

## **License Transaction:**

Applicant: PH Franklin d/b/a Public House

The applicant is seeking a new all alcoholic beverages restaurant license to be located at 480 Franklin village Drive. The License Manager will be Glenn J. Stowers.

The following departments have signed off on this application: Treasurer/Collector, Police Department, Town Clerk

The following departments have NOT signed off on this application: Fire Department, Building/Zoning Department and the Health Department

**MOTION** to approve the request by PH Franklin d/b/a Public House for a new all alcoholic beverages restaurant license and approve the Manager, Glenn J. Stowers.

DATED:, 2021	VOTED:
	UNANIMOUS:
A True Record Attest:	YES: NO:
	ABSTAIN:
	ABSENT:
Nancy Danello Temporary Town Clerk	Glenn Jones Clerk

Glenn Jones, Clerk Franklin Town Council

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The Commonwealth of Massachusetts Alcoholic Beverages Control Commission 95 Fourth Street, Suite 3, Chelsea, MA 02150-2358 www.mass.gov/abcc

## **APPLICATION FOR A NEW LICENSE**

		Municip	ality FRANKILN					
1. LICEN	SE CLAS	SIFICATION INFO	RMATION		l		<b></b>	
ON/OFF-P		TYPE		CATEGO	DRY			CLASS
On-Premises-	12	§12 Restaurant			lic Beverage	5		Annual
Please provi the intende	de a narra d theme oi	live overview of the tra concept of the busine	ansaction(s) being ess operation. Attac	applied for. On-pr ch additional page	emises ap es, if neces	plicants should a sary.	also provide a	
Applicant se concept. The	eks a bar res ere si also a l	staurant serving casual co 700 sq. ft. outdoor deck.	omfort food. The pre	mises consists of 5,6	i82 sq. ft. w	ith bar and restaur	ant with an "An	nerican Pub"
ls this licens	e applicati	on pursuant to special	legislation?	C Yes (i) I	No Cha	ipter	Acts of	
2. BUSIN The entity	ESS ENT that will b	TITY INFORMATI	ON and have operation	nal control of th	e premis	25.	The found of the second se	
Entity Name	PH Fra	nklin, inc.				FEIN		
DBA	Public	House	N	lanager of Record	Glenn	J. Stowers		
Street Addr	ess 153 V	/ashington St., E. Walp	ole, MA 02032					
Phone			En	nail				
Alternative	Phone N	one		Website	None			
Please provid	de a compl	OF PREMISES ete description of the luded in the licensed a	premises to be lice rea, and total squa	nsed, including th are footage. You n	ne number nust also s	r of floors, numbe ubmit a floor pla	er of rooms on n.	each floor, any
5,682 sq. fl dining roor	:. on one f n/bar, kite	loor consisting of res hen, office and store	taurant and bar. age closet. There i	There are a total s also an approx	of seven Imate 70	(7) rooms: 3 ba 0 sq. ft. outdoor	throoms, r deck.	
Total Square	Footage: [	6,382	Number of Entra	inces: 1		Seating Capacit	ty: 180	
Number of Fl	oors	1	Number of Exits	4		Occupancy Nur	mber: 200	
		CONTACT	he licensing autho	rities should conta	act regard	ing this application	on.	<b></b>
Name:	1	ter G. Timson, Esg.		Phone:				
Title: Att	orney	***************************************	**************************************	Email				

Email:

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#### APPLICATION FOR A NEW LICENSE

5. CORPORATE S	TRUCTURE		
Entity Legal Structure	Corporation	Date of Incorporation	Sep 22, 2020
State of Incorporation	Massachusetts	Is the Corporation public	ly traded? (* Yes 🛛 🌘 No

#### 6. PROPOSED OFFICERS, STOCK OR OWNERSHIP INTEREST

List all individuals or entities that will have a direct or indirect, beneficial or financial interest in this license (E.g. Stockholders, Officers, Directors, LLC Managers, LLP Partners, Trustees etc.). Attach additional page(s) provided, if necessary, utilizing Addendum A.

- The individuals and titles listed in this section must be identical to those filed with the Massachusetts Secretary of State.
- The individuals identified in this section, as well as the proposed Manager of Record, must complete a CORI Release Form.
- Please note the following statutory requirements for Directors and LLC Managers: On Premises (E.g.Restaurant/ Club/Hotel) Directors or LLC Managers - At least 50% must be US citizens; Off Premises(Liquor Store) Directors or LLC Managers - All must be US citizens and a majority must be Massachusetts residents.
- If you are a Multi-Tiered Organization, please attach a flow chart identifying each corporate interest and the individual owners of
  each entity as well as the Articles of Organization for each corporate entity. Every individual must be identified in Addendum A.

Name of Principal	Residential Address		SSN	nor
Glenn J. Stowers	153 Washington St., E. Walpole	e, MA 02032		
Title and or Position	Percentage of Ownership	Director/ LLC Manag	ger US Citizen	MA Resident
President/Treasurer	100	(	€ Yes € No	@Yes CNo
Name of Principal	Residential Address		SSN	DOB
Title and or Position	Percentage of Ownership	Director/ LLC Manag	ger US Citizen	MA Resident
		C Yes C No	C Yes C No	C Yes C No
Name of Principal	Residential Address		SSN	DOB
Title and or Position	Percentage of Ownership	Director/ LLC Manag	er US Citizen	MA Resident
		C Yes C No	C Yes C No	C Yes C No
Name of Principal	Residential Address	······	SSN	DOB
Title and or Position	Percentage of Ownership	Director/LLC Manag	Jer US Citizen	MA Resident
Name of Principal	Residential Address	C Yes C No	CYes CNo	CYes CNo
	nesiderittal Address		SSN	DOB
		A. J.	]	
Title and or Position	Percentage of Ownership	Director/ LLC Manag	ler US Citizen	MA Resident
		C Yes C No	CYes CNo	C Yes C No
Additional pages attached?	CYes CNo			

#### CRIMINAL HISTORY

Has any individual listed in question 6, and applicable attachments, ever been convicted of a State, Federal or Military Crime? If yes, attach an affidavit providing the details of any and all convictions.

#### **APPLICATION FOR A NEW LICENSE**

#### **6A. INTEREST IN AN ALCOHOLIC BEVERAGES LICENSE**

Does any individual or entity identified in question 6, and applicable attachments, have any direct or indirect, beneficial or financial interest in any other license to sell alcoholic beverages? Yes 🗌 No 🔀 If yes, list in table below. Attach additional pages, if necessary, utilizing the table format below.

Name	License Type	License Name	Municipality
			······································

#### 6B. PREVIOUSLY HELD INTEREST IN AN ALCOHOLIC BEVERAGES LICENSE

Has any individual or entity identified in question 6, and applicable attachments, ever held a direct or indirect, beneficial or financial interest in a license to sell alcoholic beverages, which is not presently held? Yes No X is intracted by the sell of the sell alcoholic beverages, which is not presently held?

License Type	License Name	Municipality
	***********	

#### 6C. DISCLOSURE OF LICENSE DISCIPLINARY ACTION

Have any of the disclosed licenses listed in question 6Aor 68 ever been suspended, revoked or cancelled?

Yes 🗌 No 🔀 If yes, list in table below. Attach additional pages, if necessary, utilizing the table format below.

Date of Action	Name of License	City	Reason for suspension, revocation or cancellation
	·····		
Sector Contraction of the Contra			

#### 7. OCCUPANCY OF PREMISES

Please complete all fields in this section. Please provide proof of legal occupancy of the premises.

- If the applicant entity owns the premises, a deed is required.
- If leasing or renting the premises, a signed copy of the lease is required.
- If the lease is contingent on the approval of this license, and a signed lease is not available, a copy of the unsigned lease and a letter
  of intent to lease, signed by the applicant and the landlord, is required.
- If the real estate and business are owned by the same individuals listed in question 6, either individually or through separate business entities, a signed copy of a lease between the two entities is required.

Please indicate by what mean	ns the applicant will occupy t	he premises		
Landlord Name CSC Frankli	n Village LP	L		
Landlord Phone		Landlord Email		
Landlord Address	dar Realty Trust Partnership, L	.P. 44 South Bayles Avenue, Ste. 3	04, Port Washington, NY 11050	
Lease BegInning Date	9/30/2020	Rent per Month	\$9,166.67	
Lease Ending Date	2025	Rent per Year	\$110,000.00	]
Will the Landlord receive re	evenue based on percentag	e of alcohol sales?	() Yes ( No	3

#### **APPLICATION FOR A NEW LICENSE**

#### **8. FINANCIAL DISCLOSURE**

A. Purchase Price for Real Estate	\$36,861.00	
B. Purchase Price for Business As	None	
C. Other * (Please specify below)	\$\$50,000.00	
D. Total Cost \$286,86		.00

\*Other Cost(s): (i.e. Costs associated with License Transaction including but not limited to: Property price, Business Assets, Renovations costs, Construction costs, Initial Start-up costs, Inventory costs, or specify other costs):"

#### SOURCE OF CASH CONTRIBUTION

Please provide documentation of available funds. (E.g. Bank or other Financial Institution Statements, Bank Letter, etc.)

Name of Contributor	Amount of Contribution		
PH Franklin, Inc.	\$36,861.00		
Glenn J. Stowers	\$\$,50,000.00		
Tota	\$ 186,861, at Sacross		

#### SOURCE OF FINANCING

Please provide signed financing documentation.

Name of Lender	Amount	Type of Financing	Is the lender a licensee pursuant to M.G.L. Ch. 138.	
			CYes CNo	
			C Yes C No	
			CYes CNo	
			CYes CNo	

#### FINANCIAL INFORMATION

Provide a detailed explanation of the form(s) and source(s) of funding for the cost identified above.

PH Franklin has paid the initial lease costs. Glenn J. Stowers will be providing any additional capital required from his personal assets either by way of loan to PH Franklin, Inc. or capital contribution.

9. PLEDGE INFORMATION		<b></b>		
Please provide signed pledge documentation				
Are you seeking approval for a pledge?  Y				
Please indicate what you are seeking to ple	ge (check all that apply)	📋 Stock	Inventory	
To whom is the pledge being made?				

## **10. MANAGER APPLICATION**

A. MANAGER INFORMAT	ION				
The individual that has t	peen appointed to manage	and control the licensed bus	siness and prem	ises.	
Proposed Manager Name	Glenn J. Stowers	Date of Birth	1	SSN [	
Residential Address	153 Washington St., East Walp	ole, MA 02032			
Email		Phone			
Please indicate how many	hours per week you intend to	be on the licensed premises	40		
B. CITIZENSHIP/BACKGROU	IND INFORMATION				
Are you a U.S. Citizen?*		(i Yes (	No *Manager n	nust be a U.S. Citiz	ien

If yes, attach one of the following as proof of citizenship US Passport, Voter's Certificate, Birth Certificate or Naturalization Papers.

Have you ever been convicted of a state, federal,	or military crime?
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If yes, fill out the table below and attach an affidavit providing the details of any and all convic	tions. Attach additional pages, if necessary,
utilizing the format below.	

Municipality	Charge	Disposition
		5 e

#### C. EMPLOYMENT INFORMATION Please provide your employment history. Attach additional pages, if necessary, utilizing the format below. Start Date End Date Position Employer Supervisor Name 1991 present lowner Mechanical Energy Co. Glenn J. Stowers 1982 1991 manager Cold Air Refrigeration **Robert Stowers**

	2 <u>LINARY ACTION</u> a beneficial or financial inte ion? (* Yes (* No <sup>If ye</sup>	rest in, or l es, please	peen the r ill out the	nanager of, a license to sell alcoholic beverages that was subject to table. Attach additional pages, if necessary,utilizing the format below.
Date of Action	Name of License	State	City	Reason for suspension, revocation or cancellation
	****	·-		
1				

I hereby swear under the pains and peperference of the trat the infu	primation I have provided in this app	lication is true and accurate.
Manager's Signature	1	Date 10/8/20
		77

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## **11. MANAGEMENT AGREEMENT**

Are you requesting approval to utilize a management company through a management agreement? If yes, please fill out section 11.

CYes @ No

Please provide a narrative overview of the Management Agreement. Attach additional pages, if necessary.

IMPORTANT NOTE: A management agreement is where a licensee authorizes a third party to control the daily operations of the license premises, while retaining ultimate control over the license, through a written contract. This does not pertain to a liauor license manager that is employed directly by the entity.

#### **11A. MANAGEMENT ENTITY**

List all proposed individuals or entities that will have a direct or indirect, beneficial or financial interest in the management Entity (E.g. Stockholders, Officers, Directors, LLC Managers, LLP Partners, Trustees etc.).

Entity Name	Address	Phone	•
Name of Principal	Residential Address	_] [	
Title and or Position	Percentage of Ownership Director	US Citizen	MA Resident
Name of Principal	Residential Address	SSN	DOB
Title and or Position	Percentage of Ownership Director	US Citizen	MA Resident
Name of Principal	Residential Address	SSN	C Yes C No DOB
Title and or Position	Percentage of Ownership Director	US Citizen	MA Resident
Name of Principal	Residential Address	SSN	DOB
Title and or Position	Percentage of Ownership Director	US Citizen	MA Resident
CRIMINAL HISTORY	C Yes C No	C Yes C No	C Yes C No

Has any individual identified above ever been convicted of a State, Federal or Military Crime? If yes, attach an affidavit providing the details of any and all convictions.

## **11B. EXISTING MANAGEMENT AGREEMENTS AND INTEREST IN AN ALCOHOLIC BEVERAGES**

#### LICENSE

Does any individual or entity identified in question 11A, and applicable attachments, have any direct or indirect, beneficial or financial interest in any other license to sell alcoholic beverages; and or have an active management agreement with any other licensees?

, if yes, list in table below. Attach additional pages, if necessary, utilizing the table format below. Yes I No I

Name	License Type	License Name	Municipality
			-

CYes CNo

#### **11C. PREVIOUSLY HELD INTEREST IN AN ALCOHOLIC BEVERAGES LICENSE**

Has any individual or entity identified in guestion 11A, and applicable attachments, ever held a direct or indirect, beneficial or financial interest in a license to sell alcoholic beverages, which is not presently held? Vee Im No F If yes, list in table below. Attach additional pages, if pecessary, utilizing the table format below.

Name	License Type	License Name	Municipality		
		******/ <u>/</u>	······		

#### **11D. PREVIOUSLY HELD MANAGEMENT AGREEMENT**

Has any individual or entity identified in question 11A, and applicable attachments, ever held a management agreement with any other Massachusetts licensee?

If yes, list in table below. Attach additional pages, if necessary, utilizing the table format below. Yes No

Licensee Name	License Type	Municipality	Date(s) of Agreement

#### **11E. DISCLOSURE OF LICENSE DISCIPLINARY ACTION**

Has any of the disclosed licenses listed in questions in section 11B, 11C, 11D ever been suspended, revoked or cancelled? Yes No If yes, list in table below. Attach additional pages, if necessary, utilizing the table format below.

Date of Action	Name of License	City	Reason for suspension, revocation or cancellation

#### **11F. TERMS OF AGREEMENT**

a. Does the agreement provide for termination by		Yes No	
b. Will the licensee retain control of the business f	inances?	Yes 🗌 No 🗍	
c. Does the management entity handle the payrol	I for the business?	Yes 🗌 No 🗍	
d. Management Term Begin Date		e. Management Term End Date	
f. How will the management company be comper	nsated by the licens	ee? (check all that apply)	
\$ per month/year (indicate amount)			
% of alcohol sales (indicate percentage)			
6 of overall sales (indicate percentage)			
other (please explain)			
مهيب	L	99.9 Marina da antica antica antica antica antica antica da canada antica antica antica antica antica antica a	Language (1, 1, 1, 1, 1, 1, 1, 1, 1, 1, 1, 1, 1, 1

ABCC Licensee Officer/LLC Manager	Management Agreement Entity Officer/LLC Manag
Signature:	Signature:
Title:	Title:
Date:	Date:

#### ier

#### APPLICANT'S STATEMENT

I, Glenn J. Stowers the: Sole proprietor; partner; Corporate principal; LLC/LLP manager

#### of PH Franklin, Inc.

Name of the Entity/Corporation

hereby submit this application (hereinafter the "Application"), to the local licensing authority (the "LLA") and the Alcoholic Beverages Control Commission (the "ABCC" and together with the LLA collectively the "Licensing Authorities") for approval.

I do hereby declare under the pains and penalties of perjury that I have personal knowledge of the information submitted in the Application, and as such affirm that all statements and representations therein are true to the best of my knowledge and belief. I further submit the following to be true and accurate:

- I understand that each representation in this Application is material to the Licensing Authorities' decision on the Application and that the Licensing Authorities will rely on each and every answer in the Application and accompanying documents in reaching its decision;
- I state that the location and description of the proposed licensed premises are in compliance with state and local laws and regulations;
- (3) I understand that while the Application is pending, I must notify the Licensing Authorities of any change in the information submitted therein. I understand that failure to give such notice to the Licensing Authorities may result in disapproval of the Application;
- (4) I understand that upon approval of the Application, I must notify the Licensing Authorities of any change in the ownership as approved by the Licensing Authorities. I understand that failure to give such notice to the Licensing Authorities may result in sanctions including revocation of any license for which this Application is submitted;
- (5) I understand that the licensee will be bound by the statements and representations made in the Application, including, but not limited to the identity of persons with an ownership or financial interest in the license;
- (6) I understand that all statements and representations made become conditions of the license;
- (7) I understand that any physical alterations to or changes to the size of the area used for the sale, delivery, storage, or consumption of alcoholic beverages, must be reported to the Licensing Authorities and may require the prior approval of the Licensing Authorities;
- (8) I understand that the licensee's failure to operate the licensed premises in accordance with the statements and representations made in the Application may result in sanctions, including the revocation of any license for which the Application was submitted; and
- (9) I understand that any false statement or misrepresentation will constitute cause for disapproval of the Application or sanctions including revocation of any license for which this Application is submitted.
- (10) I confirm that the applicant corporation and each individual listed in the ownership section of the application is in good standing with the Massachusetts Department of Revenue and has complied with all laws of the Commonwealth relating to taxes, reporting of employees and contractors, and withholding and remitting of child support.

Signatur Title:

Date: 10/5/20

## CORPORATE VOTE

The Board of Di	rectors or LLC Managers of	PH Franklin, Inc.	
The board of bit	rectors of the managers of	Entity Name	1
duly voted to ap	oply to the Licensing Autho		and the
Commonwealth	of Massachusetts Alcoholi	City/Town ic Beverages Control Commission on	Oct 1, 2020 Date of Meeting
For the following tran	nsactions (Check all that ap	ply):	
New License	Change of Location	Change of Class (i.e. Annual / Seasonal)	Change Corporate Structure (i.e. Corp / U
Transfer of License	Alteration of Licensed Premises	Change of License Type (i.e. club / restaurant)	Pledge of Collateral (i.e. License/Stock)
Change of Manager	Change Corporate Name	Change of Category (i.e. All Alcohol/Wine, Malt)	Management/Operating Agreement
Change of Officers/ Directors/LLC Managers	Change of Ownership Interest (LLC Members/ LLP Partners, Trustees)	Issuance/Transfer of Stock/New Stockholder       Other	Change of Hours Change of DBA
(A 10750 T	Glenn J. Stowers		
"VOTED: To aut	inorize	Name of Person	
do all things rea	quired to have the applicat	execute on the Entity's behalf, any ner ion granted."	cessary papers and
"VOTED: To ap	point Clening stored	Name of Liquor License Manager	
premises descr therein as the l	ribed in the license and aut	nt him or her with full authority and c hority and control of the conduct of a way have and exercise if it were a na	all business
A true copy at	test,	For Corporations O A true copy attest,	
	cer /LLC Manager Signature		Signature
Place J.	Stormen	blen de	1 104/205

(Print Name)

(Print Name)



Commonwealth of Massachusetts Alcoholic Beverages Control Commission 95 Fourth Street, Suite 3 Chelsea, MA 02150

## CORI REQUEST FORM

The Alcoholic Beverages Control Commission ("ABCC") has been certified by the Criminal History Systems Board to access conviction and pending Criminal Offender Record Information ("CORI"). For the purpose of approving each shareholder, owner, licensee or applicant for an alcoholic beverages license, I understand that a criminal record check will be conducted on me, pursuant to the above. The information below is correct to the best of my knowledge.

ABCC LICENSE INFORMATION		ME: PH Franklin Ind	2		CITY/TOWN	Franklin MA
			-		]	L
PPLICANT INFORMATION		_	[			econh
AST NAME: Stowers		FIRST NAME:	Glenn		MIDDLE NAME:	
MAIDEN NAME OR ALIAS (IF APPLI	CABLE):			PLACE OF BIRTH:		
DATE OF BIRTH:	SSN:			ID THEFT INDEX PI	N (IF APPLICABLE):	
MOTHER'S MAIDEN NAME:		DRIVER'S LICENSE	#:		STATE LIC. ISSUED	):
GENDER: MALE	HEIGHT:		WE	EIGHT:	EYE COLOR:	
CURRENT ADDRESS:						
CITY/TOWN:			STATE: M	A ZIP:	Ľ	
FORMER ADDRESS:						
CITY/TOWN:			STATE: M	A ZIP:		
PRINT AND SIGN					· he	
PRINTED NAME: Glenn J	Stowers	APPLICANT	/EMPLOYEE SIG	NATURE:	he f	Mag .
NOTARY INFORMATION						
On this December 2	2,2020 be	fore me, the unde	ersigned notar	y public, personall	, appende	Elenn J. Stowers
(name of document signer), I	proved to me throug	h satisfactory evid	dence of ident	ification, which we		unh m
to be the person whose namits stated purpose.	e is signed on the p	receding or attac	hed documen	t, and acknowledg	ed to me that (h	e) (she) signed it voluntaril
					NOTARY	
ISION USE ONLY					Notar COMMONWEA_TH My Commiss	ER G. TIMSON y Public of MASSACHUSETTS ston Expires On 08, 2027
UESTED BY:	CORI-AUTHORIZEDEMPLOYEE	en issued an identity Theft				
CUI identify Theft Index PIN Number is to be compley Number by the DCUI. Certified agencies are reauly mation to ensure the accuracy of the CCRI request red to be submitted to the DCUI via mail or by fax to	process. ALL CORI request forms	pportunity to include this that include this field are				

## **Payment Confirmation**

## YOUR PAYMENT HAS PROCESSED AND THIS IS YOUR RECEIPT

Your account has been billed for the following transaction. You will receive a receipt via email.

Transaction Processed Successfully.

		\$200.00
FILING FEES-RETAIL	PH Franklin Inc	\$200.00
Description	Applicant, License or Registration Number	Amount

#### Date Paid: 10/7/2020 1:36:13 PM EDT

Total Convenience Fee: \$4.70 Total Amount Paid: \$204.70

Payment On Behalf Of

License Number or Business Name: PH Franklin Inc

Fee Type: FILING FEES-RETAIL Billing Information First Name: Glenn

Last Name: Stowers

The Commonwealth of Massachusetts William Francis Galvin       Minimum Fee: \$250.00         Secretary of the Commonwealth, Corporations Division One Ashburton Place, 17th floor Boston, MA 02108-1512 Telephone: (617) 727-9640       Minimum Fee: \$250.00
Articles of Organization (General Laws, Chapter 156D, Section 2.02; 950 CMR 113.16)
Identification Number:
ARTICLE I
The exact name of the corporation is:
PH FRANKLIN, INC.
ARTICLE II
<ul> <li>Unless the articles of organization otherwise provide, all corporations formed pursuant to G.L. C158D have the purpose of engaging in any lawful business. Please specify if you want a more limited purpose:</li> <li>TO CARRY ON A BUSINESS THAT OWNS, MANAGES, AND DEVELOPS RESTAURANTS INCLU DING FULL SERVICE RESTAURANTS AND BARS WHICH PURCHASE, PREPARE AND SELL FO OD, MALT, WINE AND LIQUOR AND TO THAT END TO DO ANY OTHER BUSINESS AND INCI DENTAL THERETO, CONNECTED THEREWITH; AND THE DOING AND PERFORMING OF ANY AND ALL ACTS OR THINGS NECESSARY, PROPER OR CONVENIENT FOR OR INCIDENTAL T</li> <li>O THE FURTHERANCE OF THE CARRYING OUT OF THE POWERS OR PURPOSES HEREIN MEN TIONED. TO ENTER INTO AND PERFORM ALL MANNER AND KINDS OF CONTRACTS, AGREE MENTS, AND OBLIGATIONS FOR ANY LAWFUL PURPOSE BY OR WITH ANY PERSON, FIRM, ASSOCIATION, CORPORATION, FINANCIAL INSTITUTION, LENDER, OR GOVERNMENTAL DI VISION OR SUBDIVISION. TO BUY, ACQUIRE, LEASE, OR OTHERWISE ACQUIRE REAL PROPE RTY AND ANY INTEREST OR RIGHT THEREIN; AND TO TREAT SUCH PROPERTY IN ANY MAN NER NECESSARY, USEFUL OR ADVANTAGEOUS FOR THE PURPOSES OF THIS CORPORATION IN IN GENERAL, TO HAVE AND EXERCISE ANY AND ALL POWERS THAT CORPORATIONS HA VE AND MAY EXERCISE UNDER THE LAWS OF THE COMMONWEALTH OF MASSACHUSETT S, AS THE SAME MAY BE AMENDED. TO DO ALL AND EVERYTHING NECESSARY, SUITABLE, OR PROPER FOR THE ACCOMPLISHMENT OF ANY OF THE PURPOSES, THE ATTAINMENT OF ANY OF THE OBJECTS, OR THE EXERCISE OF ANY OF THE POWERS HEREIN SET FORTH, EIT HER ALONE OR IN CONJUNCTION WITH OTHER CORPORATIONS, FIRMS, OR INDIVIDUALS, AND EITHER AS PRINCIPAL OR AGENTS, AND TO DO EVERY OTHER ACT OR ACTS, THING O R THINGS, INCIDENTAL OR AGENTS, AND TO OR GROWING OUT OF OR CONNECTED WITH THE ABOVE- MENTIONED OBJECTS, PURPOSE, OR POWER.</li> </ul>
ARTICLE III State the total number of shares and par value, if any, of each class of stock that the corporation is authorized to issue. All corporations must authorize stock. If only one class or series is authorized, it is not necessary to specify any particular designation.

		Num of Shares	Total Par Value	Num of Shares
CNP	\$0.00000	200,000	\$0.00	101,000
G.L. C156D eliminates t	ne concept of par value, C156D Section	however a corporation 6.21 and the commo	n may specify par valu ents thereto.	e in Article III. See G.L
		ARTICLE IV		
If more than one class of	stock is authorized, stat	e a distinguishing des	ignation for each class	s. Prior to the issuance
any shares of a class, if s preferences, voting power	s, qualifications, and spe	ecial or relative rights	or privileges of that cla	ss and of each other
class of which shares are	outstanding and of eac	n senes then establis	ieu within any class.	
		ARTICLE V		
The restrictions, if any, im	posed by the Articles of	Organization upon the	e transfer of shares of	f stock of any class are
"RESTRICTIONS ON	TRANSFER OF SH	ARES OF STOCK"	NO PRESENT OR	FUTURE STOCKHO
LDER OF THE CORP	ORATION OR HIS E	XECUTOR, ADMI	NISTRATOR, OR P	ERSONAL REPRES
NTATIVE SHALL EN	CUMBER OR DISP	OSE OF THE STOO	CK OF THE CORPO	RATION WHICH H
NOW OWNS OR MA	Y HEREAFTER ACC	DUIRE, EXCEPT A	S FOLLOWS: (A)A	NY STOCKHOLDE
MAY TRANSFER AN	Y PART OR ALL O	F SUCH STOCK B	Y TESTATE DIREC	TION OR INTESTA
E DISTRIBUTION AT	THE TIME OF HIS	DEATH TO OR FO	OR THE BENEFIT C	F ANY PERSON OI
PERSONS, OR BY G	FT TO, OR IN TRUS	T FOR THE BENE	FIT OF HIMSELF,	HIS SPOUSE, HIS P
RENT OR PARENTS	OR ANY DESCENI	DANT OR DESCEN	VDANTS OF HIS. I	N CASE OF ANY SU
CH TRANSFER, THE	LEGATEES, HEIRS	NEXT OF KIN, D	ONEES, OR OTHEI	R TRANSFEREES S
ALL RECEIVE AND	HOLD SUCH STOC	K SUBJECT TO TH	<b>IE RESTRICTIONS</b>	ON ENCUMBRAN
E AND DISPOSITION	IS SET FORTH IN T	HIS ARTICLE FIFT	TH OF THE ARTICI	LES OF ORGANIZA
ION. (B)ANY STOCK	HOLDER WHO DE	SIRES TO SELL A	LL OR ANY PART	OF SUCH STOCK S
ALL FIRST OFFER I	N WRITING SUCH S	TOCK FOR SALE	TO THE CORPORA	ATION AT THE SAI
E PRICE AND UPON	THE SAME TERMS	OFFERED TO SU	CH STOCKHOLDE	R BY A BONA FID
PROSPECTIVE PURC	CHASER OF SUCH S	SHARES. THE COL	RPORATION SHAL	L HAVE THE OPTI
N FOR TEN (10) DA	YS AFTER ITS RECI	EIPT OF SUCH WE	RITTEN OFFER TO	ACCEPT SUCH OF
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D, THEN THE STOCKHOLDER SO DESIRING TO SELL PART OR ALL OF HIS STOCK SHALL HA VE THE RIGHT FOR A PERIOD ENDING ON THE SIXTIETH (60TH) DAY AFTER THE EXPIRATIO N OF THE AFORESAID THIRTY-DAY PERIOD, TO SELL SUCH STOCK TO, AND ONLY TO, THE AFORESAID BONA FIDE PROSPECTIVE PURCHASER IN THE SAME QUANTITY, AT THE SAME PRICE, AND UPON THE SAME TERMS AS WERE OFFERED TO THE OTHER STOCKHOLDERS A ND/OR THE CORPORATION. UPON THE EXPIRATION OF SUCH 60-DAY PERIOD, IF SUCH STO CKHOLDER DOES NOT SELL SUCH STOCK, ALL OF THE RESTRICTIONS IMPOSED BY THIS A RTICLE FIFTH OF THE ARTICLES OF ORGANIZATION SHALL APPLY TO ALL OF THE STOCK OWNED BY SUCH STOCKHOLDER.

#### **ARTICLE VI**

Other lawful provisions, and if there are no provisions, this article may be left blank.

CONTINUATION SHEET VI SPECIAL PROVISIONS ONE. ALL CORPORATE POWERS OF THE C ORPORATION SHALL BE EXERCISED BY THE BOARD OF DIRECTORS EXCEPT AS OTHERWIS E PROVIDED BY LAW. IN FURTHERANCE AND NOT IN LIMITATION OF THE POWERS CONFE RRED BY STATUTE, THE BOARD OF DIRECTORS IS EXPRESSLY AUTHORIZED TO MAKE, AME ND OR REPEAL THE BY-LAWS OF THE CORPORATION IN WHOLE OR IN PART, EXCEPT WITH RESPECT TO ANY PROVISION THEREOF WHICH BY LAW OR THE BY-LAWS REOUIRES ACTI ON BY THE STOCKHOLDERS, AND SUBJECT TO THE POWER OF THE STOCKHOLDERS TO A MEND OR REPEAL ANY BY-LAW ADOPTED BY THE BOARD OF DIRECTORS. TWO. IN THE AB SENCE OF FRAUD, NO CONTRACT OR OTHER TRANSACTION OF THE CORPORATION SHAL L BE AFFECTED OR INVALIDATED BY THE FACT THAT ANY OF THE DIRECTORS OF THE COR PORATION ARE IN ANY WAY INTERESTED IN OR CONNECTED WITH ANY OTHER PARTY SO SUCH CONTRACT OR TRANSACTION OR ARE THEMSELVES PARTIES TO SUCH CONTRACT OR TRANSACTION, PROVIDED THAT THE INTEREST IN ANY SUCH CONTRACT OR TRANSAC TION OF ANY SUCH DIRECTOR SHALL AT THE TIME BE FULLY DISCLOSED OR OTHERWISE KNOWN TO THE BOARD OF DIRECTORS. ANY DIRECTOR OF THE CORPORATION MAY BE C OUNTED IN DETERMINING THE EXISTENCE OF A QUORUM AT ANY MEETING OF THE BOAR D OF DIRECTORS WHICH SHALL AUTHORIZE SUCH CONTRACT OR TRANSACTION AND MA Y VOTE AND ACT UPON ANY MATTER, CONTRACT OR TRANSACTION BETWEEN THE CORP. ORATION AND ANY OTHER PERSON WITHOUT REGARD TO THE FACT THAT HE IS ALSO A S TOCKHOLDER, DIRECTOR OR OFFICER OF, OR HAS ANY INTEREST IN, SUCH OTHER PERSO N WITH THE SAME FORCE AND EFFECT AS IF HE WERE NOT SUCH A STOCKHOLDER, DIREC TOR OR OFFICER OR NOT SO INTERESTED. ANY CONTRACT OR OTHER TRANSACTION OF T HE CORPORATION OR OF THE BOARD OF DIRECTORS OR OF ANY COMMITTEE THEREOF W HICH SHALL BE RATIFIED BY A MAJORITY OF THE HOLDERS OF THE ISSUED AND OUTSTAN DING STOCK ENTITLED TO VOTE ANY ANNUAL MEETING OR ANY SPECIAL MEETING CALL ED FOR THAT PURPOSE SHALL BE AS VALID AND AS BINDING AS THOUGH RATIFIED BY EV ERY STOCKHOLDER OF THE CORPORATION, PROVIDED, HOWEVER, THAT ANY FAILURE OF THE STOCKHOLDERS TO APPROVE OR RATIFY SUCH CONTRACT OR OTHER TRANSACTIO N, WHEN AND IF SUBMITTED, SHALL NOT BE DEEMED IN ANY WAY TO RENDER THE SAME INVALID OR DEPRIVE THE DIRECTORS AND OFFICERS OF THEIR RIGHT TO PROCEED WITH SUCH CONTRACT OR OTHER TRANSACTION. THREE, MEETINGS OF THE STOCKHOLDERS O F THE CORPORATION MAY BE HELD ANYWHERE WITHIN THE UNITED STATES. FOUR. NO C URRENT OR FORMER DIRECTOR OF THE CORPORATION SHALL BE PERSONALLY LIABLE TO THE CORPORATION OR ITS STOCKHOLDERS FOR MONETARY DAMAGES FOR OR ARISING OUT OF A BREACH OF FIDUCIARY DUTY AS A DIRECTOR NOTWITHSTANDING ANY PROVIS ION OF LAW IMPOSING SUCH LIABILITY; PROVIDED, HOWEVER, THAT THE FOREGOING SH ALL NOT ELIMINATE OR LIMIT THE LIABILITY OF A CURRENT OR FORMER DIRECTOR (I) FO R A BREACH OF THE DIRECTOR'S DUTY OF LOYALTY TO THE CORPORATION OR ITS STOCK HOLDERS, (II) FOR ACTS OR OMISSIONS NOT IN GOOD FAITH OR WHICH INVOLVE INTENTI ONAL MISCONDUCT OR A KNOWING VIOLATION OF LAW, (III) UNDER MASSACHUSETTS G ENERAL LAWS CHAPTER 156D, OR (IV) FOR ANY TRANSACTION FROM WHICH THE DIRECT

OR DERIVED AN IMPROPER PERSONAL BENEFIT. THE FOREGOING PROVISION SHALL NOT ELIMINATE OR LIMIT THE LIABILITY OF A DIRECTOR FOR ANY ACT OR OMISSION OCCURR ING PRIOR TO THE DATE UPON WHICH THE FOREGOING PROVISION BECAME EFFECTIVE. T O THE EXTENT PERMITTED BY LAW, NO AMENDMENT OR DELETION OF THE FOREGOING P ROVISIONS OF THIS PARAGRAPH FOUR WHICH RESTRICTS OR LIMITS THE PROTECTION PR OVIDED THEREUNDER TO CURRENT OR FORMER DIRECTORS SHALL BE EFFECTIVE WITH R ESPECT TO ACTIONS AND OMISSIONS OF THE DIRECTORS OCCURRING PRIOR TO THE DAT E SAID AMENDMENT OR DELETION BECAME EFFECTIVE.

Note: The preceding six (6) articles are considered to be permanent and may be changed only by filing appropriate articles of amendment.

#### ARTICLE VII

The effective date of organization and time the articles were received for filing if the articles are not rejected within the time prescribed by law. If a *later* effective date is desired, specify such date, which may not be later than the *90th day* after the articles are received for filing.

Later Effective Date: Time:

#### ARTICLE VIII

The information contained in Article VIII is not a permanent part of the Articles of Organization.

a,b. The street address of the initial registered office of the corporation in the commonwealth and the name of the initial registered agent at the registered office:

Name:

CHRISTOPHER G. TIMSON

No. and Street:

City or Town:

c. The names and street addresses of the individuals who will serve as the initial directors, president, treasurer and secretary of the corporation (an address need not be specified if the business address of the officer or director is the same as the principal office location):

Title	Individual Name First, Middle, Last, Suffix	Address (no PO Box) Address, City or Town, State, Zip Code
PRESIDENT	GLENN J. STOWERS	
TREASURER	GLENN J. STOWERS	
SECRETARY	GLENN J. STOWERS	
DIRECTOR	GLENN J. STOWERS	

d. The fiscal year end (i.e., tax year) of the corporation: December

e. A brief description of the type of business in which the corporation intends to engage:

RESTAURANT AND BAR

f. The street address (post office boxes are not acceptable) of the principal office of the corporation:

No. and Street: City or Town:	Country: <u>USA</u>			
g. Street address where the records of the corporation required to be kept in the located (post office boxes are not acceptable):	Commonwealth are			
No. and Street: City or Town: which is	Country: <u>USA</u>			
X       its principal office      an office of its transfer an office of its secretary/assistant secretary      its registered office	agent			
Signed this 22 Day of September, 2020 at 2:58:05 PM by the incorporator(s). (If an existing corporation is acting as incorporator, type in the exact name of the business entity, the state or other jurisdiction where it was incorporated, the name of the person signing on behalf of said business entity and the title he/she holds or other authority by which such action is taken.) GLENN J. STOWERS, PRESIDENT				
© 2001 - 2020 Commonwealth of Massachusetts All Rights Reserved				

#### THE COMMONWEALTH OF MASSACHUSETTS

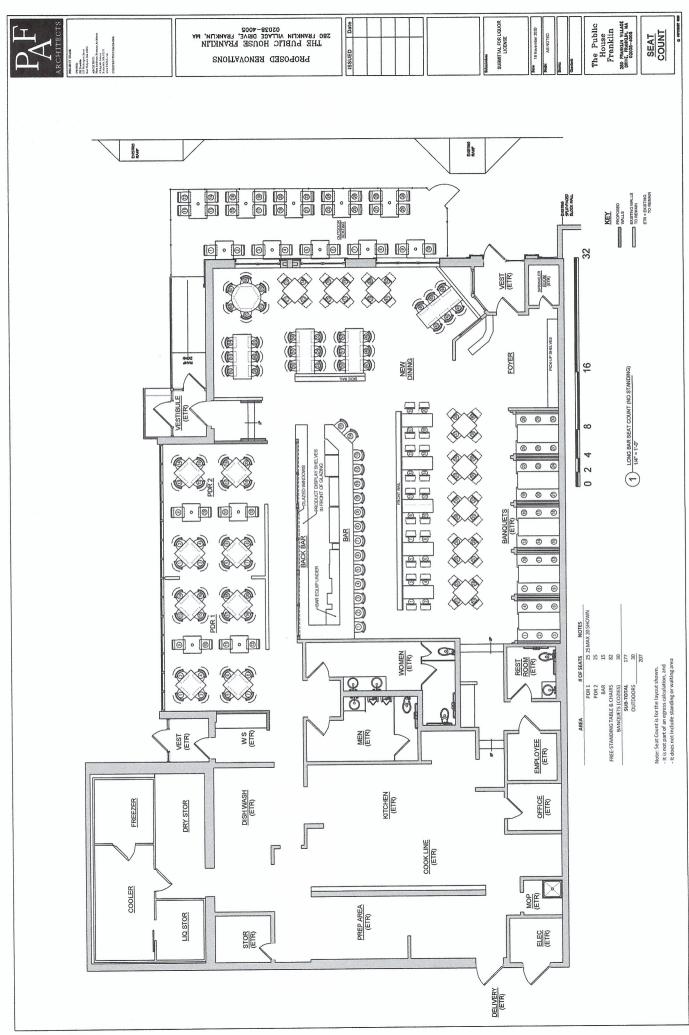
I hereby certify that, upon examination of this document, duly submitted to me, it appears that the provisions of the General Laws relative to corporations have been complied with, and I hereby approve said articles; and the filing fee having been paid, said articles are deemed to have been filed with me on:

September 22, 2020 02:50 PM

Hitian Train Dalie

WILLIAM FRANCIS GALVIN

Secretary of the Commonwealth



## SHOPPING CENTER

## LEASE AGREEMENT

Tenant: PH FRANKLIN, INC.

Landlord: CSC FRANKLIN VILLAGE LP

Center: FRANKLIN VILLAGE PLAZA SHOPPING CENTER

#### INDEX

Paragraph	Title
	Fundamental Lease Provisions
$\begin{array}{c} 1 \\ 2 \\ 3 \\ 4 \\ 5 \\ 6 (a) \\ 6 (b) \\ 7 \\ 8 \\ 9 \\ 10 \\ 11 \\ 12 \\ 13 \\ 14 \\ 15 \\ 16 \\ 17 \\ 18 \\ 19 \\ 20 \\ 21 \\ 12 \\ 23 \\ 24 \\ 25 \\ 26 \\ 27 \\ 28 \\ 29 \\ 30 \\ 31 \\ 32 \\ 33 \\ 34 \\ 35 \\ 36 \\ 37 \\ 38 \\ 39 \\ 40 \\ 41 \\ \end{array}$	Fundamental Lease Provisions References Premises Term Minimum Rent Security Deposit Percentage Rent Sales Reporting "Gross Sales" Defined Landlord's and Tenant's Work Conduct of Business Common Areas? Common Area Maintenance Costs Use of Premises; Compliance with Laws Marketing Fund Utilities and Services Repairs by Landlord Repairs and Maintenance by Tenant Taxes Tenant Fixtures; Decorations Signs Alterations; Liens Indemnity; Liability of Tenant and Landlord Insurance Damage by Fire or Other Casualty Assignment and Subletting Condemnation Default; Remedies Mortgages Successors and Assigns Access to Premises Termination Estate in Land Holding Over Interest; Attorney's Fees Recording Non-Waiver Time of the Essence Severability Relocation Notices Force Majeure Brokerage Landlord's Liability
39 40	Force Majeure Brokerage Landlord's Liability Captions Entire Agreement; Amendment; Consents
44 45 46 47 48 49	Jurisdiction and Venue Tenant Obligations Rules and Regulations Transfer Taxes Confession of Judgment; Waiver Quiet Enjoyment Furnishing of Financial Statements
50 51 52 53 54 55 56 57	Furnishing of Financial Statement Trade Name Waiver of Counterclaims, Trial by Jury and Certain Damages Specific Performance of Landlord's Rights Execution and Authority Tenant Damages Payment by Electronic Transfer Patriot Act

Exhibits:

Exhibits: Exhibit A - Premises Exhibit B – Landlord's Work Exhibit C – Exclusives and Prohibited Uses Exhibit D – Sign Criteria Exhibit D-1 – Pylon Sign Exhibit E – Rules and Regulations Exhibit F – Form of Tender of Delivery Notice

(including reasonable attorneys' fees and costs) arising from or related to any breach of the foregoing certification.

IN WITNESS WHEREOF. the parties hereto have duly executed this Lease and exhibits thereto in duplicate, individually or through their authorized officers, agents, or attorneys-in-fact, as the case may be, causing their respective seals to be affixed hereto the day and year first above written.

#### WITNESS:

#### LANDLORD:

DocuSigned by: Karen Gerard 720C9B5A892143B...

DocuSigned by:

CSC FRANKLIN VILLAGE LP

By: Name: Title: Robin Zeight Robinszergier Title: Chief operating officer

WITNESS:

TENANT:

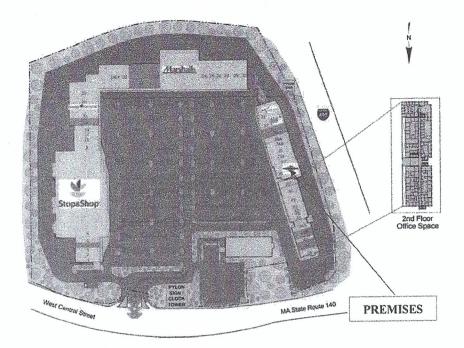
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PH FRANKLIN, INC Name 1 della m T. Title:

#### EXHIBIT A

#### PREMISES

Franklin Village Plaza - Site Plan



Note: All spaces depicted on this site plan are for general informational purposes only, and are not represented to be drawn to scale. No party shall rely upon this drawing with respect to the final location or size of spaces within the Shopping Center. Additionally, no representation is made with respect to the continuing occupancy of any tenant depicted on the site plan unless expressly contained in the body of the Lease.

## **EXECUTIVE SUMMARY**

**Glenn J Stowers** 

Accomplished executive with a vast and diverse history. Entrepreneurial spirit showcasing a quantified track record of results. Strengths are focused on identifying skills in others and nurturing them at all different levels of development. This has led to a career full of stability and eclectic ventures with a solid base concept. The items listed below are a representation of some events and time lines up to this point which have shaped the current approach to business.

Graduated from a Burr De Coe Vocational high school in East Brunswick NJ. 1977-1982 Only graduate to attend collage directly from the graduating class. Completed 2 years Middlesex County college in NJ. No degree. Completed field specific studies at North Eastern University. No degree.

Cool-It Refrigeration: 1978 through 1984 Technician While in high school and immediately following I worked summers and breaks at the family owned refrigeration company in Cambridge MA learning mechanical skills and observing grass roots management styles.

Cold-Aire Refrigeration:

1984-1991

Technician

The family organization changed names as partners were augmented. I remained an employee and continued my root education in the mechanical disciplines. During this time I received my education on self-reliance and realized the results of work verses reward.

Building Environments Corporation:

1991-2000

Principal.

BEC (Building Environments Corp) was started as an attempt to stand out from the family organization and identify as an individual. The core concept was to lean on the things I had been taught and not hide in the wings but to gain the opportunity to implement all the things I felt were the correct directions. The largest learning curve of this initial experience was that nothing is as easy as it looks and the real path is a slow methodical, incremental approach.

I continued to focus and developed an affinity for larger clients, a comfort with this type of client was due to early teachings by my father who showed me through example that these larger groups need help just as the smaller do and that if you are interested in solving issues they will embrace the solution; resulting in a reward that is generally larger and ongoing.

## **EXECUTIVE SUMMARY**

**Glenn J Stowers** 

Americas Mortgage Group: 1993-1995 Partner.

As an equal principal Partner, this organization was conceived by me and two other individuals. One was an Accountant and the other was a Mortgage Broker. We devised an interesting view of the then mortgage landscape which included sourcing mortgage funding in one location and transferring it to a larger economic area thereby developing a lower income lending program for limited credit borrowers. The company grew quickly and serviced MA and NY clients. We developed two separate offices and introduced a telemarketing program which led to a robust account base. The conclusion of the organization was triggered by changing banking regulations which made the core profit center less appealing.

Clyde's Grill and Bar: 1995-2015

Manager.

A project that started with me and two other individuals, one of which had been involved in the Mortgage Group. We naively entered the restaurant business under the misconception that if you build it they will come. We quickly found that the landscape was less than inviting as we had a competitive audience that included large national and entrenched local establishments. The timing was not good but we developed a no-quit attitude and ultimately won over the clientele. One partner was dismissed after the initial 18 months which represented a difficult negotiation and has left a strong impression on my management style.

Ultimately the restaurant became one of the entrenched local establishments that still stands and services the community today. I am often approached by the original staff members and told that it was one of the mote powerful and enriching times to their lives. I echo that comment.

Intercept Boat Company:

1993-2019

Crew/ Board member.

As a mechanical individual I surrounded myself with individuals who were interested in all thing mechanical. Through one of these relationships a desire to develop a stronger faster sea going vehicle (Boat) was born. I was lucky to be invited to participate with a strong willed group of passionate people during this time. Due to this passion and after a lot of hard work we had conceived a workable strategy; this combined with the skill sets of each person involved created a stable and highly functioning prototype water vessel. We felt we had created an exciting and innovative approach to sea worthiness but lacked the testing education to verify our theories. Due to persistence and commitment to the cause we were granted an audience with the marine studies team at MIT. At the conclusion of testing it was established that what had been created was a craft with the lowest vertical acceleration rates in the world. This led to a variety of very interesting events which included getting involved with U.S. Naval Surface Warfare Center (NSWC) and being quantified as developing what would be deemed "The smoothest riding Boat in the world" along with many other classified result accolades. The Boat was intended for sea bound tactical insertion and extraction, Aerial deployment, and night mission delivery of assets. We worked with Navy Seal team 6 in Coronado CA and consulted with many branches of the US government including Navy, Coast Guard, Customs, and Law enforcement.

We were invited to and attended many tests and were one of the only privet contractors to be granted use of the drag tanks and weather simulation annex in Carderock VA while working with NSWC. We

## EXECUTIVE SUMMARY

#### **Glenn J Stowers**

were funded through Office of National Drug Control Policy (ONDCP), while demonstrating the vessel to military, law enforcement and riverine compliments throughout the country.

The vessel was/is used today in law enforcement protecting the harbors in NYC as well as Boston, as well as operating as deterrent vessels protecting American oil rigs in Nigeria, and is in development through a joint task force with Grumman and NASA to become an autonomous minesweeper.

Retail Environmental Technologies Corp:

2000-2010

Principal.

The name of the company was augmented to align better to my focus on retail store clientele. Retail Environmental Technologies Corp. ("RETEC") was focused entirely on national retail clients. The preferred profile of a client was small to mid-size box multi location national retail with 500 million in gross revenue and above. RETC provided national consulting, energy management with a strong physical presence providing self-preforming service and maintenance to this same clientele.

Mechanical Energy Corporation:

2010-Present

Principal.

I refined the organization again into its current form under a new and more flexible name focused on general expansion to include local HVAC services as well as support for the robust clientele already enjoyed by the company. The new organization, Mechanical Energy Corporation superseded the Retail Environmental Technologies Corp but maintained the RETEC brand as a DBA. The RETEC team is lean and strong demonstrating the ability to maneuver quickly and use time proven methods to satisfy the most demanding of clients. We have secured such major clients as Apple, GAP, Old Navy, Victoria Secrets, H&M, Urban Outfitters, J. Jill, etc. We are recognized as a top vendor supplier by these organizations and are the top-rated vendor in our business sector year after year.

2017-Present

Gavel Public House

Consultant.

Participate in direction correction of overall business and advise managing members of strategic moves required to adhere to todays changing business environment. Assisted and advised regarding financials for day to day operations. Acted as general advisor on all process and procedures of the entity and participate in expansion plan to control seasonal sales deficiencies. All actions ultimately resulted in leveling sales lines and controlling spending, stabilizing the organization through best practice implementation.

Please feel free to contact me for any clarification or additional information as needed.

# Public House

Franklin Village, Franklin, Ma

## **STARTERS**

#### **Bone-In or Boneless Wings**

oven roasted wings or hand breaded tenders tossed in your choice of sauce, served with veggie sticks & bleu cheese dressing 12

#### Signature Sauces and Rubs

\*buffalo \*roasted garlic parmesan \*sweet chili \*kung pao \*honey bbq \*teriyaki glaze \*garlic habañero sriracha \*salt n' vinegar \*old bay spice \*ragin cajun\*

note: additional charge for extra sauces

#### Poutine

golden fried tater tots topped with rich brown gravy, sharp Vermont cheddar cheese & chopped scallions 13

#### **Buffalo Cauliflower**

fresh cauliflower florets cooked till golden, tossed with our house-made buffalo sauce topped with cool buttermilk ranch, crumbled bleu cheese & chopped scallions 14

#### New Zealand Lamb Lollipops

grilled medium rare & served over our house-made mint chimichurri 15

#### **Skillet Nachos**

crispy tri colored tortilla chips topped with house-made queso, melted cheddar, sliced jalapeños, roasted corn salsa, guacamole, sour cream & chopped scallions 14 pork carnitas 4 buffalo chicken 4 roasted cauliflower 4 shrimp 5

#### Father Bill's Potstickers

Asian style pork dumplings, cooked till golden & served with sesame-ginger dipping sauce 12

#### Hummus Plate

fresh house made hummus, tabouli, cucumber-garlic tzatziki, & olive tapenade served with warm pita bread & veggie sticks 14

#### **Steak and Cheese Rolls**

grilled steak wrapped with a four cheese blend in a crispy wonton, fried till golden brown served with chipotle aioli & black beans salsa 14

#### Sweet Chili Calamari

lightly breaded, fried till crispy and served with cilantro cabbage, pineapple mango salsa & sweet chili sauce 15

#### Asian Lettuce Wraps

Thai peanut satay chicken served with fresh lettuce wraps, chilled Asian noodles, carrots, cucumbers, cabbage & trio of dipping sauces 1 14

#### Twin Crab Cakes

two pan seared house-made crab cakes served over roasted creamed corn, onions & peppers 15

#### **Bacan Wrapped Scallops**

fresh Chatham scallops wrapped in smoked bacon served with chipotle BBQ dipping sauce 14

#### SOUPS

#### New England Clam Chowder

thick, creamy Cape Cod style chowder loaded with fresh chopped clams, potatoes and fresh herbs cup 5 bowl 7

#### **Onion Soup Gratin**

slow simmered sweet onions in rich beef stock with house baked croutons and melted Swiss cheese 7

Soup of The Day ask your server 7

#### HAND CRAFTED SALADS

#### The House Salad

fresh mixed greens topped with chopped garden veggies, house baked croutons & your choice of dressing 12

#### **Gavel Caesar**

crisp romaine lettuce tossed with savory caesar dressing, Parmesan cheese & house baked croutons. served in our one of a kind edible Parmesan cheese bowl

15 Roasted Beet & Goat Cheese

fresh mixed greens topped with oven roasted beets, crumbled goat cheese, crispy fried shallots & a balsamic drizzle 15

#### West Coast

crisp romaine lettuce topped with tomatoes, cucumbers, red onions, bacon & avocado served in a freshly fried tortilla bowl 14

#### Athenos Salad

crisp chopped romaine lettuce topped with cherry tomatoes, cucumbers, red onions, pepperoncinis, kalamata olives, feta cheese & creamy Greek dressing 14

#### Asian Noodle Salad

fresh mixed greens topped with Asian noodles, chopped garden veggies, crispy wonton strips & sesame ginger dressing 14

#### **Harvest Salad**

fresh baby spinach topped with cherry tomatoes, red onions, diced avocado, dried cranberries, walnuts, bleu cheese & apple-cider vinaigrette 14

#### Add to any salad

grilled chicken 4 buffalo chicken 4 roasted cauliflower 4 grilled steak tips 6 grilled shrimp 6 seared Cape Cod scallops 7

## **MEXICAN STREET TACOS**

served on your choice of three warm tortillas or lettuce wraps with roasted corn salsa, cilantro slaw & zesty chipotle-lime aioli. red beans n' rice and grilled Mexican street corn on the side

#### **Pork Carnitas**

tender slow roasted pork marinated in garlic & jalapeños 18

#### I.P.A. Battered Haddock fresh local haddock beer battered & cooked til' golden 19

Carne Asada tender skirt steak grilled with sea salt & lime juice 19

Santa Fe Shrimp flash sauteed wild gulf shrimp with cajun spices 19 Short Rib

oven roasted short ribs 18

#### Caiun Salmon

grilled cajun salmon with mango salsa served with jasmine rice 18

## ENTREES

#### Mac n' Cheese

tender cavatappi pasta tossed with our three cheese sauce, baked till bubbly with cheddar cheese & toasted bread crumbs 15

buffalo chicken 3 bbq pulled pork 3 ground beef & bacon 3

#### SoCal Rice Bowl

a huge bowl of our Spanish red beans n' rice topped with marinated cajun chicken, roasted corn salsa, grilled jalapeños, cheddar cheese, guacamole & chipotle aioli served with three warm tortillas 18

#### Chef Luis's Chipotle BBQ Ribs

slow oven roasted marinated pork ribs served with french fries and cole slaw 19

#### **Chicken Florentine**

baked with a creamy garlic sauce served over sauteed spinach, cherry tomatoes & served with your choice of two sides 18

#### **Gavel Steak Tips**

our house marinated black angus sirloin tips, grilled to your liking served with your choice of two sides 20

#### Seafood Mac N' Cheese

your choice of fresh Maine lobster meat or roasted garlic shrimp with tender cavatappi pasta, tossed in our creamy three cheese sauce with baby spinach, diced tomato & fresh mozzarella finished with a balsamic glaze drizzle 24

#### **Cottage Pub Pie**

lean ground sirloin, simmered in stout spiked gravy with celery, carrots, onions & corn. topped with golden mashed potato crust & cheddar cheese 24

#### **Grilled Stir Fry**

your choice of steak or chicken sauteed in a savory teriyaki sauce with peppers & onions served over jasmine rice with your choice of one side 20

#### Fish & Chips

I.P.A. battered local haddock cooked till golden served over a bed of fries with cole slaw & tartar sauce 18

#### **Gavel Turkey Tips**

bourbon marinated turkey tips grilled to perfection & served with your choice of two sides 18

#### **Bourbon Roasted Scallops**

fresh Chatham scallops oven roasted in a cast iron skillet with fire roasted peppers, onions & our signature bourbon sauce served with your choice of two sides 22

#### Little Neck Linguine

little neck clams sauteed in garlic butter, white wine, fresh scallions, crushed red pepper & Parmesan cheese served over linguine 20

#### **Balsamic Roasted Salmon**

balsamic & garlic marinated salmon filet oven roasted and topped with fresh heirloom tomato-basil salad, served with your choice of two sides 20

## **SANDWICHES & WRAPS**

## all sandwiches served with your choice of one side

## Steak Tip Sandwich

shaved steak with peppers, onions & mushrooms topped with American cheese served on a toasted sub roll 14

## **Caprese Sandwich**

grilled chicken served on Texas toast with fresh mozzarella, sliced tomato, herbed mayo & drizzled with a balsamic glaze 14

## Pastrami Reuben

shaved angus pastrami grilled on thick marble rye with Swiss cheese, sauerkraut & thousand island sauce 14

## Patty Melt

our prime steak burger on thick Texas toast with sharp Vermont cheddar & bacon-onion marmalade 14

## Asian Noodle Wrap

teriyaki grilled chicken, chilled Asian noodles, cucumbers & mixed greens wrapped in a flour tortilla with sesame ginger sauce 14

## Chicken Ceasar Wrap

your choice of grilled or crispy chicken wrapped in a flour tortilla with romaine lettuce, caesar dressing, Parmesan cheese & croutons 14

## Turkey Club

slow roasted shaved turkey served on texas toast with herbed mayo, lettuce, tomato, & smoked bacon 14 Alert your server to any allergies or dietary needs.

#### BURGERS

Soz prime steak burgers grilled to your liking served on a toasted bun with your choice of a side. all can be substituted with turkey or veggie burger

#### The House Burger

Vermont sharp cheddar, applewood smoked bacon & our zesty chipotle campfire sauce 14

Backyard Burger melted American cheese, lettuce, tomato, red onion & house made spicy pickle 14

#### Chimichurri Burger white cheddar cheese, roasted

onion, peppers, and mint chimichurri sauce 14

## Fire and Ice Burger

bleu cheese, applewood smoked bacon & garlic habanero sriracha sauce 14

#### Crab Rangoon Burger

a blend of cream cheese & crab meat finished with a sweet chili sauce 15

## **GRILLED PUB PIZZA**

#### Tre Formaggi

savory san marazano tomato sauce with three cheese blend 14 pepperoni 2 grilled chicken 4 steak tips 4

#### **Chicken Bacon Ranch**

grilled chicken, crumbled applewood smoked bacon, buttermilk ranch & chopped scallions 14

#### C.B.A

homemade alfredo sauce topped with cheese, oven roasted chicken & fresh broccoli 15

#### Crab Rangoon

savory blend of cream cheese, crab meat, chopped chives & cheddar-mozzarella cheese blend topped with sweet chili sauce 15

#### SIGNATURE SIDES

\*tater tots
\*french fries
\*onion rings
\*sweet potato fries
\*steamed broccoli
\*cole slaw
\*red beans n' rice
\*adobo roasted
 cauliflower
\*garden salad
\*caesar salad
\*veg of the day
\*yukon whipped potatoes
\*Jasmine rice



#### CERTIFICATE OF COMPLIANCE WITH STATE LAWS

Pursuant to M.G.L Chapter 62C, Sec 49A, and M.G.L. Ch. 151A, Section 19A, the undersigned acting on behalf on the License Holder, certifies under the penalty of perjury that, to the best of the undersign's knowledge and belief, the License Holder is in compliance with all laws of the Commonwealth of Massachusetts relating to taxes, reporting of employees and contractors, and withholding and remitting child support\*.

\*\* Signature of Individual or Corporate License Holder (Mandatory)

\*\*\* License Holder's Social Security Number/or Federal Identification Number

Ulmy Stoward By:

Date: 10-5-20

Corporate Officer (Mandatory, if applicable)

\*The provision in the Attestation of relating to child support applies only when the License Holder is an individual.

\*\*Approval of or a renewal of a license will not be granted unless this certification clause is signed by the applicant. For all corporations, a certified copy of the vote of the Board of Directors must be provided.

\*\*\* Your social security number will be furnished to the Massachusetts Department of Revenue to determine whether you have met tax filing or tax payment obligations. Providers who fail to correct their non-filing or delinquency will not have a license or other agreement issued, renewed or extended. This request is made under the authority of Massachusetts General Laws, Chapter 62C, section 49A.

Boston, MA www.mas Workers' Compensation Insuran TO BE FILED WITH THE P Applicant Information	ss.gov/dia ace Affidavit: General Businesses.
Business/Organization Name: PH Franklin Inc	
Address: 153 Washington St	
City/State/Zip: East Walpole Ma 02032	Phone #:
<ul> <li>Are you an employer? Check the appropriate box:</li> <li>1 am a employer with 1 employees (full and/ or part-time).*</li> <li>1 am a sole proprietor or partnership and have no employees working for me in any capacity. [No workers' comp. insurance required]</li> <li>We are a corporation and its officers have exercised their right of exemption per c. 152, \$1(4), and we have no employees. [No workers' comp. insurance required]*</li> <li>We are a non-profit organization, staffed by volunteers, with no employees. [No workers' comp. insurance req.]</li> <li>my applicant that checks box #1 must also fill out the section below showing to fif the corporate officers have exempted themselves, but the corporation has oftganization should check box #1.</li> <li>am an employer that is providing workers' compensation insufficient is urance company Name: General Casualty Insurance company surer's Address: 1 General Drive</li> </ul>	Health Care 12. Other their workers' compensation policy information. her employees, a workers' compensation policy is required and such an <i>arrance for my employees. Below is the policy information.</i>
ty/State/Zip:	40/07/0004
blicy # or Self-ins. Lic. #	Expiration Date: 12/07/2021 on page (showing the policy number and expiration date).
tilure to secure coverage as required under Section 25A of MG to up to \$1,500.00 and/or one-year imprisonment, as well as ef up to \$250.00 a day against the violator. Be advised that a co- vestigations of the DIA for insurance coverage verification.	GL c. 152 can lead to the imposition of criminal penalties of a ivil penalties in the form of a STOP WORK ORDER and a fine py of this statement may be forwarded to the Office of
to hereby certify, under the pains and thatties of perjury the	at the information provided above is true and correct.
1 KALANISIAN	Date: 12/9/20
hone #: 617-908-4276	<i>,</i> ,
hone #: 617-908-4276	by city or town official.
one #: 617-908-4276 Official use only. Do not write in this area, to be completed	by city or town official.
none #: 617-908-4276	by city or town official. ermit/License #

www.	mass.	gov/	'dia



OP ID: MP					
DATE (MM/DD/YYYY)					
12/09/2020					

ACORD	CERTIFICATE OF LI	ABILITY INS	URAN	CE		MM/DD/YYYY)			
	· · · · · · · · · · · ·	· · · · · · ·				/09/2020			
THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED									
REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.									
IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).									
PRODUCER	to the certificate holder in lieu of s	Contact Matt Paharik							
Northwood Ins. Agency, Inc.		NAME: THE FUNCTION OF THE PHONE (AC, No, Ext)							
P.O. Box 187 Northborough, MA 01532		E-MAIL ADDRESS:							
		INSURER(S) AFFORDING COVERAGE NAIC #							
		INSURER A : General Casualty Insurance Co.				:			
NSURED PH Franklin Inc	INSURER B :								
DBA The Public House Glenn J Stowers	INSURER C.;								
Idiatul a Stomera		INSURER D :				·			
ł		INSURER E :							
COVERAGES CE	RTIFICATE NUMBER:	INSURER F :							
THIS IS TO CERTIFY THAT THE POLICIE		VE BEEN ISSUED TO		REVISION NUMBER:	THE POI				
INDICATED. NOTWITHSTANDING ANY F CERTIFICATE MAY BE ISSUED OR MAY EXCLUSIONS AND CONDITIONS OF SUCI	RÉQUIREMENT, TERM OR CONDITION / PERTAIN, THE INSURANCE AFFORI	I OF ANY CONTRACT DED BY THE POLICIE	OR OTHER I	DOCUMENT WITH RESPI	ECT TO	WHICH THIS			
INSR TYPE OF INSURANCE	ADDL SUBR	POLICY EFF	POLICY EXP (MM/DD/YYYY)	LIMI	TS.				
A X COMMERCIAL GENERAL LIABILITY				EACH OCCURRENCE	\$	1,000,000			
	BBP00017300	12/07/2020	12/07/2021	DAMAGE TO RENTED PREMISES (Ea occurrence)	.\$ .	100,000			
Liquor Liability	_ \$1 MILL/ \$2MILL	12/07/2020	12/07/2021	MED EXP (Any one person)	\$	10,000			
	-			PERSONAL & ADV INJURY	.\$	2,000,000			
				GENERAL AGGREGATE	\$	2,000,000			
				PRODUCTS - COMP/OP AGG	<u> </u>				
				COMBINED SINGLE LIMIT	s				
ANY AUTO				BODILY INJURY (Per person)	s				
AUTOS ONLY AUTOS				BODILY INJURY (Per accident	1				
AUTOS ONLY AUTOS ONLY				PROPERTY DAMAGE (Per accident)	\$				
					.s				
A X UMBRELLA LIAB OCCUR EXCESS LIAB CLAIMS-MAD	BUM0008679	12/07/2020	12/07/2021	EACH OCCURRENCE	\$	2,000,000			
DED RETENTIONS		12/0//2020	LAWITEDAT	AGGREGATE	5	2,000,000			
A WORKERS COMPENSATION AND EMPLOYERS' LIABILITY		····		X PER OTH-	5				
		12/07/2020	12/07/2021		s	500,000			
ANY PROPRIETOR/PARTNER/EXECUTIVE				E.L. DISEASE - EA EMPLOYE	1 .	500,000			
If yes, describe under DESCRIPTION OF OPERATIONS below				E.L. DISEASE - POLICY LIMIT	· · ·	500,000			
					}				
					}				
					<u>]                                    </u>				
DESCRIPTION OF OPERATIONS / LOCATIONS / VÉHI- Liquor Liability Coverage: \$1,000,00	CLES (ACORD 101, Additional Remarks Sched	ule, may be attached if mor Ancircolate	e space is requir	ed)					
Liquor Liability Coverage: \$1,000,00 Premisis: The Public House - 280 Fr 02038	anklin Village Drive, Franklin, M	A							
	· · · · · · · · · · · · · · · · · · ·								
CERTIFICATE HOLDER	CANCELLATION								
	TOWNFR1	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE							
Town of Franklin		THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.							
355 East Central Street Franklin, MA 02038									
TANKINI, MA UZUJO		AUTHORIZED REPRESENTATIVE							
i la		Matthie	$\mathcal{D}_{\mathcal{A}}$						
					· · · · ·				
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FRANKLIN/ Public Hearing 1/20/21 LEGAL NOTICE NOTICE OF PUBLIC HEARING FRANKLIN, MA New Section 12 All Alcoholic Beverages License - PH Franklin d/b/a Public House

The Franklin Town Council will hold a Public Hearing on an application by PH Franklin d/b/a Public House, located at 480 Franklin Village Drive, Franklin, MA for a New All Alcoholic Beverages Restaurant License. The hearing will be held on

Wednesday, January 20th, 2021 at 7:10 PM. This hearing will provide an open forum for the discussion. This meeting will be held remotely via the "ZOOM" platform. Residents can visit the Town Website (Franklinma.gov) and click on the Town Calendar for up to date information on how to access the meeting. If you have any questions, please call the Town Administrator's Office at (508) 520-4949.

Submitted by, Chrissy Whelton Licensing Administrator