PAVILION
The Pavilion is a next generation community hub for healthy, conscious living – delivering the tools and support people need to live happier, healthier, and more meaningful lives.

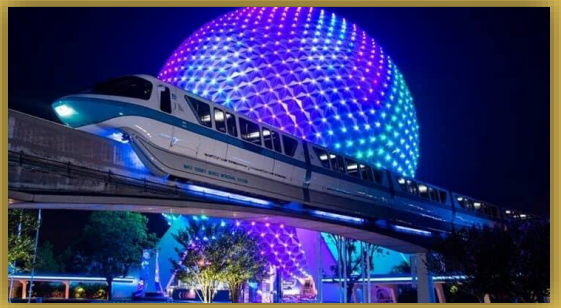
The Pavilion is based largely on Disney's original vision for EPCOT

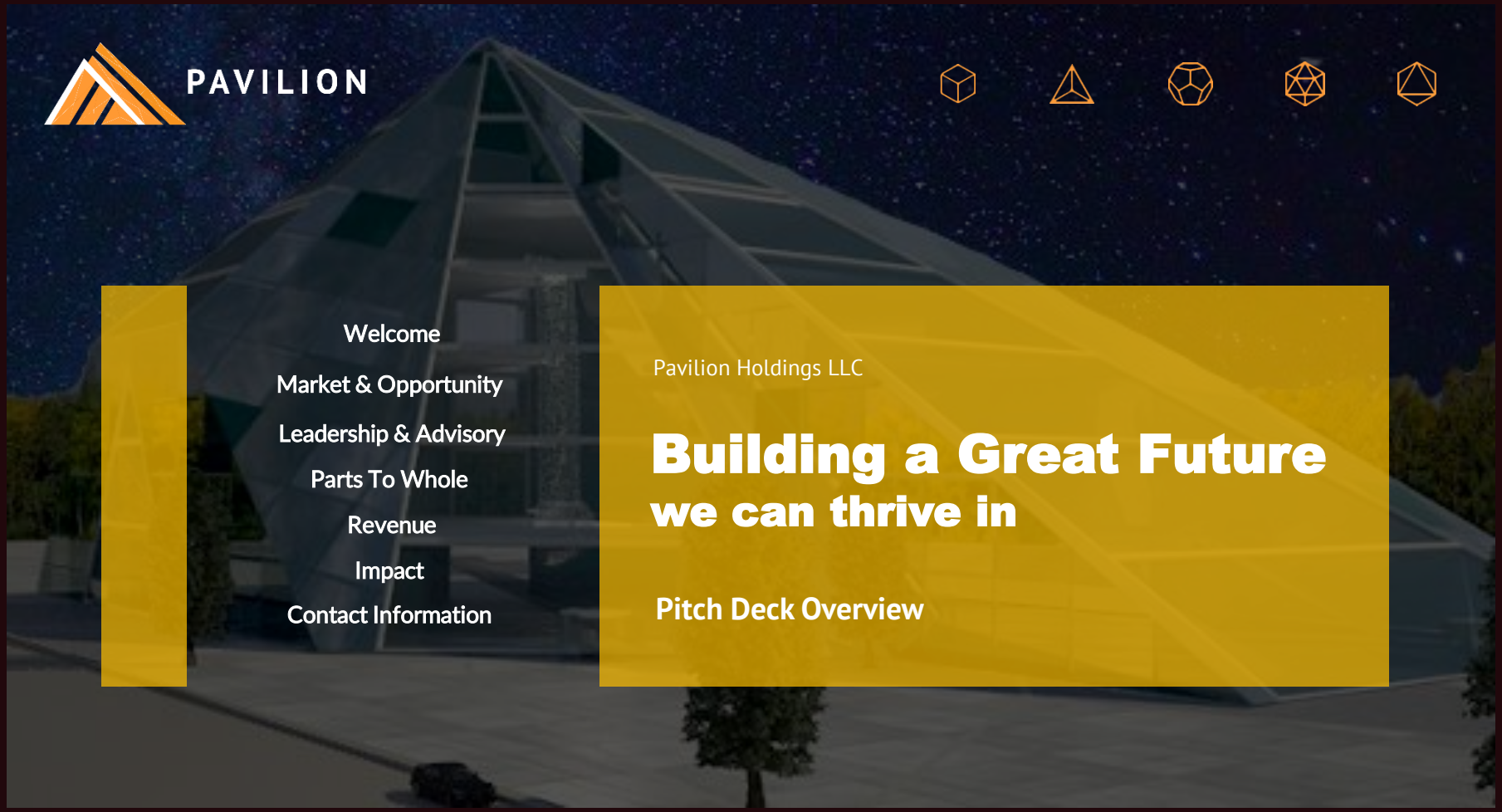
EPCOT: Experimental Prototype Community of Tomorrow

"*Epcot will take its que from the new ideas and the new technologies that are now emerging. […] It will be a community of tomorrow that will never be completed, but will always be introducing, and demonstrating, and testing, new materials and new systems – a showcase to the world for the ingenuity, and the imagination, of American free enterprise.*"

~ Walt Disney

"*I believe the greatest piece of urban design today is Disneyland.*" ~ Developer Jack Rouse




PAVILION
Welcome
Market & Opportunity
Leadership & Advisory
Parts To Whole
Revenue
Impact
Contact Information
Pavilion Holdings LLC
Building a Great Future
we can thrive in
Pitch Deck Overview

THE PAVILION

Welcome, Traveler

Ten years ago, I brought together a dozen of the world's most pre-eminent experts, in wellness, medicine, science, business, and BioGeometry, in Washington DC for a once-in-a-lifetime dialogue. After surveying the existing landscape and determining what was needed, we developed *The Pavilion Manifesto,* which is even more relevant now, in light of this global coup.

Goal #1: Pin down the beliefs, attitudes, and lifestyles which reflect the latest leaps in human understanding and consciousness.

Goal #2: Develop a marketplace map of the political, economic and societal vectors that will support and empower such a leap.

Goal #3: Apply accelerants (like fun, inspiration, excitement, and joy!)

Jim Grapek
Award-winning Producer/Director
Board-certified Frequency Medicine Clinician
Pavilion Holdings, LLC
Associated Producers, Inc

So what is The Pavilion? Simply defined, it's a tent; a curated repository to help us reach our highest potentials. It's a 3.5-acre, 100,000 square foot destination where you can expand your mind, rejuvenate your body, and nourish your soul.

State of Our World

(Chaotic… but with LOTS of opportunity.)

Creating that Better Tomorrow

The lies and corruption being exposed every day are causing people to rethink, relearn, and to create new models…. with better versions of healthcare, education, justice, governance, and life in general.

The Pavilion was designed from the ground up to provide the tools to support this.

By making communities better, we make America better, and we make the world better.

The curtain's been pulled back, showing much of our world was built on lies.

They lied to you about **protein**
They lied to you about **dairy milk**
They lied to you about **saturated fats**
They lied to you about **cholesterol**
They lied to you about **carcinogenic foods**
They lied to you about **tobacco**
They lied to you about **asbestos**
They lied to you about **mercury fillings**
They lied to you about **opioids**
They lied to you about **the safety of vaccines**
They lied to you about **fluoride in your water**
They lied to you about **GMO foods**
They lied to you about **pestisides**
They lied to you about **glyphosate**
They lied to you about **EMF radiation**
They lied to you about **cancer causing aerosols**
They lied to you about **lead in the paint**
They lied to you about **natural medcines**
They lied to you about **chemotherapy**
They lied to you about **statin drugs**

The Bottom line

It is time for us to act; to create more decentralized, community-based living systems where we and our children can thrive. With our institutions crumbling, we need to figure out how to replace them with systems built on integrity, truth, and uncorrupted science.

Pavilions were designed to help us heal and stay safe; to mitigate the toxins we're surrounded by, and to lead the way into a free, sovereign, thriving future.

Pavilions, which will deliver the next generation of everything, offer a smart, positive, upscale and exciting version of the future for those who are ready to celebrate life and live out their dreams.

The Documentary: PLANET LOCKDOWN

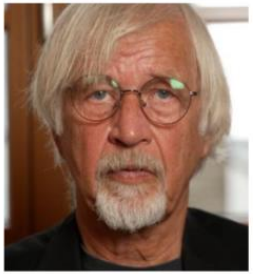
Pavilion Founder Jim Grapek Co-produced Planet Lockdown. This acclaimed documentary was seen around the world and garnered more than 20-million views before Facebook and YouTube censored it.

If you are unclear as to why the lockdowns took place or the ulterior motives behind the COVID “fraudemic,” please watch this film. It’s time to move on. (https://rumble.com/v1bpxmx-planet-lockdown-a-documentary-about-what-happened-to-our-world.html?e9s=src_v1_ucp)

PLANET Lockdown Documentary

Co-produced by Jim Grapek

Dr. Sucharit Bhakdi, MD (perhaps most cited microbiologist in world) // Dr. Scott Jensen // Catherine Austin Fitts (Solari Report – Fmr. Investment Banker) // Vaclav Klaus, Former Czech Prime Minister // Dr. F. Allenberger (Chief Epidemiologist, Austria) // Dr. Mike Yeadon (Former VP & Chief Science Officer of Pfizer) // Archbishop Vigano // Dr. Wolfgang Vodarg, (former public health official, member of German Parliament) // Reiner Fuellmich, JD (Int'l Lawyer – CA, Germany) // Dr. Carrie Madej, MD, and many more. PlanetLockdown.com



Internationally recognized experts and politicians unpack the deceptions and deliver the hard truths, in Planet Lockdown.

Pavilion Guiding Ethos

“The best way to predict the future… is to create it yourself.”

~Socrates

“You never change things by fighting the existing reality. To change something, build a new model that makes the existing one obsolete.”

~Buckminster Fuller

Next Action Steps

- Refresh The Pavilion's Management Team and Board
- Bring new Strategic Partners on board
- Find a location to replace the original Maryland site
- Create community partnerships and funding prospectuses
- Work with local officials to establish Pavilion "prosperity" zones -- to enable Pavilions to deliver better, unrestricted healthcare, create jobs, boost the local economy, and raise the region's standard of living

The Opportunity.

Marketplace issues and Opportunities.

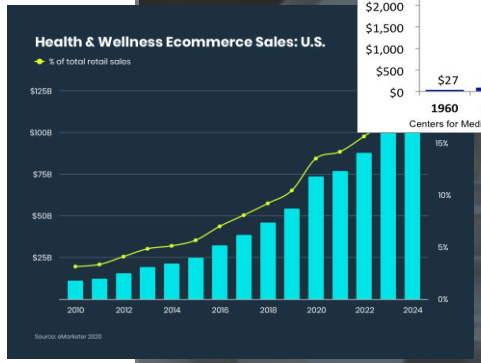
THE PAVILION

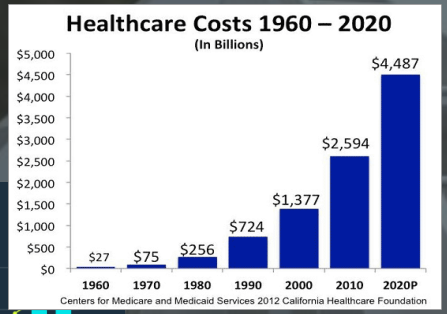
The Decline Of Conventional Care

55% of Gen Z and millennials (70 million) are without access to a primary care physician.

This has sparked unprecedented growth in the now $4 trillion combined **wellness market**.

Replacing the isolated corridors and abstract economics of healthcare, **wellness products and services** are lifestyle-driven, accessible online and through everyday consumer spaces.





THE OPPORTUNITY IN TRANSITION 2024 - 2030

The Rise of Wellness

Wellness has expanded by 6.4% since 2017, from $3.7 trillion to **$4.2 trillion in 2020**. That's 2x the speed of the global economy.

The **alternative & complementary medicine market** is expected to grow another 40%+ or more by the end of 2025.

Beneath the statistics, in the daily lives of millions, **wellness is all about lifestyle and real care –** not drugs and quick fixes.

THE OPPORTUNITY IN TRANSITION 2024 - 2030

Big Insurance will be increasingly challenged by Cost Sharing, Direct Primary Care, and Hybrid Health Packages

Health insurance and conventional healthcare costs are skyrocketing, yet the only one worse off is the consumer.

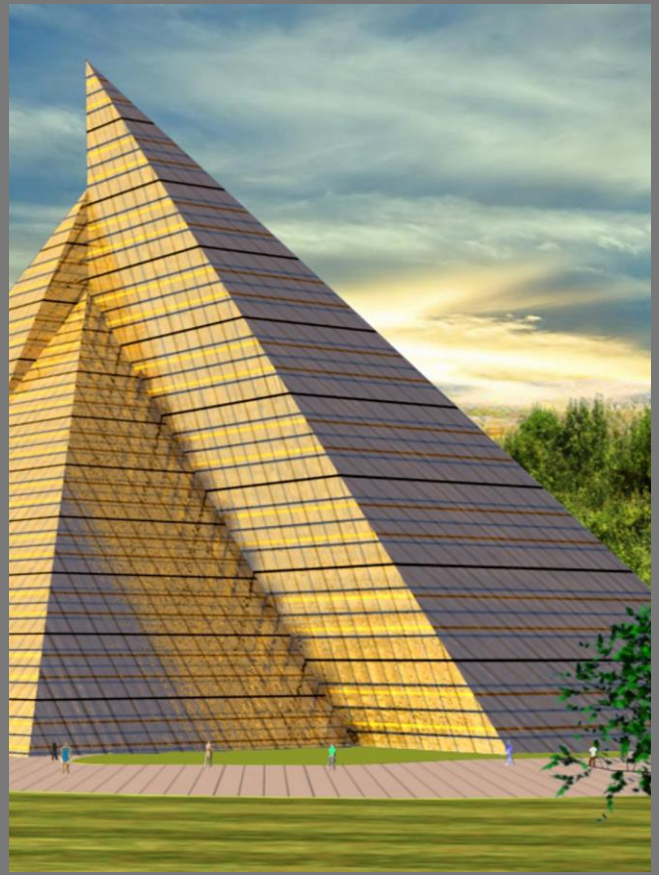
As more innovators come together to create smart alternatives – like tele-health, concierge services, and Zoom appointments – new and affordable cash plans are beginning to capture market share. (The Pavilion works with all of them).

The Real Estate Opportunity

Sports = Arenas & Stadiums
Travel = Airports & Hubs
Healthcare = Hospitals & Offices
Education = Schools
Well-being = Pavilions

The majority of Americans want society to “return to normal,” yet, it has become clear the old “normal” was already broken. We cannot even ask our doctors or hospitals to heal the damage caused by the experimental COVID mRNA shots, since they were the ones that delivered them in the first place. (And they DO know what they do.)

Today, not only is the **Healthcare Market** poised for a new kind of *healing aggregator* like The Pavilion, the community as a whole is crying out for a new *social aggregator* – somewhere people can come together *in community,* to help rethink, relearn, and restore the balance; and once again fill their lives with joy and inspiration.



Pavilion Overview

Pavilion Holdings, LLC

Pavilion Holdings is a Rockville, Maryland based, Nevada Limited Liability Corporation.

Shares in the LLC are currently held by Jim Grapek, its managing director.

Markets Served

- Integrative Healthcare
- Adult Learning
- Wellness Tourism
- Spa, Fitness & Hospitality
- Conferences & Events

"The Pavilion has the potential to capture that illusive 70% of the market that traditional health clubs have tried and failed to attract - people interested in health but who don't want to go to the gym."

~WTS International
2016 Feasibility Study

Development Plan

Phase 1

- Development
- Operations
- Property Management
- Partnerships & Structuring

Phase 2

- Building Construction
- Programming & Masterplan

Phase 3

- Multi-Site Development
- Pavilion National Launch

Operational Centers

BioCenter

Comprehensive Integrative, Dental and Primary Care, with Specialty Health-Med Services

Operated By National Integrated Health Associates and Cluster Partners

Village

Future Mall Experience Anchored In Spa, Fitness, Marketplace, & Dining

Social Center of Pavilion

Institute

R&D Partnership, Think tank, Community Learning Center

Serves Public (Health, Science, Lifestyle) and Practitioner Audiences (CEUs), *American New Medicine*, Partner Programs

Vesica

The Pyramid "Capstone"

Penthouse-level, Multi-purpose Performance & Special Event Space with Stunning Bio-Geometry Design

Museum

501c3 Life-Sciences Center

Interactive Science Museum Focused On New Discoveries That Are Re-Defining Our World & Our Selves

Leadership & Advisory

Jim Grapek
Chief Executive Officer

Jim Grapek is an award-winning producer/director, entrepreneur, and Board Certified Biofeedback Practitioner.

Semi-retired from serving as President and Senior Producer of Associated Producers, Inc., which he founded in DC's National Press Building in 1986, Grapek has turned his focus and talent from filmmaking, to birthing a Pavilion -- to enable people everywhere to live happier, healthier, and more meaningful lives.

Ruth Lininger, MD, MPH
Chief Operating Officer

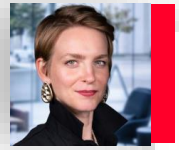
Digital Health Tech Entrepreneur, Physician Executive, Administrator, and Founder of Integrative Path PC, an integrated health eco-system for improving chronic disease care.

Ruth and her company Duchess Health, are a great match with our *American New Medicine* and The Pavilion's 'cash patient' Integrative Health Network.

Kelly Gallaher
Development & Branding

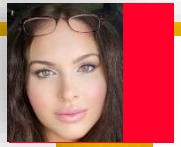
For decades Kelly has been producing life changing events. She has gotten health laws changed, developed and branded the "Doctors that Rock Awards" (honoring America's top integrative docs), and she has provided strategy and branding for a number of successful companies.

Recently, Kelly co-produced one of the planet's most watched documentaries -- "Plandemic: In-Doctor Nation," and she has garnered more than 25 awards for her writing and TV network promotional spots. A personal 'health expert' herself, Kelly is a 5-time cancer survivor.



Caitlin McKenna,
Advisor, Strategic Partner

CEO of the Arch Amenities Group, a global leader health/leisure services



Sarah Polykov, PhD
Outreach Advisor

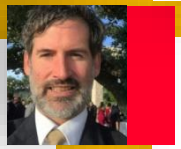
Internationally educated, Sarah is a successful artist, futurist, filmmaker, and business coach

William Eaton
Facilities Advisor

Chairman Emeritus, Cine-Little Int'l Inc. Hospitality & Hotel Advisors

Dr. Ibrahim Karim,
Architecture Lead

Acclaimed Architect, Professor, Lecturer, and Founder of the Science of BioGeometry

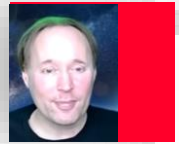


Charles Frohman
Advisor

A DC Lobbyist, Charles helped develop the Conscious Capitalist movement with Whole Foods' John Mackey

Grandmaster Shi DeRu
Advisor, Body-Mind-Spirit

Shaolin Monk Shi DeRu is a global name in consciousness, fitness, coaching, and Kung Fu



Dr. David Clements, Physicist

Hailing from Oxford and Cambridge, Dr. Clements is a leading authority on zero-point physics and the coming advanced tech that will benefit humanity.

Dr. Mark McClure, DDS, DIM
Medical Network Director

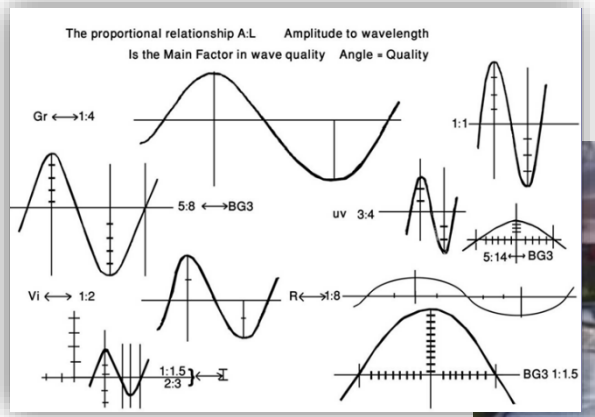
Founder of NIHA, one of the East's largest integrative medical and dental practices, former med college provost

BioGeometry: A Pavilion Solution

Pavilion advisor Dr. Ibrahim Karim, ScD, will bring the science of BioGeometry™ to The Pavilion – through its classes, products, and its architecture.

Simply put, BioGeometry enables us to transmute and neutralize all the harmful energies around us, whether from pesticides, EMFs, environmental toxins, heavy metals, food additives, and so on.

BioGeometry Architecture



BIOGEOMETRY®

Dr. I. Karim

Courses & Seminars

Architecture & Design

Energy Balancing Products

BG Environmental Home Solutions Service

From Parts To Whole:
The Pavilion

Commercial Activity Centers

The Pavilion operates 5 balanced operational clusters, each with unique audiences and services. While The Pavilion's key revenue drivers focus on membership-based experiences, several clusters also cater to the public.

Whether attending a lecture or visiting the *Catalyst!* Life Sciences Center, a visit to The Pavilion will inspire most people to return.

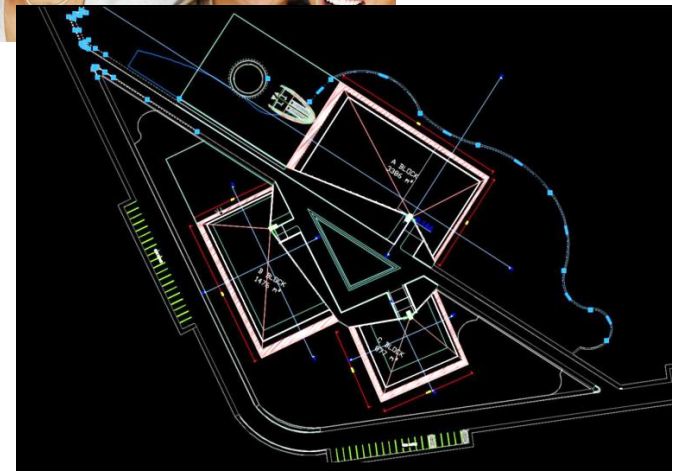
Pavilion Institute
25% of total revenue matrix
30% of foot traffic matrix

Science Museum
5% of total revenue matrix
Intersection of all foot traffic

Vesica Event Center
20% of total revenue matrix
45% of foot traffic matrix

Bio-Center
30% of total revenue matrix
25% of foot traffic matrix

Village
30% of total revenue matrix
Intersection of all foot traffic



Village

The Village, largely situated in ‘C’ Block and ‘B’ Block, carries the most foot traffic. Its features include farm-to-table dining, cafes, retail outlets, artisans, astrologers, and outdoor event spaces for the community.

The village provides a dynamic, social environment that supports The Pavilion membership community as well as visitors from the general public with day-passes. It’s key business units provide the backbone of hospitality and event support for all five commercial activity centers.

Access:	Public / **Basic Membership**
Membership:	Basic Membership and up
Operator:	Pavilion Holdings
Revenue Driver:	Membership, Consumer Sales

Bio-Center ('Med-bay')

The Bio-Center is a comprehensive primary care facility that acts as The Pavilion's epicenter for membership access to bioregulatory, primary healthcare.

Designed and operated by a leading healthcare company using integrative, bioregulatory medicine, the Bio-Center represents the cutting edge of 21st century healing.

Members will get the benefits of advanced frequency medicine, integrative healthcare, and the best biological dentistry – all made affordable through The Pavilion's medical cost-sharing plans.

Access:	Members Only
Membership:	Bio-Center **Membership**
Operator:	TBD (NIHA/Goldcare/Cluster Partners)
Revenue Driver:	Membership, Dental

Institute

Pavilions have the capacity to comfortably handle up to four thousand, on-site visitors per month in day and evening classes. Attendance for the online courses is virtually unlimited.

As the education arm of the *Bio-Center* and *BioGeometry* programs, the Institute also hosts long term as well as day-long programs for practitioners seeking new skills, or for those who just want to refresh their skills or earn CEUs.

The Institute's Learning Center also offers members and the public a number of inspiring classes "for life" – taught in an engaging and fun manner reminiscent of the Learning Annex.

Access:	Public / Private Mix
Membership:	**Basic and higher**
Operator:	Pavilion Holdings or Cluster Partner
Revenue Driver:	Membership, Consumer Sales

Vesica

The Vesica Conference Center is located in The Pavilion's A-Block.

Suitable for a wide array of events and performances, the space is designed to convert to whatever use The Pavilion requires. From temporary art exhibits, to conferences, to film screenings, public lectures, and monthly *Transition Talks*, it is the primary space (and revenue driver) for catered events and gatherings.

Access:	Public Hours Limited
Membership:	Learning Center, **Full Membership**
Operator:	Pavilion Holdings
Revenue Driver:	Public

https://youtu.be/XeWC2tmfomU

Transition Talks

Part of The Pavilion's mission is to help birth this new, emerging world. Related to this, its TED talk-like series, *Transition Talks,* is run by Pavilion Advisor, John Petersen. John, a former military pilot who was once under consideration to be Secretary of the Navy, is president of the Arlington Institute and a futurist with few equals.

These talks (see the video) show the tenor, spirit, high level people, and new discoveries that are forming this emerging world, a $13 billion self-improvement, DIY, and "post-COVID" healthy living space Pavilions will capitalize on.

Access:	Open
Membership:	Basic Membership and up
Operator:	The Arlington Institute
Revenue Driver:	Public

Catalyst Life Sciences Center

The Catalyst is your first stop inside The Pavilion, which branches into a full-building exploration of BioGeometry and the new emerging sciences. With signage and messaging located throughout the Village, The Catalyst will feature interactive exhibits and relevant science information aimed at helping people feel better and live longer.

Exhibits will include seasonal, practical, 'smart living' immersive learning experiences that stimulate curiosity and those deeper conversations. The Star Trek-intoned Catalyst will attract *"people with the gene that keeps them from seeing things as impossible,"* as Singularity University founder Peter Diamandis likes to say.

Access:	**Public (paid)**
Membership:	Basic Membership
Operator:	Independent Nonprofit
Revenue Driver:	Gift Shop, Events & Classes

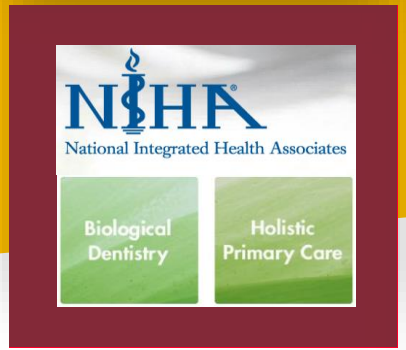
Urban Agriculture at The Pavilion

Producing fresh food all year long

The Pavilion features an on-site, high-yield urban farm on the Lower Level of 'A' Block. The farm has two functions: To help hedge against unforeseen supply chain disruptions… and to help support The Pavilion and its members with the freshest, healthiest food possible.

Partners

Our partners – and we're continually growing -- are some of the best in their fields, with proven track records and the flexibility and foresight to see that The Pavilion represents the future -- and creating new markets around *living well*.



Revenue & Impact

Revenue Matrix

The Pavilion is tailored to the new lifestyles-driven community that finds value, meaning and connection through its unique operational centers, converting a steady 20% of public traffic into long term membership revenue.

The Pavilion is a commercial hub. Primary income derives from 1) Membership Dues, 2) Sales of Discounted (member) and full priced (public) Products & Services, (3) Education Programming, and 4) Conferences & Events.

How The Pavilion Makes Money

A quick peek at The Pavilion Revenue Matrix.

WTS International's feasibility study conservatively estimated an industry consistent ROI and cash flows exceeding $500M over the lifetime of 10 properties, depending upon buildout schedules.

	Bio-Center	Village	Institute	Vesica	Museum				
Year 1	$3.6M $8.6M	$8.1M $2.8M	$2.2M $4.3M	$4.2M	$2.4M	=	$20.5M $15.7M	TBD	$36.2M
Year 3	$6.6M $9.3M	$12.5M $5.2M	$6.5M $8.6M	$12.3M	$3.9M	=	$41.8M $23.1M	TBD	$64.9M

[Note: Figures here are sample copy only. New Financials must be based on the specific location, the local economy, and the political climate.]

THE PAVILION

Let's Talk

The Pavilion is an exciting, forward-looking venture whose demand will only grow as the current systems continue to break down.

Pavilion Holdings is seeking aligned and visionary developers, investors, donors, and operational partners, to be part of this extraordinary undertaking.

Jim Grapek

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