

For Lease - i502 Compliant

State Of The Art: Hybrid Warehouse/Greenhouses



Canna Business Solutions Campus

N Silva Street, Moses Lake, WA 98837

- **Sustainable solutions for a growing industry**
- Large scale fully automated hybrid warehouse/greenhouses
- Save time: zoning & permitting are completed for you
- Reduce power consumption by 75%
- Dedicated cannabis facilities offering unmatched speed to market
- Included Equipment: mechanical heat, mechanical cooling, light deprivation curtain system, & odor control
- Optional Equipment: security system, supplemental lighting, rolling benches & controllers
- Expandable cultivation sites sized to Tier 1, 2, & 3 producer & processor space
- 4,500 - 38,682 SF facilities available
- Call for Pricing

For more information:

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OUR FACILITIES

Canna Business Solutions Moses Lake Campus offers a cost-effective solution for cannabis cultivators looking toward the future of cannabis cultivation. Greenhouse production lowers operational overhead while increasing yields and is expected to be the predominant production method in the maturing marijuana industry. Cultivators on our site will realize extraordinary production efficiencies. **CBS's hybrid warehouse/greenhouse facilities are designed specifically for commercial cannabis cultivators looking to expand and scale.** Our design maximizes space based on licensure restrictions.

Facilities are situated on **secured, fenced parcels**. All necessary services to operate a cultivation operation at peak efficiency and profitability are available on site including all utilities (electricity, gas, water, sewer, data).

ENERGY USAGE DECREASES

There is a substantial energy use reduction with greenhouse production. A 30,000 SF indoor warehouse cultivation facility using 33,345 kilowatt hours of energy usage can average \$57,150 per month vs. \$14,287 for the same size greenhouse using 8,370 kilowatt hours – **reducing power consumption by up to 75%. In addition, Moses Lake cost per kWh is 3.28 cents versus 7.50 cents in Seattle, 50% less.**

NATURAL SUNLIGHT/PERPETUAL PRODUCTION

Greenhouses make use of the sun, which is the best source of natural fuel for plants. For cannabis cultivation the implementation of light deprivation techniques allows for **"perpetual production"**. Constant harvesting allows for a continuous work cycle. That, in turn, creates a steady production cycle and a more stable and predictable work environment for employees because they are performing all grow and harvest tasks every day. **There are no temporary workers, only skilled staff.**

ENVIRONMENTAL MANAGEMENT

Our hybrid warehouse/greenhouses give you the ability to efficiently regulate temperature, humidity, lighting, and air-quality control systems, which is a strong benefit of greenhouse cultivation. CBS's greenhouse climate control is highly automated. Sensors monitor these environmental conditions and trigger operational controls to make optimal adjustments. Temperature and humidity control are the most important aspects of environmental management within cannabis purposed greenhouses. CBS's state-of-the-art facilities are designed with these important factors in mind.



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FREQUENTLY ASKED QUESTIONS

Where is your site located?

We are located in Moses Lake adjacent to Interstate 90, approximately 2 ½ hours east of Seattle and 1 ½ hours west of Spokane.

Who does CBS lease to?

CBS leases to licensed operators within the Washington regulated cannabis market.

Why operate in Moses Lake?

Ideal for greenhouse cultivation, 300+ days of sunshine, inexpensive electricity, dramatically reduced operating costs.

What is available for lease?

CBS has cultivation sites for lease that include a fully turn-key hybrid warehouse/greenhouse, and ancillary headhouse buildings. Additionally, we have spaces available for processors, testing labs and equipment rentals.

What size facilities are available?

CBS offers expandable cultivation sites sized to Tier 1, 2 and 3 producer and processor licenses. In Addition, CBS has up to 18,000 SF of space constructed exclusively for processing.

WHAT IS INCLUDED?

CBS offers a fully comprehensive turn-key site. This includes a technologically advanced hybrid warehouse/greenhouse and ancillary headhouse building.

Our facilities come equipped with **light deprivation** for propagation, vegetative, and flower cycles. Also included are key items such as **mechanical heat, mechanical cooling, environmental controls, odor control and administrative area/head house, processing area.**

To accommodate different cultivation styles CBS offers optional systems; **Security system, supplemental lighting, rolling benches, under-bench hot water heat, drip irrigation, dehumidification and more.**

STANDARD EQUIPMENT:

- Hybrid Warehouse/Greenhouse - Engineered for 20 lbs. roof snow and 90 mph wind exposure "B"
- Light Deprivation Curtain System
- Ventilation - Double roof vent windows / Bug screen
- Heating - Natural gas-fired high efficiency unit heaters
- Cooling - Exhaust fans / Evaporative pad system
- Odor Control - Air Purification System - Odor / Mold

OPTIONAL EQUIPMENT:

- Security System
- Supplemental Lighting
- Rolling Benches
- Controllers
- Drip Irrigation
- And Much More

We have horticultural and greenhouse advisors to help you set up the facility that exactly matches your **cultivation style.**



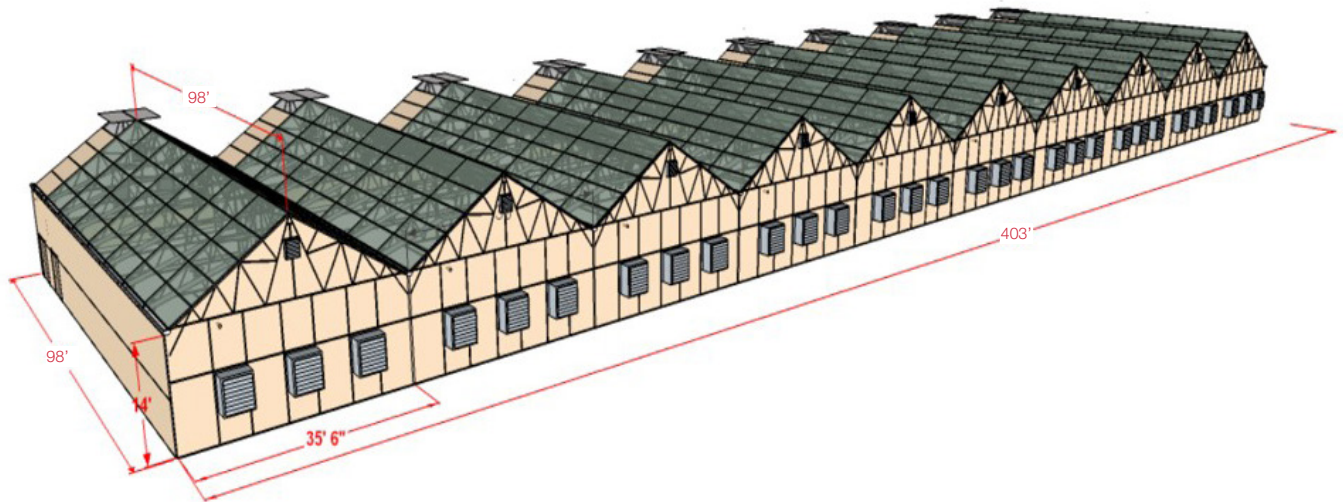
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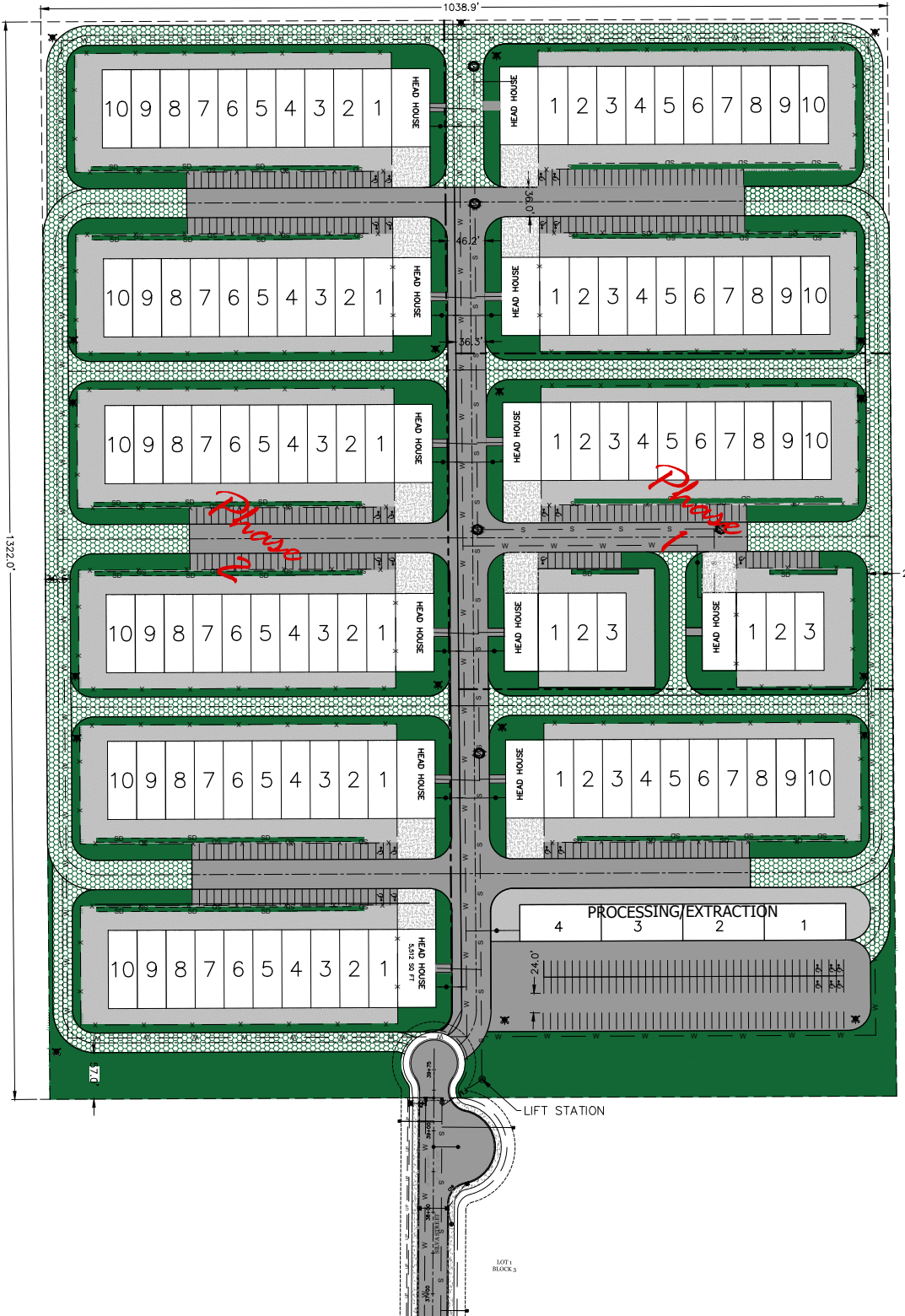
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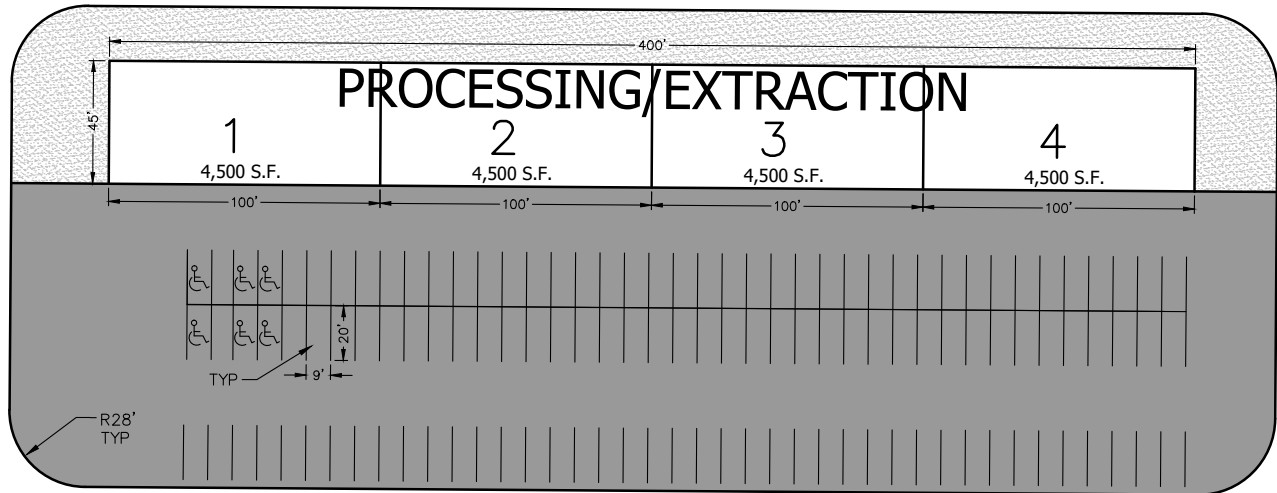
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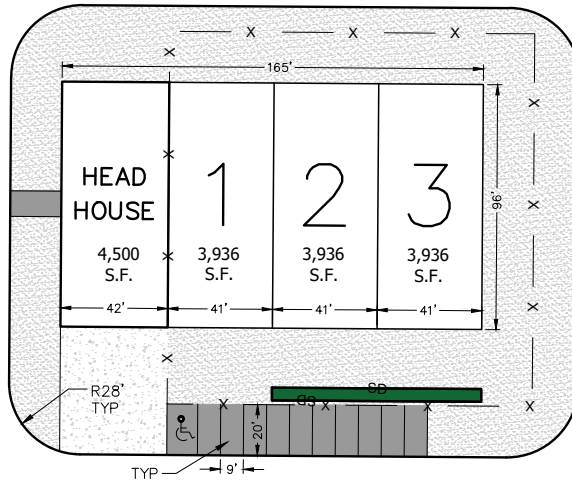
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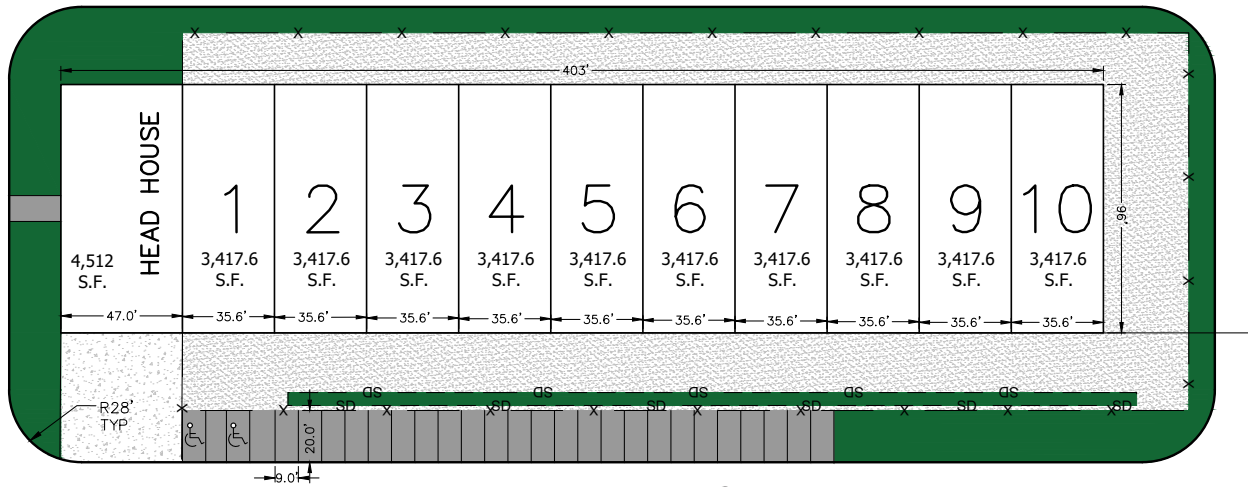
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Processing/Extraction Conceptual - 4,500 SF - 18,000 SF



Tier 2 - 16,308 SF



Tier 3 - 38,688 SF



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