



TOWN OF CHESTER BOARD OF SELECTMEN  
WATER COMMISSIONERS & ZONING BOARD OF APPEALS  
15 MIDDLEFIELD RD  
CHESTER MA 01011

**Monday, February 22<sup>nd</sup>, 2021**

Open meeting – Meeting Held Virtually  
Warrants and Minutes signed prior to the meeting.

Selectmen John Baldasaro, Richard Holzman, and Barbara Huntoon present. Town Hall staff present included Town Administrator Kathe Warden, Administrative Assistant Jill Strong, and Tax Collector Mary Ann Pease. Elizabeth Massa from the Board of Health, Jason Forge our Building Inspector and Finance Committee member, Bob Daley Finance and Water Committee member. Peter Spotts from the Country Journal, Edward Harding and four boy scouts working toward a merit badge, as well as eight residents listening. Additionally, we had our presenters from Canna Testing; David Fournier, Nach Davé, Anthony Gabrielle, Peter Puciloski, and Jeff Penn. Water Department Primary Operator Bernie St. Martin, Highway Foreman Carl Baldasaro, and Highway employee Jason Ellershaw are absent.

**5:00pm Discussion with Bernie St. Martin about the Water Dept.** – This was meant to be done in person with the Select Board at the Town Hall. Due to inclement weather preventing Bernie from attending, his appearance is postponed to next Monday March 1<sup>st</sup> and tonight's meeting was moved to all virtual. Since Canna Testing was scheduled for 6:00, the meeting began with discussion of items from Town Hall staff and Committee members.

- Mary Ann Pease brought up that she had been contacted regarding property on Smith Road that is currently in tax title and in land court. Peter from Mass Fish and Wildlife and is interested in having the parcels surveyed and appraised. The property currently abuts land that is owned by Mass Fish and Wildlife. Mary Ann assured all that this would go to a public auction so everyone would have a fair shot to purchase the parcels. This would be after the town retains ownership of the property, following its process through the court system. This could take some time due to court backlogs.
- We were updated that Jason Ellershaw from our Highway Department has passed and received his 4G and Hoisting licenses and Carl Baldasaro, Highway Foreman also received his Hoisting license and currently has his CDL permit.
- Andy Myers let us know that the Chester Theatre Company would be doing their performances this coming year at Hancock Shaker Village and they would still be honoring the \$10 tickets for Chester residents. Andy suggested bus trips from Chester to encourage residents to attend.

Discussion followed resulting in Andy volunteering to coordinate buses with cost going to attendees.

**6:00pm Canna Testing LLC – proposal for testing facility behind Carm’s Restaurant, Huntington Rd.:**

Canna Testing gave their presentation about their proposed facility which would be the first cannabis testing lab in western Massachusetts. This is the least invasive form of business in the cannabis industry due to the lack of emissions, no odor issues, and no influx of customers encroaching on the town. The next step is to obtain a Hosting Agreement with the town before they can proceed with the process of getting licensed by the state. Their plan is to set up a Community Outreach meeting ASAP to discuss the project with the residents and are open to all questions. Once everything has been given the green light and construction has started, Canna Testing believes they could be up and running within 2-3 months.

**6:45pm Green Patriot LLC – recreational marijuana in green houses, at 138 Ingell Rd.:** Green Patriot has backed out of the business proposition due to multiple offers on the property, one of which came under agreement before they could acquire the property themselves.

**Town Administrator Update:**

- Update on Community Compact Grant for Financial operations structure. Kathe let us know that we received a \$15,000 grant for our Financial Strategies Operations, which will help organize the Treasurer’s office and bring the town back up to speed financially.

**Public Comments and Questions:**

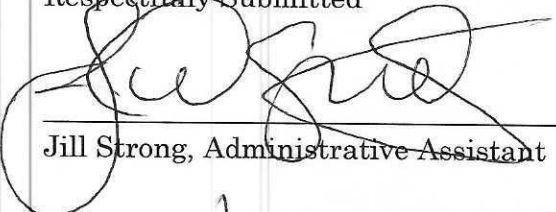
- Jason Forge brought to our attention that the gravel pit in old Wilander’s field will be going up for sale and he was contacted regarding what the land would now be allowed to be sold as. He also stated his belief the Town “is not getting everything out of the solar panels installed on the salt shed and the highway garage that we could.” Suggested possibly reaching out to the installers for a new plan or speaking with the Electrical Inspector also to see his suggestions. Jason is going to be meeting with Chester Municipal Electric Light Department as well.
- Bob Daley gave credit to everyone for rolling with the challenges faced with the virtual meetings and a good job to the team from Canna Testing. He was interested in how much water they would be using at their testing site, as well as if the state would be setting a cap at how many testing sites would be allowed. Barbara stated that those were great questions and since the Canna Testing team had already left the meeting, suggested they be brought up when they host their Community Outreach meeting.

Barbara made the motion to adjourn, John 2<sup>nd</sup>. All voted Aye.

**Meeting adjourned 6:41pm.**

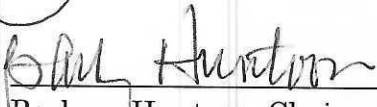


Respectfully Submitted




\_\_\_\_\_  
Jill Strong, Administrative Assistant

3/1/21  
Date Signed



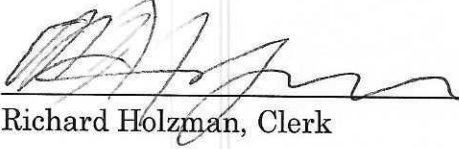
\_\_\_\_\_  
Barbara Huntoon, Chairman

3/1/21  
Date Signed



\_\_\_\_\_  
John Baldasaro, Vice Chairman

3/1/21  
Date Signed



\_\_\_\_\_  
Richard Holzman, Clerk

3/1/21  
Date Signed