

FRANCHISE DISCLOSURE DOCUMENT



800 DC, LLC, d/b/a Bizzie, and 1-800-DryClean,
A Michigan limited liability company
2060 Coolidge Highway Berkley, MI 48072
(248) 654-7000
www.bizzie.com

The franchisee owner will provide residential and commercial pick-up and delivery of laundry and dry cleanable goods and soft contents, pick-up and delivery of laundry and dry cleanable goods and soft contents to and from a locker-based system, and on-site cleaning of soft contents.

The total investment necessary to begin operation of a Bizzie franchise is approximately between \$65,650 and \$258,150. This includes \$38,900 to \$77,650 that must be paid to the franchisor or its affiliate and such amounts include the Initial Franchise Fee (comprised of a Fixed Licensing Fee, a Territory Fee and an Initial Package Fee), and up front Locker Fees (comprised of a Down Payment, Shipping and Taxes, and Labor and Installation).

You should consult Items 5 – 7 of this disclosure document for further information concerning the total investment required.

This disclosure document summarizes certain provisions of your Franchise Agreement and other information in plain English. Read this disclosure document and all accompanying agreements carefully. You must receive this disclosure document at least 14 calendar-days before you sign a binding agreement with, or make any payment to, the franchisor or an affiliate in connection with the proposed franchise sale. **Note, however, that no government agency has verified the information contained in this document.**

You may wish to receive your disclosure document in another format that is more convenient for you. To discuss the availability of disclosures in different formats, contact Jessica McGrath at 2060 Coolidge Highway, Berkley, MI 48072, 248-654-7000.

The terms of your contract will govern your franchise relationship. Don't rely on the disclosure document alone to understand your contract. Read the entire contract carefully. Show your contract and this disclosure document to an advisor, like a lawyer or an accountant.

Buying a franchise is a complex investment. The information in this disclosure document can help you make up your mind. More information on franchising, such as "A Consumer's Guide to Buying a Franchise," which can help you understand how to use this disclosure document, is available from the Federal Trade Commission. You can contact the FTC at 1-877-FTC-HELP or by writing to the FTC at 600 Pennsylvania Avenue, NW, Washington, D.C. 20580. You can also visit the FTC's home page at www.ftc.gov for additional information. Call your state agency or visit your public library for other sources of information on franchising.

There may also be laws on franchising in your state. Ask your state agencies about them.

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STATE COVER PAGE

Your state may have a franchise law that requires a franchisor to register or file with a state franchise administrator before offering or selling in your state. **REGISTRATION OF A FRANCHISE BY A STATE DOES NOT MEAN THAT THE STATE RECOMMENDS THE FRANCHISE OR HAS VERIFIED THE INFORMATION IN THE DISCLOSURE DOCUMENT.**

Call the state franchise administrator listed in Exhibit E for information about the franchisor or about franchising in your state.

MANY FRANCHISE AGREEMENTS DO NOT ALLOW YOU TO RENEW UNCONDITIONALLY AFTER THE INITIAL TERM EXPIRES. YOU MAY HAVE TO SIGN A NEW AGREEMENT WITH DIFFERENT TERMS AND CONDITIONS IN ORDER TO CONTINUE TO OPERATE YOUR BUSINESS. BEFORE YOU BUY, CONSIDER WHAT RIGHTS YOU HAVE TO RENEW YOUR FRANCHISE, IF ANY, AND WHAT TERMS YOU MIGHT HAVE TO ACCEPT IN ORDER TO RENEW.

Please consider the following **RISK FACTORS** before you buy this franchise:

THE FRANCHISE AGREEMENT REQUIRES YOU TO RESOLVE DISPUTES WITH US BY MEDIATION, ARBITRATION AND LITIGATION ONLY IN MICHIGAN. OUT OF STATE DISPUTE RESOLUTION INCLUDING ARBITRATION MAY FORCE YOU TO ACCEPT A LESS FAVORABLE SETTLEMENT FOR DISPUTES. IT MAY ALSO COST MORE TO ARBITRATE WITH US IN MICHIGAN THAN IN YOUR HOME STATE. YOUR STATE LAW MAY SUPERSEDE THIS PROVISION, AND IT MAY NOT BE ENFORCEABLE IN YOUR STATE. SEE SPECIAL STATE DISCLOSURES IN THE STATE ADDENDA TO THE FRANCHISE AGREEMENT AND DISCLOSURE DOCUMENT.

THE FRANCHISE AGREEMENT REQUIRES THAT MICHIGAN LAW GOVERNS THE AGREEMENT, AND THIS LAW MAY NOT PROVIDE THE SAME PROTECTION AND BENEFITS AS LOCAL LAW. YOU MAY WANT TO COMPARE THESE LAWS. YOUR STATE LAW MAY SUPERCEDE THIS PROVISION, AND IT MAY NOT BE ENFORCEABLE IN YOUR STATE. SEE SPECIAL STATE DISCLOSURES IN THE STATE ADDENDA TO THE FRANCHISE AGREEMENT AND DISCLOSURE DOCUMENT.

THE FRANCHISOR HAS MINIMUM SALES PERFORMANCE STANDARDS THAT YOU MUST MAINTAIN REGARDLESS OF THE REVENUE YOU RECEIVE FROM THE FRANCHISE. A ROYALTY FEE WILL BE CHARGED IN THE EVENT YOU DO NOT MAINTAIN SUCH MINIMUM SALES STANDARDS FOR TWO OR MORE CONSECUTIVE MONTHS. FAILURE TO PAY ANY APPLICABLE ROYALTY FEE CONSTITUTES GROUNDS FOR TERMINATION UNDER THE FRANCHISE AGREEMENT. YOU MAY WANT TO CONSIDER THIS WHEN MAKING A DECISION TO PURCHASE THIS FRANCHISE OPPORTUNITY.

THERE MAY BE OTHER RISKS CONCERNING THIS FRANCHISE.

Effective Date: See the next page for state effective dates.

January 2013

TABLE OF CONTENTS

ITEM 1. FRANCHISOR AND ANY PARENTS, PREDECESSORS AND AFFILIATES	3
ITEM 2. BUSINESS EXPERIENCE	6
ITEM 3. LITIGATION.....	7
ITEM 4. BANKRUPTCY.....	7
ITEM 5. INITIAL FEES.....	7
ITEM 6. OTHER FEES.....	10
ITEM 7. ESTIMATED INITIAL INVESTMENT.....	19
ITEM 8. RESTRICTIONS ON SOURCES OF PRODUCTS AND SERVICES	26
ITEM 9. FRANCHISEE'S OBLIGATIONS.....	30
ITEM 10. FINANCING.....	32
ITEM 11. FRANCHISOR'S ASSISTANCE, ADVERTISING, COMPUTER SYSTEMS AND TRAINING	35
ITEM 12. TERRITORY	43
ITEM 13. TRADEMARKS	47
ITEM 14. PATENTS, COPYRIGHTS, AND PROPRIETARY INFORMATION	49
ITEM 15. OBLIGATION TO PARTICIPATE IN THE ACTUAL OPERATION OF THE FRANCHISE BUSINESS.....	51
ITEM 16. RESTRICTIONS ON WHAT THE FRANCHISEE MAY SELL.....	51
ITEM 17. RENEWAL, TERMINATION, TRANSFER, AND DISPUTE RESOLUTION	52
ITEM 18. PUBLIC FIGURES.....	55
ITEM 19. FINANCIAL PERFORMANCE REPRESENTATIONS.....	55
ITEM 20. OUTLETS AND FRANCHISEE INFORMATION.....	55
ITEM 21. FINANCIAL STATEMENTS	70
ITEM 22. CONTRACTS.....	70
ITEM 23. RECEIPTS.....	71
ADDITIONAL STATE DISCLOSURES	
CONNECTICUT	72
CALIFORNIA.....	72
HAWAII.....	74
FLORIDA.....	75
ILLINOIS.....	75
INDIANA.....	76
MARYLAND.....	76
MICHIGAN.....	77
MINNESOTA.....	79
NEW YORK.....	79
NORTH DAKOTA.....	80
RHODE ISLAND.....	81
VIRGINIA.....	81
EXHIBITS	
A. FINANCIAL STATEMENTS.....	82
B. FRANCHISE AGREEMENT.....	83
C. FRANCHISE CONTACT INFORMATION.....	84
D. ELECTRONIC FUNDS TRANSFER AUTHORIZATION	94
E. SERVICE OF PROCESS.....	96
F. DISCLOSURE ACKNOWLEDMENT STATEMENT.....	98
G. NOTES	101
H: RIDERS AND ADDENDUMS TO THE FRANCHISE AGREEMENT	110
I: TABLE OF CONTENTS FOR OPERATING MANUAL	120
J: RECEIPTS:.....	122

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