



**GARDINER CITY COUNCIL**  
**AGENDA ITEM INFORMATION SHEET**



<b>Meeting Date</b>	11/02/2022	<b>Department</b>	Code Enforcement
<b>Agenda Item</b>	4.d License application for a Cannabis testing facility- MCR Labs		
<b>Est. Cost</b>	N/A		

**Background Information**

MCR Labs is requesting approval of the renewal of a Cannabis Testing Facility license which is located at 11 Technology Dr. Gardiner.

<b>Requested Action</b>	"I move to approve the renewal of a Cannabis Testing Facility License application for MCR Labs."
<b>City Manager and/or Finance Review</b>	The City Manager recommends the above action.
<b>Council Vote/ Action Taken</b>	
<b>Departmental Follow-Up</b>	

<b>City Clerk Use Only</b>	1 <sup>st</sup> Reading _____	Advertised _____	<b>EFFECTIVE DATE</b> _____
	2 <sup>nd</sup> Reading _____	Advertised _____ w/in 15 Days	
	Final to Dept _____	Updated Book _____	Online _____

Date Received in Office	10/13
Received by:	AMC
Office Amount Received	\$500.00
Approved	_____
Denied	_____

Marijuana Business  
License Application

- New Application  
 Renewal Application

**Type of Business**

- Retail Marijuana Store  
 Cultivation Facility  
 Manufacturing Facility  
 Testing Facility  
 Nursery/Grow Store

Medical Marijuana or Recreational- Both

If cultivation, what Tier?

- Tier 1 -30-60plants  
 Tier 2- <2000sf of canopy  
 Tier 3 --2k-7ksf of canopy  
 Tier 4--7ksf of canopy

**Applicant Information**

Name: Michael Kahn

Address:50 Radcliffe Rd. Weston, MA 02493

Phone : 617-750-6666

Email : mikahn@mcrlabs.com

Do you own/ have financial interest in any other marijuana businesses in Maine and/or other states?

If yes, Please list and describe: Yes, ownership of testing laboratories in Massachusetts and Pennsylvania (MCR Labs MA and MCR Labs PA), and Allied Hemp Labs in Pennsylvania

Do you currently hold a State of Maine Caregiver card or State of Maine conditional marijuana license?\_ **Yes (Conditional license with the OCP, renewal in progress)**

\*If so, please provide a copy of your States of Maine Caregiver Card or State of ME Conditional license and any documentation submitted to obtain these licenses.

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**Business Location**

Physical address of proposed marijuana business **11 Technology Dr. Gardiner, ME 04345**

Map **007** Lot **018-A-013** Zone **PIC**

Property owner's name and address **Tom Moody**

Property owner's phone **207-215-9935**

Property owner's email **tpmdy72@gmail.com**

\*Please provide property owners permission documentation to operate a marijuana business at this location.

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**Business Information**

Name of business **MCR Labs ME**

Number of employees **5**

Hours of operation **7:30 AM - 6:30 PM**

Brief description of the business **We work with Registered Marijuana dispensaries, patients, doctors and caregivers to ensure the safety of their products and assist with regulatory compliance measures set by the State governing body**

Square feet of retail space **N/A**

Square feet of indoor/Outdoor plant canopy **N/A**

Square feet of manufacturing space **N/A**

Describe any security protocols

We are in full compliance with the security, alarm and video surveillance requirements for testing laboratories set forth in the Rules promulgated by the OCP. This includes commercial grade door locks, exterior and interior video surveillance, adequate exterior lighting and fire and intrusion alarm systems.

If extraction will be performed, please describe the process to be used and the machines/chemicals

Involved N/A

Are there any hazardous processes or chemicals to be used at the business, if so please describe \_\_\_\_\_

**We use hazardous chemicals such as flammable solvents and strong acids to prepare samples for for analytical testing. We contract a third party hazardous waste management company for safe handling, storage, and transfer of waste offsite.**

**Describe any fire protection/suppression equipment: smoke detectors, fire alarms, and fire extinguishers in both the laboratory and office spaces**

**Please describe odor control measures to be used at the site. As a laboratory, MCR Labs does not grow or house bulk quantities of marijuana, and our processes during analysis do not generate a significant amount of odor. Air handling systems and fume hoods are designed to exhaust air upwards from the roof.**

If manufacturing, please describe the processes as well as the products that will be manufactured N/A

*M. Kala*

Sep 8, 2022

Signature

Date

For Municipal Use Only

Approvals

Code Enforcement

*[Signature]*

Date 10/18/22

Economic Development

*[Signature]*

Date 10/14/22

City Manager

*[Signature]*

Date 10/14/22

Gardiner Fire Department

*[Signature]*

Date 10/18/22

Gardiner Police Department

*[Signature]*

Date 10/20/22

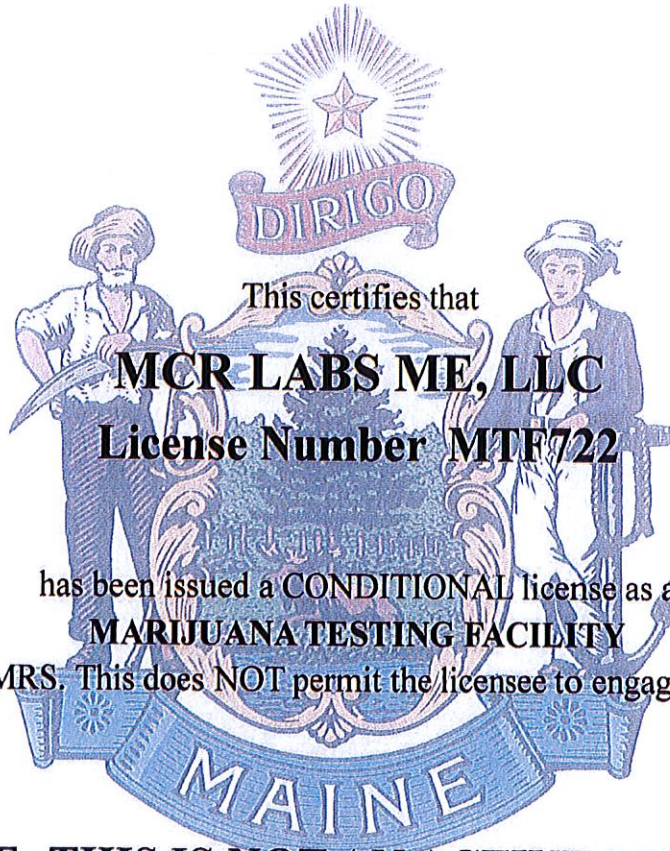
Public Works



Date 10/14/22

City Council Approval Date: \_\_\_\_\_

DEPARTMENT OF ADMINISTRATIVE AND FINANCIAL SERVICES  
OFFICE OF MARIJUANA POLICY  
MAINE ADULT USE MARIJUANA PROGRAM



This certifies that

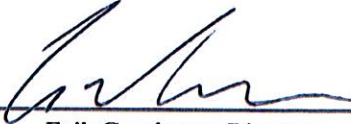
**MCR LABS ME, LLC**  
**License Number MTF722**

has been issued a **CONDITIONAL** license as a  
**MARIJUANA TESTING FACILITY**  
under 28-B MRS. This does **NOT** permit the licensee to engage in any activity.

**NOTE: THIS IS NOT AN ACTIVE LICENSE**

Issued on:  
June 23, 2021

Expires on:  
June 22, 2022

  
Erik Gundersen, Director  
OFFICE OF MARIJUANA POLICY  
MAINE ADULT USE MARIJUANA  
PROGRAM

To make a complaint about this licensed Adult Use Marijuana Establishment:  
Email: [Licensing.OMP@maine.gov](mailto:Licensing.OMP@maine.gov)

The Conditional License for MTF722 has been issued based on the following organizational structure:

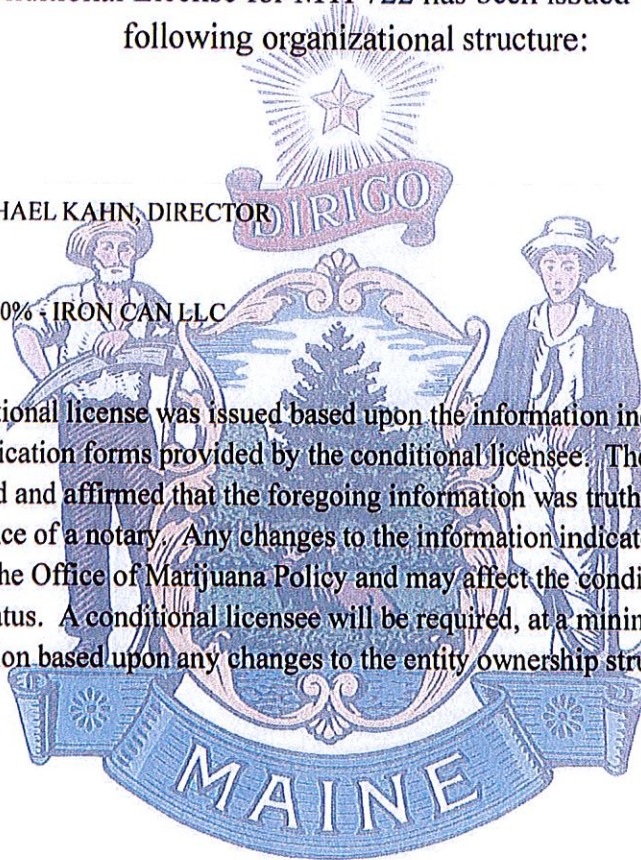
**Principals:**

MICHAEL KAHN, DIRECTOR

**Owners:**

100.00% - IRON CAN LLC

**NOTICE:** This conditional license was issued based upon the information indicated above and submitted on application forms provided by the conditional licensee. The conditional licensee acknowledged and affirmed that the foregoing information was truthful and complete in the presence of a notary. Any changes to the information indicated above must be timely reported to the Office of Marijuana Policy and may affect the conditional licensee's licensure status. A conditional licensee will be required, at a minimum, to obtain a new local authorization based upon any changes to the entity ownership structure listed above.





CITY OF  
**Gardiner**

*Moving Forward*

July 22, 2022

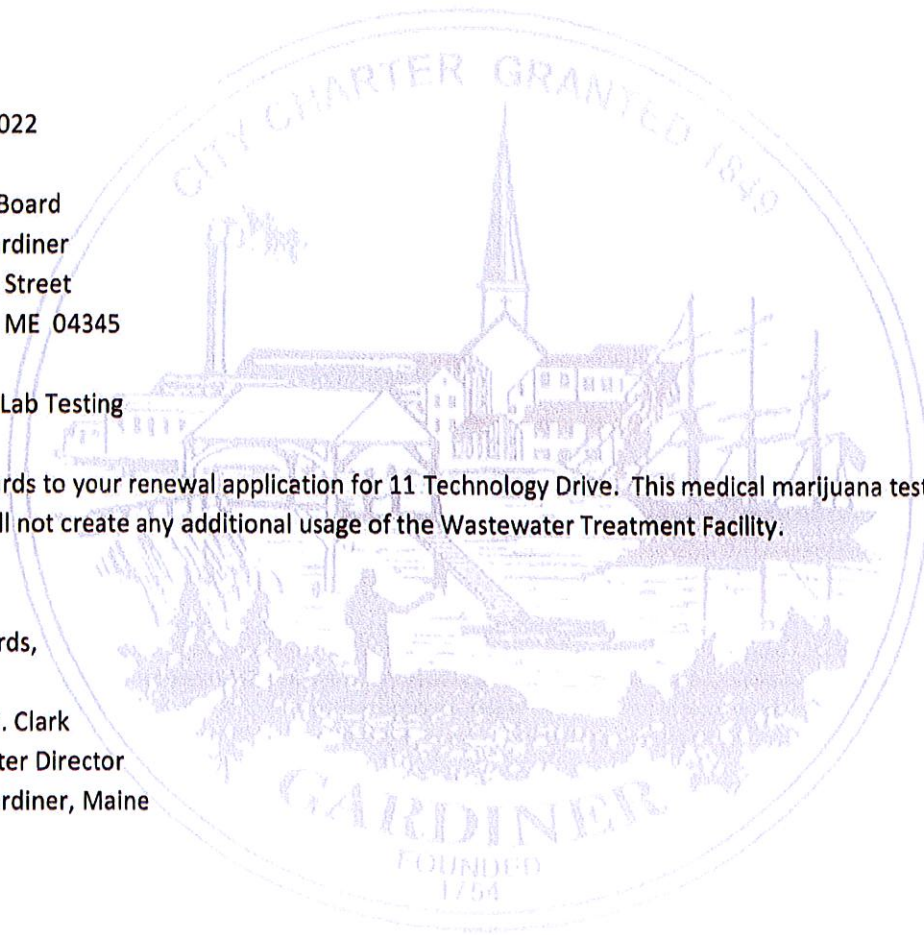
Planning Board  
City of Gardiner  
6 Church Street  
Gardiner, ME 04345

RE: MCR Lab Testing

With regards to your renewal application for 11 Technology Drive. This medical marijuana testing facility will not create any additional usage of the Wastewater Treatment Facility.

Best regards,

Douglas E. Clark  
Wastewater Director  
City of Gardiner, Maine







## **GARDINER POLICE DEPARTMENT**



*Chief James M. Toman*

October 12, 2022

City of Gardiner  
Gardiner Planning Board  
Office of Economic and Community Development

Mr. William McCormick  
Compliance Manager  
MCR Labs ME  
11 Technology Dr  
Gardiner, ME 04345

This business appears to have adequately addressed their issue of having repetitive, false alarms. As such, the Gardiner Police Department now feels that the renewal of the City license for this business is appropriate.

Respectfully,

Chief James M. Toman  
Gardiner Police Department  
City of Gardiner



## GARDINER POLICE DEPARTMENT



Chief James M. Toman

July 21, 2022

City of Gardiner  
Gardiner Planning Board  
Office of Economic and Community Development

Mr. William McCormick  
Compliance Manager  
MCR Labs ME  
11 Technology Dr  
Gardiner, ME 04345

Per the request of MCR labs, I have completed a review of the Gardiner Police Department's records that searched for any type of call for service at their current site. My review revealed that the Gardiner Police Department has responded to their business location sixteen times thus far in 2022. Of the sixteen times, five responses have occurred already during the month of July with the most recent being earlier this morning. All of these calls for service have been for alarms and all of the alarms have turned out to be false in nature. Sixteen responses in less than eight months is significant and it is concerning. Further, of the sixteen alarms, on at least eleven occasions the dispatch center/alarm company indicates that there has been no success in contacting the businesses listed responsible party. Every alarm requires a response of one to two officers and it all of these calls goes through our dispatch center. These false alarms tie-up very valuable resources.

Prior to issuing my approval, the applicant must be able to demonstrate that the number of alarms will decrease without diminishing any previously approved/agreed upon safety features as well as how the applicant has addressed the lack of responsiveness to the alarms by the staff when they occur.

Respectfully,

Chief James M. Toman  
Gardiner Police Department  
City of Gardiner

## Tracey Desjardins

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**From:** William McCormick <wmccormick@mcrlabs.com>  
**Sent:** Thursday, September 8, 2022 10:11 AM  
**To:** Angelia Christopher  
**Cc:** Tracey Desjardins; Kristopher McNeill; Andrew Carlton; Ryan Cassidy  
**Subject:** Re: business license

Dear Ms. Christopher et al

We have made changes to our alarm system, and Chief Toman wants to evaluate if any false alarms will occur in the next thirty days before writing the required recommendation letter for our renewal. As such, would it be possible for us to receive an extension on our original Marijuana Business license that would cover the timeframe of this evaluation and application process?

Thank you for your time  
Sincerely,  
William McCormick



**William McCormick**  
Compliance Manager  
508.988.5608

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On Fri, Aug 26, 2022 at 10:27 AM Angelia Christopher <[AChristopher@gardinermaine.com](mailto:AChristopher@gardinermaine.com)> wrote:

Good day Mr. McCormick,

I process and keep track of Cannabis licenses for business in the City.

Earlier this summer, I started receiving Dept. Head letters, in regard to the renewal of the license for MRC labs.

I have not received an application, to this date.

The business license for MCR labs, expired on July 31, 2022.

Please submit a completed application at your earliest convenience.

If you have any questions, please feel free to contact the Planning and Development Dept.



## Office of Code Enforcement

6 Church Street  
Gardiner, Maine 04345

Phone: 207 582-6892  
Fax: 207 582-6895


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October 14, 2022

### 11 Technology Drive Marijuana Testing License

This letter is to state that the Code Enforcement Office does not have any issues with MCR Labs' application for a Marijuana Testing License. If you have any further questions, feel free to contact me at 207-620-4853.

Kris McNeill  
Code Enforcement Officer  
City of Gardiner Maine



CITY OF  
**Gardiner**  
*Moving Forward*

October 24, 2022

Michael Kahn  
50 Radcliffe Rd.  
Weston, MA 02493

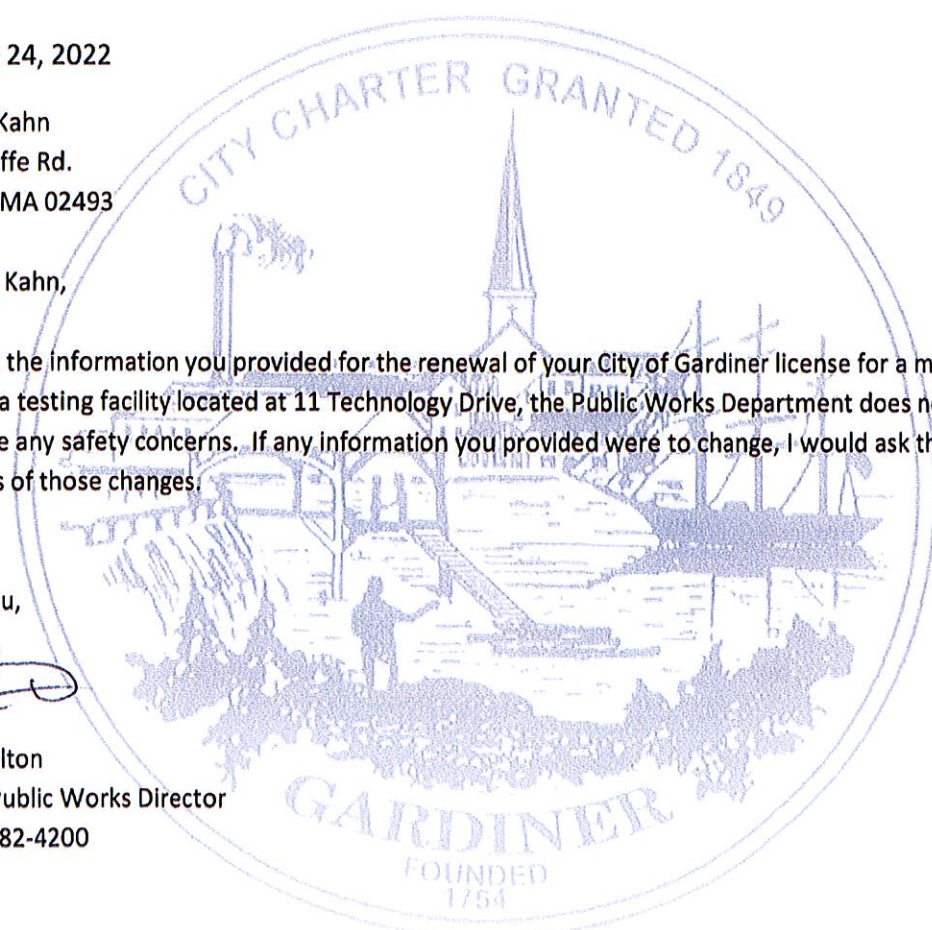
Dear Mr. Kahn,

Based on the information you provided for the renewal of your City of Gardiner license for a medical marijuana testing facility located at 11 Technology Drive, the Public Works Department does not anticipate any safety concerns. If any information you provided were to change, I would ask that you inform us of those changes.

Thank You,



Andy Carlton  
Interim Public Works Director  
Phone: 582-4200



Department of Public Works  
6 Church Street | Gardiner, ME 04345  
207-582-4200 | 207-582-6895 (fax) | [acarlton@gardinermaine.com](mailto:acarlton@gardinermaine.com)  
[www.GardinerMaine.com](http://www.GardinerMaine.com)



**CITY OF GARDINER  
FIRE & RESCUE DEPARTMENT**



*Chief Richard Sieberg*

*July, 11 2022*

Dear William McCormick,

I have received your request to renew your Marijuana Business License at 11 Technology Drive in Gardiner under the name MCR Labs Maine. Upon careful review of your proposal and after a recent on-site inspection I feel comfortable that your business would not create a significant impact on the Fire Department. I found all required safety equipment in compliance and operational, the facility clean with all exits accessible.

As always we look forward to working with all of the businesses in the City. Please feel free to reach out to the Fire Department if you have questions or concerns.

Sincerely,

Richard Sieberg  
Gardiner Fire Department  
Fire Chief

**Public Notice**

**City of Gardiner  
Public Hearing  
Notice:**

City of Gardiner will hold the following Public Hearing on November 2, 2022 at 6pm at Gardiner City Hall (6 Church Street) to consider the approval of a Victualers License Application for MarijuanaVille, a medical cannabis retail shop at 414 Water St. Gardiner in the IT Zone. Public Hearing -Wednesday November 2, 2022 to consider the approval of a license renewal for a medical Cannabis cultivation facility for Peter Fowler-Headspace Medical at City Tax Map 019 Lot 002V, 25 ABJ Dr. Gardiner, ME in the PD zone. Public Hearing -Wednesday November 2, 2022 to consider the approval of a license renewal for a Cannabis testing facility for MCR Labs, at City Tax Map 007 Lot 018A-013 at 11 Technology Dr. Gardiner, ME in the PIC zone. Public Hearing -Wednesday November 2, 2022 to consider the approval of a license application for a medical Cannabis retail store, at City Tax Map 034 Lot 086, at 414 Water St. Gardiner, ME in the IT zone.

City Council meetings begin at 6pm in the City Council room. Written comments may be submitted to the City Manager at 6 Church St. Gardiner, ME 04345 via phone at 207-582-4200 during regular office hours, or via emails: acariton@gardinermaine.com. Copies of applications are available at the City Clerk's office.

City of Gardiner

Receipt

10/13/22 3:11 PM ID:KJH #4990-1  
TYPE----- REF--- AMOUNT

Marijuana Establi  
Testing Facilit 500.00

Total: 500.00\*

Paid By: MCR Labs

Remaining Balance: 0.00

Check : 500.00

19-4379912 - 500.00