
215-266-0708

124 Sunset Blvd.
West Cape May, New Jersey 08204

<https://shorehousecanna.com>

T Enteado

From: George Dick
Sent: Monday, May 22, 2023 11:52 AM
To: Frank Corrado; C Sabo; T Enteado; Lauren Vitelli; Frank Donato; Alan Crawford
Cc: Erika Lezama; Kate Corrado
Subject: RE: EXTERNALRE: EXTERNALRE: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

T Enteado

From: Frank Corrado <fcorrado@capelegal.com>
Sent: Monday, May 22, 2023 11:45 AM
To: George Dick; C Sabo; T Enteado; Lauren Vitelli; Frank Donato; Alan Crawford
Cc: Erika Lezama; Kate Corrado
Subject: EXTERNALRE: EXTERNALRE: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

From: Nicole Melchiorre <nicole@shorehousecanna.com>

Sent: Wednesday, May 17, 2023, 3:55 PM

To: C Sabo <csabo@westcapemay.us>

Subject: EXTERNAL Tracking of Local Sales Tax (you may be receiving this twice ... having a hard time with email today)

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124 Sunset Blvd.
West Cape May, New Jersey 08204

<https://shorehousecanna.com>

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T Enteado

From: George Dick
Sent: Monday, May 22, 2023 11:40 AM
To: Frank Corrado; C Sabo; T Enteado; Lauren Vitelli; Frank Donato; Alan Crawford
Cc: Erika Lezama; Kate Corrado
Subject: RE: EXTERNALRE: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)
Attachments: Note from CRC on Collection of Taxes.pdf

|

T Enteado

From: Frank Corrado <fcorrado@capelegal.com>
Sent: Monday, May 22, 2023 11:34 AM
To: George Dick; C Sabo; T Enteado; Lauren Vitelli; Frank Donato; Alan Crawford
Cc: Erika Lezama; Kate Corrado
Subject: EXTERNALRE: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

From: Nicole Melchiorre <nicole@shorehousecanna.com>

Sent: Wednesday, May 17, 2023, 3:55 PM

To: C Sabo <csabo@westcapemay.us>

Subject: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

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West Cape May, New Jersey 08204

<https://shorehousecanna.com>

T Enteado

From: Frank Corrado <fcorrado@capelegal.com>
Sent: Monday, May 22, 2023 11:34 AM
To: George Dick; C Sabo; T Enteado; Lauren Vitelli; Frank Donato; Alan Crawford
Cc: Erika Lezama; Kate Corrado
Subject: EXTERNALRE: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

From: Nicole Melchiorre <nicole@shorehousecanna.com>

Sent: Wednesday, May 17, 2023, 3:55 PM

To: C Sabo <csabo@westcapemay.us>

Subject: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

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West Cape May, New Jersey 08204

<https://shorehousecanna.com>

T Enteado

From: George Dick
Sent: Monday, May 22, 2023 11:28 AM
To: C Sabo; T Enteado; Lauren Vitelli; Frank Donato; Frank Corrado; Alan Crawford
Subject: RE: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)
Attachments: Egg Harbor Ordinance.pdf; Bergen County-Paramus Ordinance.pdf

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Nicole
215-266-0708

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West Cape May, New Jersey 08204

<https://shorehousecanna.com>

T Enteado

Sent from Samsung Galaxy smartphone.
Get [Outlook for Android](#)

From: Nicole Melchiorre <nicole@shorehousecanna.com>
Sent: Wednesday, May 17, 2023, 3:55 PM
To: C Sabo <csabo@westcapemay.us>
Subject: EXTERNALTracking of Local Sales Tax (you may be receiving this twice...having a hard time with email today)

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215-266-0708

124 Sunset Blvd.
West Cape May, New Jersey 08204

<https://shorehousecanna.com>

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T Enteado

From: T Enteado
Sent: Thursday, March 2, 2023 8:46 AM
To: Frank Corrado; Erika Lezama; Alan Crawford; George Dick
Cc: Stephanie Hart; Erin Seer; C Sabo
Subject: FW: EXTERNALAnnual Notification for Shorehouse Canna, LLC (Application ID 1980)
Attachments: 1980 Shorehouse Canna, LLC Annual Notification Letter.pdf; 1980 Shorehouse Canna LLC.zip

Notification from the CRC that the Shorehouse Canna LLC application is currently in review.

From: Muni, CRC [CRC] <CRC.Muni@crc.nj.gov>
Sent: Wednesday, March 1, 2023 4:27 PM
To: C Sabo <csabo@westcapemay.us>; T Enteado <tenteado@westcapemay.us>
Subject: EXTERNALAnnual Notification for Shorehouse Canna, LLC (Application ID 1980)

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Dear officials on behalf of West Cape May,

Enclosed is a letter informing you Shorehouse Canna, LLC's annual application has been received and is currently in review with the New Jersey Cannabis Regulatory Commission ("CRC"). Currently, the application has not yet been approved or denied. This is simply to notify your town, pursuant to N.J.S.A. 24:6I-36, that the annual application is being reviewed by the Commission.

Attached are application materials submitted to the CRC, which includes all standard operating procedures, plan to obtain insurance, and proof of local support. Please be advised that the application materials shall not be considered a public record under the Open Public Records Act, N.J.S.A. 47:1A-1 et seq. or the common law concerning access to government records. See N.J.S.A. 24:6I-36d (5). As such, your town has the obligation to keep these application materials confidential and assumes all liability in the event of public disclosure, intentional or otherwise.

The letter will explain the next steps in the process, should the applicant be awarded an annual license. Should you have any questions, please do not hesitate to reach out and ask. Please confirm receipt of this email.

Thank you,

Jesus Alcazar
Director of Government Affairs
NJ Cannabis Regulatory Commission
jesus.alcazar@crc.nj.gov
609-376-7337



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T Enteado

From: Erin Seer
Sent: Thursday, December 30, 2021 11:39 AM
To: dave@shorehousecanna.com
Cc: T Enteado
Subject: RE: Authorizing Resolution - West Cape May BOC Meeting 12/29/2021
Attachments: 12-30-21 Letter to Shorehouse Canna LLC enc 2 Cert. Copies of Res. No. 190-21.pdf

Good Morning,

Please be advised, the attached correspondence and its enclosures are going out in today's mail.

Thank you.

Erin Seer, CMR
Deputy Municipal Clerk
Deputy Registrar of Vital Statistics
Borough of West Cape May
732 Broadway
West Cape May, NJ 08204
P: 609-884-1005 ext 100
F: 609-898-0888
eseer@westcapemay.us
www.westcapemay.us

From: T Enteado <tenteado@westcapemay.us>
Sent: Wednesday, December 29, 2021 5:48 PM
To: dave@shorehousecanna.com
Cc: Erin Seer <ESeer@westcapemay.us>
Subject: Authorizing Resolution - West Cape May BOC Meeting 12/29/2021

Good Evening,

Attached is a fully executed copy of the authorizing resolution of support for Shorehouse Canna LLC.
Two (2) certified copies of said resolution will be US mailed to your office as well.

Should you have any questions or require additional information, you may contact my office at (609) 884-1005 x 101 or via email to tenteado@westcapemay.us

Respectfully,

Theresa Enteado, CMR
Acting Municipal Clerk
Registrar of Vital Statistics
Borough of West Cape May
732 Broadway
West Cape May, NJ 08204
P: 609-884-1005 ext 101
F: 609-898-0888
Hours: Mon. – Fri., 8am – 3pm
tenteado@westcapemay.us

T Enteado

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Sent: Thursday, December 30, 2021 11:39 AM
To: dave@shorehousecanna.com
Cc: T Enteado
Subject: RE: Authorizing Resolution - West Cape May BOC Meeting 12/29/2021
Attachments: 12-30-21 Letter to Shorehouse Canna LLC enc 2 Cert. Copies of Res. No. 190-21.pdf

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Subject: Authorizing Resolution - West Cape May BOC Meeting 12/29/2021

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Borough of West Cape May
732 Broadway
West Cape May, New Jersey 08204
(609) 884-1005
www.westcapemay.us

Theresa Enteado, CMR
Borough Clerk

Erin Seer, CMR
Deputy Clerk

December 30, 2021

VIA EMAIL AND REGULAR MAIL TO:

dave@shorehousecanna.com

Dave Christian, Operations Manager
Shorehouse Canna, LLC
2 Goldenrod Court
Cape May, NJ 08204

RE Resolution No. 190-21

Dear Mr. Christian,

Enclosed please find two (2) certified copies of the Borough's Resolution No. 190-21, Resolution of Local Support for Sultability of Cannabis Business Shorehouse Canna, LLC.

If you have any questions feel free to contact the office. Thank you.

Respectfully,

Theresa Enteado
Theresa Enteado
Acting Municipal Clerk

Enclosures

**BOROUGH OF WEST CAPE MAY
COUNTY OF CAPE MAY
STATE OF NEW JERSEY**

RESOLUTION #190-21

**RESOLUTION OF LOCAL SUPPORT FOR SUITABILITY OF CANNABIS BUSINESS
SHOREHOUSE CANNA, LLC**

WHEREAS, operators of a proposed cannabis business are required to demonstrate local support from a municipality for the suitability and appropriateness of its business location, pursuant to N.J.A.C. 17:30-5.1(g) and/or pursuant to the provisions of N.J.S.A. 24:6I-7.2(4); and

WHEREAS, the Borough of West Cape May has adopted ORDINANCE NO. 603-21 to permit, license and regulate cannabis businesses; and

WHEREAS, the applicant, Shorehouse Canna, LLC, has sought a resolution of support from the Borough of West Cape May to apply for a Conditional License to operate a licensed Class V Cannabis Retailer business in the Borough of West Cape May, located in a Zoning District that permits such activity; and

WHEREAS, the Borough has reviewed the Shorehouse Canna's plans to operate a compliant Cannabis Retail business that will generate local taxes and jobs; and

WHEREAS, the Township recognizes that the owner of the business, Tom Nuscis, is a life-long New Jersey resident and local small business owner, and a service-disabled Veteran who has served our country; and his business Shorehouse Canna, LLC, is a certified New Jersey Disabled Veteran Owned Business, consistent with the type of candidate for licensure identified for preference by the New Jersey Cannabis Regulatory Commission as a 'Diversely Owned' applicant; and

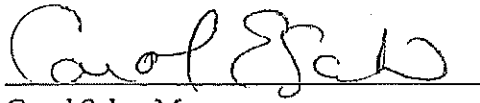
WHEREAS, the Township has considered the request of Shorehouse Canna, LLC, to conduct the cannabis business as proposed at the location described above; and

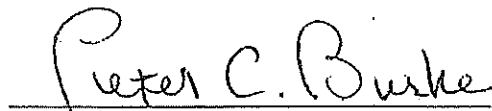
WHEREAS, the issuance of a single Class V Cannabis Retailer license to the applicant, Shorehouse Canna, would not exceed the number of licensees allowed by the Borough of West Cape May; and

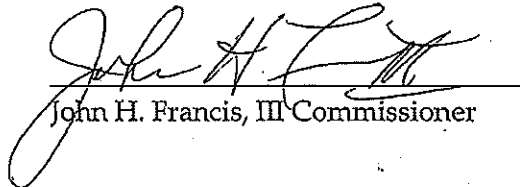
WHEREAS, the Borough has determined the proposed location is suitable and appropriate, from both zoning and land use perspectives, for the proposed activity related to the operations of the proposed cannabis business to be conducted; and

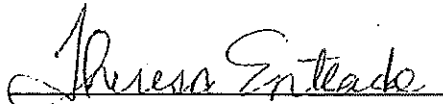
NOW, THEREFORE, BE IT RESOLVED, that the Board of Commissioners of the Borough of West Cape May, County of Cape May and State of New Jersey, expresses its local support for Shorehouse Canna, LLC, and the purposed retail cannabis business described herein.

This resolution shall take effect immediately according to law.


Carol Sabo, Mayor


Peter C. Burke, Deputy Mayor


John H. Francis, III Commissioner

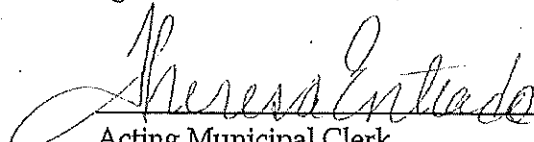

Theresa Entead, Acting Municipal Clerk

	Aye	Nay	Abstain	Absent
Sabo	✓			
Burke	✓			
Francis	✓			

Adopted: December 29, 2021

cc: Shorehouse Canna, LLC
File

I hereby certify that the foregoing is a true copy of a Resolution duly passed and adopted by a majority of full membership of the Board of Commissioners of the Borough of West Cape May, County of Cape May, New Jersey, at a meeting held on December 29, 2021.


Acting Municipal Clerk

**BOROUGH OF WEST CAPE MAY
COUNTY OF CAPE MAY
STATE OF NEW JERSEY**

RESOLUTION #190-21

**RESOLUTION OF LOCAL SUPPORT FOR SUITABILITY OF CANNABIS BUSINESS
SHOREHOUSE CANNA, LLC**

WHEREAS, operators of a proposed cannabis business are required to demonstrate local support from a municipality for the suitability and appropriateness of its business location, pursuant to N.J.A.C. 17:30-5.1(g) and/or pursuant to the provisions of N.J.S.A. 24:6I-7.2(4); and

WHEREAS, the Borough of West Cape May has adopted ORDINANCE NO. 603-21 to permit, license and regulate cannabis businesses; and

WHEREAS, the applicant, Shorehouse Canna, LLC, has sought a resolution of support from the Borough of West Cape May to apply for a Conditional License to operate a licensed Class V Cannabis Retailer business in the Borough of West Cape May, located in a Zoning District that permits such activity; and

WHEREAS, the Borough has reviewed the Shorehouse Canna's plans to operate a compliant Cannabis Retail business that will generate local taxes and jobs; and

WHEREAS, the Township recognizes that the owner of the business, Tom Nuscis, is a life-long New Jersey resident and local small business owner, and a service-disabled Veteran who has served our country; and his business Shorehouse Canna, LLC, is a certified New Jersey Disabled Veteran Owned Business, consistent with the type of candidate for licensure identified for preference by the New Jersey Cannabis Regulatory Commission as a 'Diversely Owned' applicant; and

WHEREAS, the Township has considered the request of Shorehouse Canna, LLC, to conduct the cannabis business as proposed at the location described above; and

WHEREAS, the issuance of a single Class V Cannabis Retailer license to the applicant, Shorehouse Canna, would not exceed the number of licensees allowed by the Borough of West Cape May; and

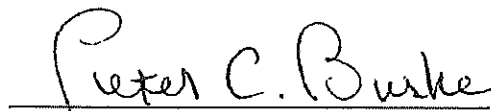
WHEREAS, the Borough has determined the proposed location is suitable and appropriate, from both zoning and land use perspectives, for the proposed activity related to the operations of the proposed cannabis business to be conducted; and

NOW, THEREFORE, BE IT RESOLVED, that the Board of Commissioners of the Borough of West Cape May, County of Cape May and State of New Jersey, expresses its local support for Shorehouse Canna, LLC, and the purposed retail cannabis business described herein.

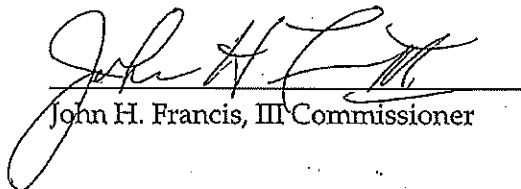
This resolution shall take effect immediately according to law.



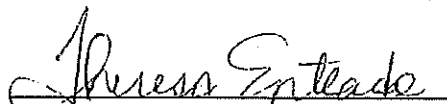
Carol Sabo, Mayor



Peter C. Burke, Deputy Mayor



John H. Francis, III Commissioner



Theresa Enteado, Acting Municipal Clerk

	Aye	Nay	Abstain	Absent
Sabo	✓			
Burke	✓			
Francis	✓			

Adopted: December 29, 2021

cc: Shorehouse Canna, LLC
File

I hereby certify that the foregoing is a true copy of a Resolution duly passed and adopted by a majority of full membership of the Board of Commissioners of the Borough of West Cape May, County of Cape May, New Jersey, at a meeting held on December 29, 2021.


Acting Municipal Clerk

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