



CEDAR LINE

The Cedar Grove Civic Association

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**The Cedar Grove Civic Association
 November Meeting
 will be held on
 Tuesday, November 17th, 2020 @ 7 pm via Zoom
 In Person voting on CNA Proposal on
 November 18th 5-7 at Florain Hall**

SUPPORT

LOCAL

BUSINESSES

ADAMS FISH MARKET
 ADAMS VILLAGE INS AGENCY
 ANNE FOLEY INSURANCE B
 BOSTON FIREFIGHTERS CREDIT UNION
 BOSTON FIREFIGHTERS LOCAL #718
 BURKE INVESTIGATION SERVICE
 CEDAR GROVE CEMETERY
 COLLEGE HYPE /SPORTSWEAR
 COUNCILOR FRANK BAKER
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 ELLIOT PHYSICAL THERAPY
 FANCY SALON
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 GREENHILLS BAKERY
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 LAURA PENNEY FAMILY CHILD CARE
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 LYNN'S SPA
 MAYOR MARTIN WALSH
 MAUREEN CONNOLLY REAL ESTATE
 MEMBERS PLUS CREDIT UNION
 COUNCILOR MICHAEL FLAHERTY
 MOLINARI'S PIZZA
 MURPHY PAINTING & WALLPAPERING
 NEIGHBORHOOD PHOTO NEWS
 NEPONSET CIRCLE CAR WASH
 NEPONSET GULF
 NEW ENGLAND MILLWORKS
 SEN NICK COLLINS
 O'CONNOR & SON FUNERAL HOME
 O'SULLIVAN HOCKEY
 PATRICK KEADY CONSTRUCTION
 REP STEPHEN LYNCH
 SUPREME LIQUORS
 THE INDUSTRY
 THE MUFFLERMAN
 TRAVERSE INS. AGENCY
 VILLAGE TOUCH

Cedar Grove Civic Association October Newsletter

The CGCA general meetings will be held bi-monthly for the 2020/2021 year in September, November, January, March, May.

There are three ways to participate in the November Membership meeting:

1. To participate via video on Zoom, please open the Zoom app on your phone or computer and enter the following information when prompted:

Webinar ID: 834 2012 0383

Passcode: 847041

2. To use Zoom's call-in service (you do not need the Zoom app to participate this way), dial any of the following numbers on a phone: +1 646 558 8656, +1 301 715 8592, +1 312 626 6799, +1 669 900 9128, +1 253 215 8782, or +1 346 248 7799. You will be prompted to provide the following information:

Webinar ID: 834 2012 0383

Passcode: 847041

3. Watch through Facebook Live at CGCA's page found at: <https://www.facebook.com/CedarGroveCivic>

November General Association Meeting Agenda

The CGCA General Membership Meeting will take place via Zoom on November 17th at 7:00pm. The Zoom link is provided above via email, and on our facebook page at least 3 days prior to the meeting. This will be the second informational meeting for members to discuss the CNA proposal. There will be a brief recap of the September presentation and a Q & A period.

- Welcome
- Police Updates
 - C-11 Updates by Brian Dunford
- Neighborhood Updates
 - CNA Store at 540 Gallivan Blvd - 2nd hearing regarding the CNA store proposal
- Association Business
 - Bimonthly meetings
 - Organizational structure of the E-board
- Upcoming Meeting/Votes
 - November 18th 5-7 pm in person voting at Florian Hall regarding CNA
 - January 12, 2021 - next CGCA meeting via Zoom

Information & Procedure for the CGCA In Person Voting on the CNA Proposal

Date: November 18, 2020 in-person at Florian Hall 5-7 pm

Purpose: CNA is requesting a letter of non opposition from the CGCA. The vote will be to decide whether the association will submit this letter of non-opposition

Voting: CGCA will provide ballots and pens. There will be at least two members of the executive board at the ballot box at all times to ensure transparency. Any member or other interested party is welcome to monitor this process as well. Please reach out to the e-board in advance.

The votes will be tallied at 7 pm, and results will be posted immediately.

Social distancing and covid-19 safety guidelines will be in effect

Continued on Following Pages

Please Join at <https://cedargrovecivic.com/become-a-member/>
www.CedarGroveCivic.com

www.twitter.com/CedarGroveCivic - www.facebook.com/CedarGroveCivic

To join by mail send your check:
 Business \$20 Individual \$10
 Cedar Grove Civic Assoc.
 c/o Roy Smith
 27 Saranac St #3
 Dorchester, MA 02122

Membership

CGCA Membership is \$10.00 annually. Paid membership is not required to attend meetings but only paid up current members of the association can vote.

New Memberships

Community members who would like to become part of the Cedar Grove Civic Association may join at any time. You can join online at <https://www.cedargrovecivic.com/become-a-member/> or by mailing a check made payable to

Cedar Grove Civic Association % Roy Smith
27 Saranac Street #3 Dorchester, MA 02122

Note: In order for new members to be eligible to vote, they **MUST** have joined 30 days prior to the scheduled association vote. This month, the **deadline** for new members to join so that they **CAN** vote on November 18th, is **October 18, 2020**.

Renewal Memberships

Current CGCA members who need to renew their membership can do so online at <https://www.cedargrovecivic.com/become-a-member/> or by mailing a check made payable to

Cedar Grove Civic Association % Roy Smith
27 Saranac Street #3 Dorchester, MA 02122

There is no advance deadline for renewal memberships. Members can renew up until the day of the vote.

Member Voting Reminders

Must be a paid (current) member of the CGCA to vote. If new, must have joined at least 30 days prior to the vote date.

You can only cast a vote for yourself. Members may not submit a vote for a spouse or any other paid member in the household.

September 2020 General Association Meeting Minutes 9/22/20

Opening Remarks

Steve Bickerton and Kelly Butts welcomed everyone to the first fall meeting of 2020. We said goodbye to Alyson Quinn and Steve asked attendees to think about joining the E-Board. Zoom features were explained including chat features to help keep meeting smooth and efficient.

Orders of Business

- A. Update from City Councilor Frank Baker
- B. C-11 update from Brian Dunford
- C. CNA Store at 540 Gallivan BLVD
- D. New Business
 - Changing to bimonthly meetings
 - Changing organizational structure of the Assoc

E. Next Meeting

A. Update from City Councilor Frank Baker

- Frank welcomed everyone back and let everyone know that he is available to anyone in the district for their needs and that they are not back in session yet.
- Even with everything going on the City of Boston is still in good shape.
- St Brendan's traffic calming measures have been addressed but do not have a date for speed bumps yet.
- Umass Boston involved in a large build-out project estimated time 10-15 years
- Paid tribute to police and public workers who have kept working to keep our city safe during these tumultuous times.

B. C-11 update from Brian Dunford

- Understands the want/need for residents in St. Brendan's area to have speed bumps but to please not call the police call the transportation department for the ask.
- The Captain has ordered increased traffic enforcement in those neighborhoods for this reason, the speed bumps that are there now are not safe and are dangerous.
- Make sure to fill C-11 in on issues as they arise, they are happy to hear from us.
- Fr. Brian spoke at Sunday's mass about kids on top of the garage at St. Brendan's throwing things at the church, C-11 was aware Lenny Lilly addressed issue with the caught kids.

C. CNA Store at 540 Gallivan BLVD

- Members of CNA Store present:
 - o Dianne Morad-Community Relations for Cannabis stores in Boston
 - o Rob DiFazio- CNA owner
 - o Billy Haggard- CNA owner
 - o Mike Allen- Head of Security CNA
 - o Scott Winters- Business Development CNA
- Presentation was made to whole group (slides available by email)
- Major Highlights:
 - o CNA Veterans Owned business
 - o 2 locations Amesbury & Haverhill opening soon
 - o Culture of Caring and Community Service
 - o Looking to hire local employees esp Vets and underserved
 - o Entrance by parking lot
 - o Hours 10am-8pm
 - o Security on site inside and outside
 - o Must be 21+ and have to be checked in
 - o BPD has access to all cameras
 - o No consumption on premises or property
 - o Community Benefit Package including \$25K donation each year
- Questions from E-Board and Members:
 1. Will this be marijuana or just CBD?
 - a. Both
 2. Is there a minimum purchase amount?

- a. Average price of products is \$45, cheapest \$15-\$20, many will be ordering online and doing a pick-up in store.
3. How many licenses will be distributed across the City of Boston?
 - a. We believe around 50 meaning every neighborhood will end up having a store
4. Have there been any problems in MA with any cannabis stores?
 - a. Two stores were broken into during the time of the protests one in Boston, one in Worcester.
5. What does the Community Benefit Package include?
 - a. A yearly donation of \$25K and will discuss with E-Boards about where funds are needed. Some ideas include donations to local youth hockey, baseball. Terry O'Reilly from the Bruins has done training alongside CNA in different areas. They are open to any and all suggestions. Amesbury had a traffic issue similar to the ones of St. Brendan's area and CNA helped paid for resources to resolve.
6. Will there be police details?
 - a. At the beginning yes then will evaluate with neighborhood to see if there is still a need for the details where they have their own security. Details may not be readily available at all times due to the demands of police by the City already.
7. How big is the space?
 - a. 3K square feet
8. How many stores are currently in Dorchester?
 - a. Frank Baker- one in South Bay, 2 on Freeport St, 1 on Dudley Street. The only issues he's heard was at store opening in Brookline the traffic was heavy but died down after a few days of being open.
9. Is the lease already signed for the store?
 - a. Yes
10. Is the use of the store allowed by ZBA?
 - a. There is a special permit process, each store will also have a ½ mile buffer between establishments.
11. If they do not receive neighborhood support will they still go forward?
 - a. Trying very hard to receive neighborhood support and have already worked with Mass Fallen Heroes, food to Community Corner, participated in Backpacks for Kids, that yes, they will still go forward without our support.
12. What is the process for leaving the store? Concern of many children in neighborhood on bikes/walking.
 - a. There is no consumption on site and security is there to make sure people move along after exiting store.
13. How many employees?
 - a. 15-30, looking to hire from within neighborhood. Interviewing for a management position as early as this week.
14. Could the Community Benefit Package be more than \$25K a year?
 - a. Yes, they are willing to hear all suggestions of how much and what for.
15. How much business is anticipated, concern for location of highway and traffic?
 - a. There will be a much more focused concentration on the neighborhood and where there are stores coming all over the city/state the traffic should not be an issue.
16. How many cannabis stores in the next year?
 - a. Cannabis Control Commission has about 140 applications at this time.
17. How many people allowed in store?
 - a. Adhering to Covid19 regulations now. The average time in store is 7-10 mins due to a majority of pre-orders.

18. The picture of the store looks like it includes a lounge area?

- a. Not a lounge area many people coming in will have never had any of the products. Customers can have an educational session about products before purchasing.
- Second time this group has come before the Cedar Grove Civic Association
- Steve Bickerton- CNA came prepared and were forthcoming on intents

D. New Business

- No new business at this time

E. Next Meeting

- Steve Bickerton calls for motion to vote on whether or not to support CNA at 540 Gallivan Blvd at next Cedar Grove meeting.
 - o Kelly Butts votes yes, Catherine Guerard seconds
- Next Meeting Date TBD (with E-Board)
- Clear communication between Association and CNA on what community concerns are

Background Information for the CNA Agenda Item

The Executive board of the CGCA wanted to ensure the proper dissemination of information to our membership and our neighbors regarding the application and process for cannabis stores in the City of Boston. For that purpose, we have included in this newsletter background information about the industry in the City of Boston.

For more information, you may also visit : <https://www.boston.gov/boston-cannabis-board>.

For specific Questions regarding the Rules and Regulations and the BCB you may also want to contact the Boston Cannabis Board, 1 City Hall Plaza, Room 809, Boston, MA, 02201, or (617) 635-4170 or email at cannabisboard@boston.gov.

Cannabis in the City of Boston

Background and Facts: In 2016, Ballot question 4 was approved by the citizens of the Commonwealth of Massachusetts to legalize and regulate adult use of marijuana with 53.7 % of the state approving and 62.6% of the residents of the City of Boston.

- There will be a minimum of 52 Licenses for “*cannabis establishments*” across the City of Boston. “Cannabis establishment” is defined as a Licensee to include: “a license to operate a retail facility, a product manufacturer facility, a cultivation facility, an independent testing facility, or any other type of cannabis establishment approved and regulated by the BCB and CCC.” The retail store is what CNA is applying as. The regulations are similar to liquor stores and the legal paperwork for these retail stores was drafted based off of liquor stores.
- There will be **Buffer zones** to ensure “any cannabis establishment shall be sited **at least one half mile** or 2,640 feet from another existing cannabis establishment.”
- **Non-Transferability:** “No License issued by the BCB may be transferred nor may any percentage of direct or indirect beneficial interest in a License or Licensee entity be transferred. Failure to adhere may result in suspension or revocation of the License and the ineligibility to apply for a future License”. (We mention this as there are concerns of outside cities and towns transferring ownership to conglomerate companies after opening/permit process).

- There is an Annual Renewal requirement of the establishments.
- The Boston City Council also passed an ordinance creating a 1 to 1 ratio for equitable applicants in the cannabis industry to non-equitable applicants. This ordinance was the result of a collaboration from many stakeholders. The ordinance ensures Boston is a model for how to create a system that fosters racial equity and inclusion in the new cannabis industry. This means that for every standard application there needs to be an equity application to move forward. A hearing on said non-equity application shall not be scheduled until it can be done without exceeding the required ratio. An Applicant shall be designated as an equity Applicant for the purposes of cannabis licensure by the BCB only if each of the individuals constituting at least fifty one percent (51%) of its ownership meet at least three (3) of the criteria established below in Section 8-13.3 of the Ordinance:

1. A person who has resided in an area of disproportionate impact, as defined by the Cannabis Control Commission, for at least 5 of the last 10 years.
2. A person who has a past arrest or conviction for the possession, sale, manufacturing, or cultivation of Marijuana between 1971 and 2016, who has been a resident of Boston for the past 5 years; OR a person who is the child of a person with a past arrest or conviction for the possession, sale, manufacturing, or cultivation of Marijuana between 1971 and 2016, who has been a resident of Boston for the past 5 years.
3. A person who has resided in the City of Boston for at least the past 7 years.
4. A person who is of Black, African American, Hispanic, Latino or Asian descent.
5. A person whose annual household income is at or below 100% of the area median income
6. A person who has been certified by the Cannabis Control Commission as an Economic Empowerment Applicant and is a resident of Boston for at least one of the last three years.

****The applicant “CNA Stores” does not qualify as an equity applicant.****

- Restrictions of applicants: If you are an employee, or an immediate family member of an employee, of the:

- City of Boston
- Zoning Board of Appeal
- Boston Licensing Board
- Boston Public Health Commission
- Boston Zoning Commission, or
- Boston Redevelopment Authority d/b/a the Boston Planning and Development Agency.

You **CANNOT** be involved in a cannabis business seeking approval from the City of Boston.

Applicant Steps To Establishing A Cannabis Business In Boston:

1. Complete the online [application](#) and submit to the Licensing Board. A Completed Application of a Non-Equity* Applicant includes:
 - a. Completed online application filed with the BCB including supporting documents.
 - i. EVALUATION CRITERIA: “scoring sheet” on the application with a possible score of 100.
 1. Diversity and inclusion plan: ____/25
 2. Employment plan: ____/20

Including: a plan for employment of Boston residents; Plan for employment of minorities and women; Plan for offering competitive wages and benefits for local residents; Plan for employment of individuals with criminal records.

3. Community feedback/public support: ____/20

Including: Letters of support from local elected officials; Letters of support from local community organizations.

4. Location, safety, and security: ____/20

Including: Plan for on-site security personnel; Plan for building and product security; Plan for protecting youth from accessing the product.

5. Parking/transportation plan: ____/15

Access to public transportation; Accessibility and amount of on-site parking; Plan for the transportation and delivery of product; Plan for the transportation of monies to and from the site.

6. TOTAL SCORE: ____/100

b. Filed appeal for the underlying use with the Zoning Board of Appeals (ZBA). Cannabis establishments fall under forbidden or conditional uses. The proposal before the neighborhood of a retail store would be considered “conditional” and ZBA process and hearing would be conducted if the Boston Cannabis Board approves the application.

c. Completed community meeting hosted by the Mayor’s Office of Neighborhood Services

i. The **City** shall hold at least one community meeting on the application near the proposed location of the establishment. The meeting must be held within 6 months of the initial application being filed. A notice shall be issued which shall include the date, time, place, and subject matter of the meeting, including the proposed address of the marijuana establishment. It shall be published in a newspaper of general circulation at least seven calendar days prior to the meeting. A copy of the notice shall be filed with the City Clerk. Copies shall be mailed or delivered to all residents within 300 feet of the proposed location. The meeting shall include a discussion of the following topics: the type(s) of Marijuana Establishment to be located at the proposed address; information adequate to demonstrate that the location will be maintained securely and steps to be taken by the Marijuana Establishment to prevent diversion to minors; a plan by the Marijuana Establishment to positively impact the community; and information adequate to demonstrate that the location will not constitute a nuisance to the community.

d. Receipt by the BCB of a letter of support, non-opposition, or opposition from the District City Councilor.

e. The Boston Cannabis Board will review and approve or deny the application.

Side note: The only additional requirement should the neighborhood hear from an *Equity Applicant** at another time would be a completed certification of “equity applicant status” by the Office of Economic Development.**

2. Create A Host Community Agreement

a. If business is approved by the Boston Cannabis Board, they will work with the Office of Emerging Industries to negotiate a Host Community Agreement. Once an agreement is executed, the City can schedule a Zoning Board of Appeal date to hear the case.

3. Then the applicant goes through the [State Application Process](#).

. If the Zoning Board of Appeal approves the conditional use permit, the applicant will then have to go through the state application process with the Cannabis Control Commission. The City of Boston will provide the commission a document that shows the applicant has executed a Host Community Agreement.

- a. If the Cannabis Control Commission approves it will notify the City of Boston.
- 4. After Final Approval From The State, they are Registered As A Business In The City and the license is granted by the City of Boston Licensing Board.
 - . all licensed cannabis businesses in Boston must finally register as a business with the City Clerk's Office.