



GARDINER CITY COUNCIL AGENDA ITEM INFORMATION SHEET



Meeting Date		Department	
Agenda Item			
Est. Cost			
Background Information			
Requested Action			
City Manager and/or Finance Review			
Council Vote/ Action Taken			
Departmental Follow-Up			

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

Date Received in Office	12/18/25
Received by:	AMC
Office Amount Received	\$ 500 ⁰⁰
Approved	Denied

**Cannabis Business
License Application**

- ☐ New Application
☒ Renewal Application

Type of Business

- ☐ Retail Cannabis Store
☐ Cultivation Facility
☐ Manufacturing Facility
☐ Testing Facility
☐ Nursery/Grow Store

Medical Cannabis 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 Ryan Cassidy, MCR Labs
ME

Address 11 Technology Drive Gardiner, ME
04345

Phone 207-810-
7278

Email yourpartner@mcrlabs.com

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

If yes, Please list and describe: Own and operate 2 other cannabis testing facilities. 1 in Massachusetts and 1 in New York

Do you currently hold a State of Maine Caregiver card or State of Maine conditional Cannabis license? We currently have a full active license and certification (attached)

*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.

Business Location

Physical address of proposed Cannabis business 11 Technology Drive

Map 7 Lot 18A-13 Zone PIC

Property owner's name and address TPM Realty, LLC PO Box 203 South Gardiner, Maine 04359

Property owner's phone 207-215-9935

Property owner's email tpmdy72@gmail.com

*Please provide property owners permission documentation to operate a Cannabis business at this location. Lease agreement attached

Business Information

Name of business MCR Labs ME

Number of employees 7

Hours of operation 9-5 M-F

Brief description of the business A licensed cannabis testing facility that conducts testing cannabis and cannabis based products.

Square feet of retail space 0

Square feet of indoor/Outdoor plant canopy 0

Square feet of manufacturing space 0

Describe any security protocols All doors and windows remained closed and locked unless being actively used. Facility restricted with key card access to entrances and areas where cannabis is stored and processed. Facility monitored with video surveillance. Facility equipped with motion alarms when unoccupied.

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 small amounts of solvents and acids are used to process cannabis samples for testing

Describe any fire protection/suppression equipment 5 fire extinguishers are placed throughout the facility

Please describe odor control measures to be used at the site.

as a cannabis testing facility, the odor issues are minimal and no measures are currently taken to control them

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

Signature

Date

12/15/2025

For Municipal Use Only

Approvals

Code Enforcement

Date

1/6/26

Economic Development

Date

1/6/26

Interim
City Manager

Date

1/7/26

Debra M. Brown

Gardiner Fire Department

Date

1-6-26

Gardiner Police Department

Date

1-6-26

Public Works

Date

1-6-26

City Council Approval Date: _____

State of Maine

Cannabis Testing Facility Certification Program

Awards Full Certification To

MCR Labs

Located at

11 Technology Drive Gardiner, ME 04345

For the demonstration of capability of performing the analyses listed on the attached certified analytes list(s) as required by 28-B M.R.S.A., Chapter 503.

Cannabis Testing Facility ID: CTF722

Certificate Number: CTF2025-004

Date of Issue: 08/19/2025

Expiration Date: 08/20/2026

Jelina Rose

Certification Officer

This certificate must be displayed with the corresponding analyte list.

This certificate supersedes all previously issued Full certificates.

Continuing certification status is dependent on successful ongoing participation in the program.

Customers may verify the Cannabis Testing Facility's current certification status by calling (207) 287-4758.

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

This certifies that

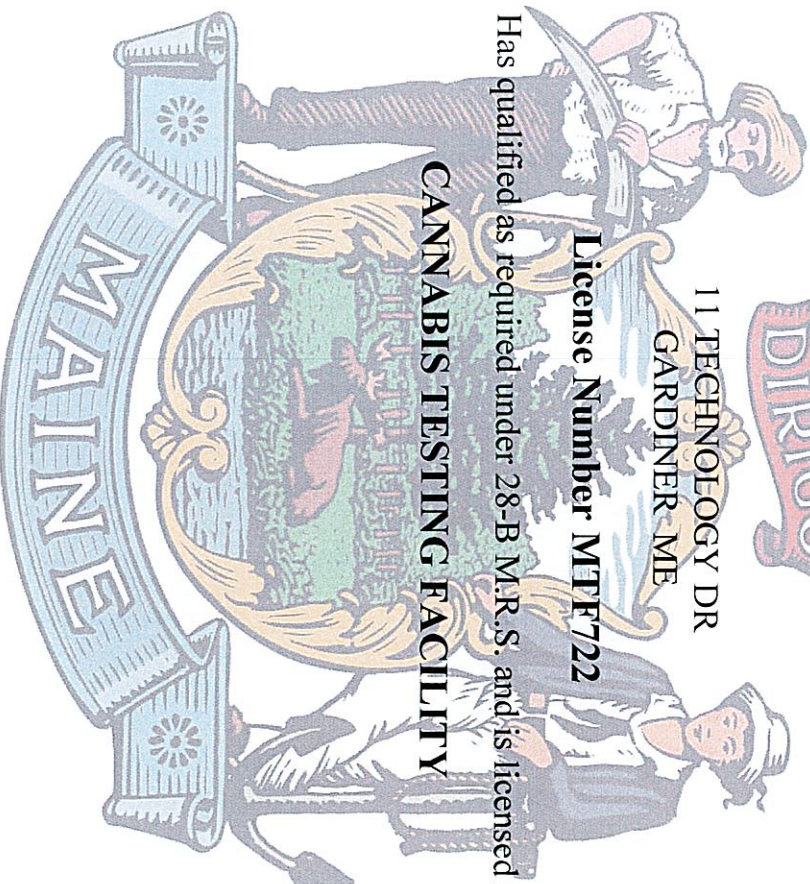
MCR LABS ME, LLC

11 TECHNOLOGY DR
GARDINER ME

License Number MTF722

Has qualified as required under 28-B M.R.S. and is licensed as:

CANNABIS TESTING FACILITY

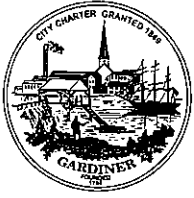


Issued on:
August 24, 2025

Elisa C. Ellis

Elisa C. Ellis, Director of Licensing
OFFICE OF CANNABIS POLICY
MAINE ADULT USE CANNABIS PROGRAM

Expires on:
August 23, 2026



CITY OF GARDINER FIRE & RESCUE DEPARTMENT



Chief Richard Sieberg

December 3, 2025

Dear Ryan Cassidy,

I have received your request to renew your Marijuana Business License at 11 Technology Drive in Gardiner under the name MCR Labs Maine. Your business has been operating in good standing for several years. After conducting a walkthrough inspection of your facility, I feel comfortable that your business does not have a significant impact on the Fire Department.

As always, we look forward to working with all 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



December 15, 2025

CEO Kris McNeill
Gardiner Planning Board
Office of Economic and Community Development

Mr. Andrew Burke, Quality Assurance Manager
MCR Labs
11 Technology Drive
Gardiner, Maine 04345

Based upon information provided, this business appears to have appropriate operational and safety measures in place to open and operate in the City of Gardiner. This business has had three alarm calls for service in 2025. As such, it is my belief that the Gardiner Police Department will have the ability to respond safely and effectively to any emergency or criminal activity that may occur there. It is not anticipated that these calls will have an impact on the overall services that the Gardiner Police Department delivers.

Sincerely,

A handwritten signature in black ink, which appears to read "Chief Todd H. Pilsbury", is written over the typed name.

Chief Todd H. Pilsbury
Gardiner Police Department
City of Gardiner

City of Gardiner
----- R e c e i p t -----

*** REPRINT ***

12/18/25 3:38PM ID:ARA #7095

TYPE----- REF--- AMOUNT

Marijuana Tiers

Cult Fac Tier 1 500.00

Total: 500.00*

Paid By: MCR Labs

Remaining Balance: 0.00

Check: 500.00

413114 - 500.00