



City of Malden

Malden City Hall
215 Pleasant Street
Malden, MA 02148

Meeting Minutes - Final City Council

Tuesday, January 8, 2019

7:00 PM

John & Christina Markey Community Center,
7 Washington St.

1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE & MOMENT OF SILENCE IN HONOR OF SERVICEMEN & WOMEN

3. ROLL CALL

Present - Councillors: 10 - John P. Matheson, Neal Anderson, David Camell, Paul Condon, Peg Crowe, Deborah DeMaria, Barbara Murphy, Ryan O'Malley, Jadeane Sica and Craig Spadafora

Absent - Councillors: 1 - Stephen Winslow

4. GUESTS, CITIZEN ACHIEVEMENT AND ANNOUNCEMENTS

Jodie Zalk from Malden Reads appeared before the City Council.

5. PUBLIC COMMENT

6. APPROVAL OF MINUTES

[1-19](#) Minutes of the Meeting of December 18, 2018.

A motion was made by Councillor Murphy that the Council Minutes be approved. The motion carried by a unanimous vote.

7. APPOINTMENTS & ELECTIONS

[2-19](#) Mayor's Appointment: Eric Rubin, 5 Sullivan Circle, Stoneham, MA, Director of Public Facilities, said term to expire December 31, 2021. (Confirmation Required)

A motion was made by Councillor Crowe that the Appointment be referred to the Personnel/Appointments Committee. The motion carried by a unanimous vote.

[3-19](#) Council Appointment: Candace Julyan, 5 Ridgewood Road, Malden as the representative of the Chamber on the Human Rights and Fair Housing Commission.

A motion was made by Councillor Crowe that the Appointment be referred to the Personnel/Appointments Committee. The motion carried by a unanimous vote.

[4-19](#) Council Appointment: Baya Yaiche, 46 Park Street, Apt. 10, Malden as the

representative from the Malden based disability advocacy organization of the Human Rights and Fair Housing Commission.

A motion was made by Councillor Crowe that the Appointment be referred to the Personnel/Appointments Committee. The motion carried by a unanimous vote.

[5-19](#)

Appointment of 2019 Council Committees:

2019 Council Committees

FINANCE

Camell, Chair
Winslow, Vice Chair
Anderson
O'Malley
Murphy
DeMaria

RULES & ORDINANCE

Spadafora, Chair
Crowe, Vice Chair
Condon
Camell
Winslow

PERSONNEL/APPOINTMENTS

Crowe, Chair
DeMaria, Vice Chair
Condon
Anderson
Matheson

LICENSE

Murphy, Chair
Anderson, Vice Chair
Spadafora
Matheson
Condon

PUBLIC WORKS

Anderson, Chair
Condon, Vice Chair
Crowe

PUBLIC SAFETY

Winslow, Chair
DeMaria, Vice Chair
O'Malley

PUBLIC PROPERTY

O'Malley, Chair
Matheson, Vice Chair
Winslow

CEMETERY COMMITTEE

Murphy, Chair
Anderson
Sica

MALDEN HOSPITAL SITE DEVELOPMENT

Matheson, Chair
Spadafora
Condon
DeMaria
Resident Member: Prisco Tammaro

WATERFRONT ACCESS

Murphy, Chair
Winslow, Vice Chair
Crowe
Matheson
Anderson (Harbormaster)

CITIZEN ENGAGEMENT

DeMaria, Chair
Anderson, Vice Chair
Crowe

TRAFFIC MITIGATION

Matheson, Chair
Murphy, Vice Chair
Camell

PARKING REVIEW

Condon, Chair
Spadafora, Vice Chair
Camell
Crowe
DeMaria

COMMUNITY FORESTRY PROGRAM ADVISORY COMMITTEE

O'Malley, Chair

Matheson
Winslow
Resident Members: Palmieri, Stein

COMMUNITY FUND

DeMaria
Camell

CHARTER REVIEW

DeMaria
Camell
O'Malley
Other members: Karen Anderson and Shelia Fermano

HOUSING REVIEW- MAPC

O'Malley

MASTER PLANNING STEERING

Spadafora
Sica

SIGN DESIGN REVIEW

Murphy
Spadafora

SITE PLAN REVIEW/RIO

O'Malley
Winslow

SITE PLAN REVIEW/ROWE'S QUARRY

Sica
Spadafora

ENERGY EFFICIENCY

Camell

ZONING ORDINANCE REVIEW

O'Malley

LIBRARY TRUSTEE

Sica

COMPLETE STREETS

Murphy

PROBLEM PROPERTIES

Crowe

This Appointment was placed on file

8. HEARINGS, PETITIONS, MEMORIALS AND REMONSTRANCES

[6-19](#) Class II: Century Auto Collision and Service Center, Inc., 448 Eastern Ave., 15 cars (Renewal)

A motion was made by Councillor Murphy that the Petition be referred to the License Committee. The motion carried by a unanimous vote.

[7-19](#) Class II: Frank's Auto Sales, 189 Highland Ave., Malden, 4 cars (Renewal)

A motion was made by Councillor Murphy that the Petition be referred to the License Committee. The motion carried by a unanimous vote.

[8-19](#) Class II: Metro Auto Collision & Sales, Inc., 55 Madison St., Malden, 6 cars (Renewal)

A motion was made by Councillor Murphy that the Petition be referred to the License Committee. The motion carried by a unanimous vote.

[9-19](#) Class II: Joe Ciampa Auto Body, Inc., 322 Eastern Ave., Malden, 4 cars (Renewal)

A motion was made by Councillor Murphy that the Petition be referred to the License Committee. The motion carried by a unanimous vote.

[10-19](#) Class II: C & P Imports, 595 Broadway, Malden, 0 cars (Renewal)

A motion was made by Councillor Murphy that the Petition be referred to the License Committee. The motion carried by a unanimous vote.

[11-19](#) Class II: Top Cars Auto Mall, Inc., 259 Main St., Malden, 35 cars (Renewal)

A motion was made by Councillor Murphy that the Petition be referred to the License Committee. The motion carried by a unanimous vote.

[12-19](#) Class II: Family Auto Mall, Inc., 1160-1176 Eastern Ave., Malden, 18 cars (Renewal)

A motion was made by Councillor Murphy that the Petition be referred to the License Committee. The motion carried by a unanimous vote.

[13-19](#) Class II: Champion Motors USA, 251 Broadway, Malden, 15 Cars (Renewal)

A motion was made by Councillor Murphy that the Petition be referred to the License Committee. The motion carried by a unanimous vote.

[14-19](#) Extended Hours: Speedway #2504, 214 Broadway, Malden, Hours: 24/7

(Renewal)

A motion was made by Councillor Murphy that the Petition be referred to the License Committee. The motion carried by a unanimous vote.

Yea: 10 - Anderson, Camell, Condon, Crowe, Matheson, Murphy, O'Malley, Spadafora, DeMaria and Sica

9. MOTIONS, ORDERS AND RESOLUTIONS

10. COMMUNICATIONS

11. CLAIMS

[15-19](#)

Claim: Karen Arcieri DuLong, 136 Grover Rd., Ext., Medford, MA 02155

A motion was made by Councillor Camell that the Claim be referred to the Finance Committee. The motion carried by a unanimous vote.

12. COMMITTEE REPORTS

13. TABLED PAPERS

[137-16](#)

Petition: National Grid to replace existing 25 psig to LP 4" Regulator Station in the sidewalk area of 158 Washington St., Malden, MA

[379-17](#)

Petition of National Grid and Verizon New England Inc. to install a jointly owned pole on Cross St approximately 200 feet from the intersection of Main St.

(HEARING REQUIRED)

[380-17](#)

Petition of Verizon Wireless to install Small Cell antenna on an existing utility pole on Glenwood St.

(HEARING REQUIRED)

[411-17](#)

National Grid and Verizon New England, Inc request permission to locate poles, wires, and fixtures, including the necessary sustaining and protecting fixtures, along and across the following public way: Bryant St. for service to new customer's Pad Mount transformer

(HEARING REQUIRED).

[224-18](#)

Order: The Fellsmere Housing Group and Friends of Fellsmere Heights to present their proposal of a zoning overlay allowing clustered mixed of residential housing at the former Malden Hospital Site to the Rules & Ordinance Committee.

[385-18](#)

Order: That the City Council create a five member ad hoc committee to

investigate the Condition and Safety of the Natural Gas Infrastructure in Malden. The committee shall be composed of three City Councillors, the DPW Director and the City Engineer, or their designees.

Sponsors: Ryan O'Malley and David Camell

[507-18](#)

Order: That the City of Malden accept the provisions of M.G.L. Ch. 59 Section 5, clause 17, 17C, 17C ½, & 17D relative to increasing veterans tax abatements annually.

Sponsors: Paul Condon

14. PERSONAL PRIVILEGE

15. EXECUTIVE SESSION

The City Council will vote to go into executive session, with legal counsel for the City Council, in accordance with Exemption Seven (MGL c. 30A, § 21(a)(7)), to comply with, or act under the authority of, any general or special law or federal grant-in-aid requirements, in order to act on a pending public records request, under MGL c. 66, § 10, that seeks the disclosure of the minutes of the City Council's executive session of December 8, 2015. In so convening in executive session, the City Council will act under the Open Meeting Law (MGL c. 30A, § 22(g)(2), to determine whether the minutes of the December 8, 2015 executive session warrant continued non-disclosure.

A motion was made by Councillor DeMaria that the Council enter into Executive Session. The motion carried by the following vote:

Yea: 10 - Anderson, Camell, Condon, Crowe, DeMaria, Matheson, Murphy, O'Malley, Spadafora, Sica

16. ADJOURNMENT

A motion was made by Councillor Anderson that this meeting be adjourned. The motion carried unanimously.

THOMAS E. BRENNAN, CITY CLERK