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## Winchendon Redevelopment Authority

109 Front Street  
Winchendon, MA 01475

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### Executive Session Minutes

#### Regular Meeting

Thursday January 11, 2018

**Members Present:** David Connor, Kenneth LaBrack, and Leston Goodrich

**Members Absent:** Michael Barbaro, Dennis Casavant,

**Others Present:** Stephen Cefinlo, Cypress Creek Representative, Stephen Chaisson Business Liason, Keith Hickey, Town Manager, Tracy Murphy, Director of Development, Jenelle Sroczynski, Recording Secretary

*Motion to move into Executive Session Goodrich/LaBrack*

*Roll Call: LaBrack-yes, Goodrich-yes, Connor-yes 3-0 approved at 3:22pm.*

**Meeting called to order: 3:22 p.m.**

#### New Business:

Mr. Cefinlo and Mr. Chaisson are in attendance. Mr Cefinlo is a representative for Cypress Creek. Mr. Chaisson is the former Director of Compliance for the Commonwealth of Massachusetts for marijuana. He is now working in the private sector assisting groups with opening medical to eventual recreational marijuana facilities. He also works with laboratories and ancillary businesses in the field. He feels Hillview Business Park is a viable location for cultivation in terms of location, power, and water. Winchendon is also a community that supports this type of business. He is proposing a 20,000 square foot facility that could generate up to 40 jobs. The building will be light industrial, with no advertising, and extremely regulated. Mr. Connor, Mr Hickey, and Ms. Murphy had a meeting with Attorney Glennly regarding the lease of property. Atty. Glennly will advise the Authority as to any recommendations he may have. Mr. Cefinlo will then take lease to his legal team. He does not anticipate any issues. The Authority is interested in carving out two 5 acre lots for marijuana facilities. The Authority is hoping CCR will be agreeable to leasing 58 acres. A buffer is still needed for Mylec. There is some survey work that needs to be done. There are wetland, boundary, grading, and roadway issues. The Authority will absorb the cost of surveying the two lots that will house the facilities. Mr. Connor stated there may be some survey work completed from the Mylec project. Mr. Hickey suggested the Authority seek a letter on non-opposition from Mr. Lapierriere, as an abutter to the project. The Board of Selectmen are also willing to give a letter, and the Planning Board takes no issue with the zoning. Mr. Hickey will check on a cost to run the water, and get an estimate on building the roadway. The Authority to

check with a realtor on a reasonable price to sell the two lots, and explore the possibilities of long term leasing vs. selling. Mr. Chaisson will start making some initial contacts to interested parties. A special meeting for January 25, 2018 is tentatively scheduled. Mr. Connor will let everyone know the time.

*Motion to leave Executive Session Labrack/Goodrich*


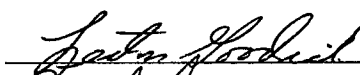

*Roll Call: Labrack-yes, Goodrich-yes Connor-yes 3-0 Approved at 3:51 pm.*

**Adjournment:** *Motion to adjourn: Goodrich/LaBrack: 3-0 Approved. 3:52pm.*

**Meeting adjourned at 3:52 p.m.**

Respectfully submitted by:  
Jenelle Sroczynski  
Board Secretary

Minutes Approved By:

  
  
  
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