

Holliston Economic Development Committee Meeting Minutes of April 10, 2019

Present: Chairman Peter Barbieri, Matt Coletti, David Thorn and Lisa Zais. Also present was Town Administrator Jeff Ritter.

Call to Order: The Chairman called the meeting to order at 8:05 a.m. in the Selectmen's Meeting Room (#105) of Town Hall.

Approval of Minutes: On a motion by Mr. Coletti, seconded by Mrs. Zais, the members approved the minutes of March 13, 2019 as drafted. Mr. Thorn abstained as he was not present.

General Business:

1. **Membership:** Members acknowledged Mrs. Russo's resignation and discussed strategies to fill the three vacancies on the Committee, including contacting the Holliston Business Association and recruiting at the Annual Town Meeting.
2. **Downtown Updates:** Mr. Ritter noted that the Town has perfected its taking of 9 Green Street and that the Committee to study the parcel was taking shape. He also noted that re-paving of Hollis and Highland Streets is slated for April 15th (grinding) and May 1st (base course of pavement). Ms. Sherman added that she had met with Applewood Survey regarding the redevelopment of the former Gulf Station at 799 Washington Street. Mrs. Zais raised the issue of access to the Exchange Street parking lot and suggested that there be improvements. Mr. Coletti added that outstanding suggestions from the MAPC Parking Study and other downtown documents should be reviewed and forwarded to the Board of Selectmen for action. Discussion will continue next month.
3. **Annual Town Meeting Issues:**
 - a. **Economic Development Funding Program** - Mr. Coletti provided an update on Finance Committee review and agreed to present the article at Town Meeting.
 - b. **Blair Square Easements and Parking/Drainage Improvements** - Mr. Ritter noted that both the easement and reimburseable DCR Trails Grant were on the Warrant as well.
4. **Zoning/Planning Applications:** Ms. Sherman noted the pending redevelopment of 44 Boynton Road in Hopping Brook Industrial Park with a planned marijuana cultivation facility by a firm called Mederi. A 10,000 s.f. addition is planned. Mr. Ritter noted that they had met with the Board of Selectmen and they had negotiated a letter of non-opposition and host agreement. An estimated 40 to 50 jobs are expected and a revenue to the Town of \$157,000 is projected for the first year of operation.. Members suggested approaching one or more of the permitted companies to do a spotlight video for the EDC website.
5. **Miscellaneous:** Mr. Ritter noted that the Selectmen are contemplating ground-mounted solar development for the former landfill on Marshall Street with a projected revenue of \$90,000 annually. There is an associated article on the Town Meeting Warrant. The Chairman suggested folding the PILOT into the property lease for ease of enforcement. Some general discussion of the Industrial zoning district and allowed uses followed, with a suggestion to scope out further review and zoning updates as a project for FY20. Website updates with links to additional and updated financing programs will be targeted.

Adjournment: The meeting adjourned at 8:45 p.m. on a motion made and duly seconded with all in favor. The next meeting was scheduled for May 8, 2018.

Respectfully submitted,

Karen Sherman
Town Planner