

Minutes of 2/15/21 MEDC Meeting, via Zoom, 8 am.

Meeting called to order at 8:02 am.

Members present: Sarah Cressy, Roz Greenstein, Bill Nemser, Lynda Thayer, Megan Zammuto, and Karen Freker.

Others present: Jeff Swanberg (SB Liaison), John Cramer (Summer St. Properties), Lisa Dunn (Resident), and Bill Thornley (Edward Jones).

Minutes. Zammuto asked that the following information be clarified. Page 2 under OMS report, that the following italicized language be added...

“Cressy suggested that we revisit former Naylor Court Dumpster studies through the Urban Land Institute and the Downtown Initiatives Program. Zammuto confirmed that this effort is a product of the work of previous studies and surveys.”

The Committee unanimously approved the minutes as amended.

Select Board Update. Jeff Swanberg reported—

-Joint Budget Review. The SB, School Committee, and FinCom recently met, however discussion was limited due to the length of the presentations. Take-aways included are the cost of healthcare is increasing, while revenue from new growth and state aid is decreasing.

-The Sustainability Committee has been created.

-The Town's in the process of permitting for both Bull Spit and the Maynard Fine Arts Theatre.

Roundtable Discussion: Future of marijuana in Maynard

-Greenstein asked what does the MEDC need to know, to prepare for future discussions? Community impact fees only last for five years, and there's pushback from the industry regarding a lack of uniformity. Moreover, social consumption sites may be in our future.

-Cressy would like to know more about the cap, and why Maynard's TM decided not to cap the industry.

-Greenstein asked how do you know if too much is too much?

-Nemser wants to hear both the pros and cons of arguments. He and Greenstein want discussion to be “intellectually honest.”

-Freker noted that some communities manage the industry with overlay districts.

-Swanberg would like to see case studies from the west coast states that liberalized cannabis laws earlier.

-Zammuto wants to examine “best practices” from other municipalities.

-Cramer. Since the Town gets revenue information via the host agreement, we can monitor the industry's financial health. Cressy suggested that due to the newness of the industry, the industry has some instability.

-Thayer dislikes the lack of variety, for example, what are the optics when there are too many pizza shops downtown? Thayer also mentioned a Newton as a model, where they can review multiple proposals at the same time.

Subcommittee Reports

Downtown SubComm. Cramer reported that they are working on the flower bucket program, establishing best placement and sponsorship opportunities. Additionally, they are working with DPW to identify trees that need to be pruned. Zammuto's working on obtaining additional benches, and they are working on a trash receptacle program. Greenstein offered to draft an article and asked Noe to take pictures. She also suggested that this activity fall under the guise of the Communications SubComm. Cressy will forward contact information for the Maynard Beacon.

Communication SubComm. On 2/14, Cressy distributed minutes from 1.28.22. Take-aways are to make a few minor edits on the Town's website. Most of our discussion was on the importance of the Town Newsletter, and access to sign up. Additionally, meetings through May, have been scheduled as reoccurring, on the last Friday of the month, from 12 to 1 pm, via Zoom. Link is below.

<https://us02web.zoom.us/j/82247079417?pwd=RXdTdGNWeS83N29qaWRHclNoN3ZvUT09>

We will now focus on the Discover Maynard website, specifically the calendar of events, with the MCC and MCD. We will be joined by MCC member, Greg Bokis.

OMS Update (Zammuto)

- The Board of Health repealed its mask mandate.
- The plastic bag and polystyrene ban go into effect in July.

Planning Dept. Update (Nemser)

- The joint Powder Mill Rd. Corridor presentation to the Planning and Select Boards is scheduled for 2/22/22.
- The Planning Board is hosting a "home occupation" forum to help dispel "a lot of misunderstanding." The Planning Board's intent is to "regulate strictly through impact."

Meeting adjourned at 9:30 am.

Proposed minutes submitted by Sarah Cressy on 3/10/22.