

# **Nevada Cannabis Compliance Board**

## **Meeting Minutes August 21, 2025**

The Nevada Cannabis Compliance Board (CCB) held a public meeting beginning at 9:00 a.m. on August 21, 2025, at the Nevada Legislative Counsel Bureau located at 7120 Amigo Street, Room 6, Las Vegas, Nevada and 401 S Carson Street, Room 2134, Carson City, Nevada.

### **Cannabis Compliance Board Members Present:**

**Adriana Guzmán Fralick, Chair**  
**Dr. Vicki Mazzorana**  
**Jerrie Merritt**  
**Ondra Berry**

**Chair Adriana Guzmán Fralick called the meeting to order. Executive Director James Humm took roll.** Chair Guzmán Fralick, Member Merritt and Member Mazzorana were present in Las Vegas. Member Berry was present via Zoom. Vice Chair Durrett was not present

Instructions to join the meeting via Zoom were read aloud.

### **I. Public Comment**

There were no in person or online comments.

### **II. Consent Agenda**

- A. Consideration of Approval of the July 17, 2025 Cannabis Compliance Board Meeting Minutes
- B. Consideration of Approval to Extend Final Inspection Deadline to July 01, 2026
  - 1. KV Group (CLI002)
- C. Consideration of Approval to Extend Document Submission Deadline to July 01, 2026
  - 1. ACON-A2200085 Las Vegas Cannabis Industry Leaders LLC, Independent Consumption Lounge Application Extension Request

Chair Guzmán Fralick asked for a motion.

Member Merritt moved to approve the Consent Agenda.

Member Berry seconded the motion. All Members said aye. Motion carried.

### **III. Complaints**

#### **A. Approval to Proceed with Disciplinary Action – Respondent A**

Chair Guzmán Fralick asked for a presentation.

Executive Director Humm provided an overview of the Attorney General's recommendation to proceed with disciplinary action following review of the violations. Mr. Humm noted the process for complaints has changed due to recent legislative changes and said the board had the opportunity to review the proposed complaint. The board is required to make one of three possible determinations: Decline to proceed with discipline, authorize the Attorney General to enter settlement negotiations or proceed with disciplinary action. Mr. Humm said the respondent can proceed with settlement discussions, even if disciplinary action is initiated and said the complaint will be served within a reasonable time.

Chair Guzmán Fralick acknowledged the board reviewed the complaint and asked for a motion.

Member Berry moved to authorize Executive Director Humm to serve the complaint and proceed with disciplinary action against Respondent A.

Member Merritt seconded the motion. All Members said aye. Motion carried.

IV. **Consideration of Approval for a Conditional License for a Cannabis Consumption Lounge**

David Staley, Division Chief – Investigations and Enforcement, presented the request for approval.

**A. Sunflower Compassionate Company LLC, Independent Social Equity Consumption Lounge (ACON-A22-00046)**

Chief Staley stated ACON-A22-00046 is a request for approval for a conditional license for an independent cannabis consumption lounge by a social equity applicant, noting applicants must complete necessary local approvals and final inspection by CCB's inspection and audit divisions before opening.

He advised that owner Rachel Lee intends to focus on local and out-of-state customers, and all information is submitted to allow conditional license status. Ms. Lee was introduced to the board.

Chair Guzmán Fralick welcomed Ms. Lee and asked the applicants to the podium. Ms. Lee provided her background and how she came into the cannabis industry with the intent to help her mother. She introduced Celestia Rodriguez, an investor and an advocate who is not predatory and has passion for cannabis and gives back to the community.

Ms. Lee commented that "social equity" comes with setbacks and mental health problems and she expressed gratitude for support and advocacy.

Ms. Rodriguez greeted the board and provided an overview of her thirteen-year background in the cannabis industry, and said she wants to assist and empower Ms. Lee to create generational wealth for her family, while ensuring compliance by her business.

Chair Guzmán Fralick congratulated both and asked if the board had questions.

Member Mazzorana congratulated Ms. Lee and thanked her for her work in the medicinal side of cannabis. Ms. Lee responded that the medicinal healing community is very important. She expressed concern for communities using fentanyl and looks forward to starting programs to allow people to get help. Ms. Lee thanked Investigator Michael Covington for his work on her application.

Member Merritt congratulated Ms. Lee and said she was excited to see all the progress made.

Member Berry asked if there will be community education on the impact of medicinal cannabis vs. alternatives. Ms. Lee provided statistics for 2024 opioid abuse and her intent to promote CBD or cannabis as an alternative.

Member Mazzorana moved to approve the conditional independent consumption lounge license for Sunflower Compassionate Company LLC.

Member Merritt seconded the motion. All Members said aye. Motion carried.

V. **Requests for Transfer of Interest**

David Staley, Division Chief – Investigations and Enforcement, presented the transfers of interest.

**A. Sunflower Compassionate Company LLC (ACON-A22-00046) (TOIs #25001 & #25002) transferring a portion of ownership interest to Greenhouse Group, Inc. and Greenhouse Management Group LLC.**

Chief Staley stated TOIs 25001 and 25002 request approval for Rachel Lee of Sunflower Compassionate Company LLC (Sunflower) to sell 49% of her ownership to Celestia Rodriguez and Dr. Shireda Howard through their companies, Greenhouse Group Inc and Greenhouse Management Group LLC.

Ms. Rodriguez and Dr. Howard indicated their involvement will be financial only and they will not have operational responsibilities.

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Sunflower requested a waiver of NCCR 5.110 pursuant to 5.112 for transfers of interest less than 5%. CCB staff suggests that if approved, the board limit the waiver to expire on the next TOI agenda date. Mr. Staley introduced Rachel Lee, Celestia Rodriguez and Dr. Howard to the board.

Chair Guzmán Fralick asked for additional information. Ms. Lee said she is requesting a transfer of ownership because Ms. Rodriguez brings financial backing and experience and she wishes to share the opportunity and profit with both Ms. Rodriguez and Dr. Howard.

Chair Guzmán Fralick asked the board for questions, comments or motion.

Member Merritt moved to approve the transfer of interest for **Sunflower Compassionate Company LLC (ACON-A22-00046) (TOIs #25001 & #25002) transferring a portion of ownership interest to Greenhouse Group, Inc. and Greenhouse Management Group LLC** with a waiver of NCCR 5.110 pursuant to 5.112 for transfers of interest less than 5% set to expire on the next agenda date.

Member Mazzorana seconded the motion. All Members said aye. Motion carried.

### **B. Urban Hills LLC (C127) (TOI #2400044) transferring license C127 to Calyx Peak, Inc.**

Chief Staley stated TOI **2400044** requested approval for Urban Hills LLC (Urban Hills) to sell its cultivation license (C127) to Calyx Peak, Inc. (Calyx) in exchange for forgiveness of its promissory note from Calyx. Mr. Staley provided background on the operation, noting Calyx is a privately held company with operations in California, Massachusetts and Missouri. This acquisition will be Calyx's entry into the Nevada market. Calyx requested a waiver of NCCR 5.110 pursuant to 5.112 for transfers of interest less than 5%, and CCB staff suggests that if approved, the board limit such waiver to expire on the next TOI agenda date. Mr. Staley said no areas of concern were developed in connection with the investigation and introduced Adam Fulton, Dustin and Crystal Pebbles, Howard Keum and Allison Stockman to answer questions from the board.

Chair Guzmán Fralick welcomed Mr. Fulton and his clients. Mr. Fulton thanked the board and staff for their hard work and assistance and said the parties found creative solutions to reach a resolution.

Mr. Keum, CEO and Founder of Calyx Peak addressed the board and provided an overview of the cultivation facilities he manages in California, Ohio, Missouri as well as extraction facilities. He discussed the awards they've won and that he looks forward to bringing medical-grade products and operations to Nevada, resulting in employment, tax revenue etc.

Chair Guzmán Fralick asked if the board had additional questions or for a motion.

Member Mazzorana moved to approve the transfer of interest for **Urban Hills LLC (C127) (TOI #2400044) transferring a license C127 to Calyx Peak, Inc. with** a waiver of NCCR 5.110 pursuant to 5.112 for transfers of interest less than 5% set to expire on the next agenda date.

Member Merritt seconded the motion. All Members said aye. Motion carried.

### **C. CPCM Holdings, LLC (C078, C082, P054, D027, D028, RD263, RD264, RD265, RD267, RD329, RD598, T050, CLA002) (TOI #2500023)**

Chief Staley presented TOI 2500023 requesting approval for the internal restructuring for estate planning purposes : an existing owner will place ownership in a trust and add a second trustee, and a request for waiver of NCCR 5.110 pursuant to 5.112 for transfer of interest less than 5%. CCB staff suggests that if approved, the board limit such waiver to expire on the next TOI agenda date. Mr. Staley noted no areas of concern were developed during the investigation and introduced Amanda Connor, Mitch Britton and Linda Findley.

Chair Guzmán Fralick extended a welcome on behalf of the board.

Ms. Connor confirmed this to be an estate planning, internal restructuring transfer of interest, moving the owner's interest into a trust, and adding a co-trustee. She thanked Investigator Blasco, Chief Staley and the investigations division for their work. Ms. Connor introduced Mr. Britton, Linda and Ed Findlay.

Chair Guzmán Fralick asked the board for questions or for a motion.

Member Berry moved to approve TOI 2500023, transfer of ownership interest of Edward Findlay to entity numbers **(C078, C082, P054, D027, D028, RD263, RD264, RD265, RD267, RD329, RD598, T050, CLA002)** through CPCM Holdings LLC to The Edward R. Findlay and Linda A. Findlay Family Trust, dated July 31, 1996 with a waiver of NCCR 5.110 pursuant to 5.112 for transfers of interest less than 5% set to expire on the next agenda date.

Member Merritt seconded the motion. All Members said aye. Motion carried.

Chair Guzmán Fralick reopened Agenda Item V-A for presentation purposes; no action is needed by the board.

Rachel Lee, Celestia Rodriguez and Dr. Shireda Howard of Sunflower Compassionate Company LLC (Sunflower) approached the podium. Dr. Howard provided information on her background in federal tax law and organizations she works with to provide outreach and education on how to run a business. She said she will ensure regulatory obligations related to taxes are met and will serve and reinvest in the communities.

Dr. Howard provided a presentation to the board and said educational components are in place to keep cannabis use safe for new residents, children and proper ID and keeping patients safe. Additional discussion regarding her medical background and Ms. Lee's vision occurred and the desire to provide holistic alternatives.

Chair Guzmán Fralick thanked Ms. Lee, Ms. Rodriguez and Dr. Howard for the presentation.

**VI. Briefing from the Chair and Executive Director 1:20:13**

Chair Guzmán Fralick expressed gratitude to the Legislative Counsel Bureau for providing their facilities to CCB to host board meetings. She also announced that Governor Lombardo has reappointed Dr. Mazzorana to the Cannabis Compliance Board for an additional four-year term.

Executive Director Humm congratulated Rachel Lee on the conditional approval of her license and expressed appreciation for the dedicated efforts of CCB staff working behind the scenes. He informed attendees that CCB will follow the regulatory process, with 30-day notices posted in advance to allow stakeholders and public the opportunity to discuss matters prior to the presentation to the board.

Mr. Humm also commended Senior Deputy Attorney General L. Kristopher Rath, Division Chief David Staley and their teams for their diligent work on the transfers of interest. He announced that additional training and workshops will be scheduled in the near future.

**VII. Next Meeting Date:** September 18, 2025

**VIII. Items for Future Agendas**

**IX. Public Comment**

There were no in person or online comments.

**X. Adjournment**

Meeting adjourned at 9:51 a.m.