



City of Malden

Malden City Hall
215 Pleasant Street
Malden, MA 02148

Meeting Agenda - Final City Council

Council President Craig Spadafora
Councillor at Large Karen Colon-Hayes
Councillor Paul Condon
Councillor Peg Crowe
Councillor Amanda Linehan
Councillor at Large Carey McDonald
Councillor Barbara Murphy
Councillor Ryan O'Malley
Councillor Jadeane Sica
Councillor Chris Simonelli
Councillor Stephen Winslow

Tuesday, December 20, 2022

7:00 PM

City Council Chambers
215 Pleasant Street
Malden, MA 02148

1. CALL TO ORDER

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

3. ROLL CALL

4. GUESTS, CITIZEN ACHIEVEMENT AND ANNOUNCEMENTS

5. PUBLIC COMMENT

6. APPROVAL OF MINUTES

[523-22](#)

Minutes of the meeting of December 13, 2022

7. APPOINTMENTS & ELECTIONS

[524-22](#)

Appointment: Council re-appoints Lisa Cagno of 31 Quincy Street as Clerk of Committees, said term to expire December 31, 2023

8. HEARINGS, PETITIONS, MEMORIALS AND REMONSTRANCES

9. MOTIONS, ORDERS AND RESOLUTIONS

[525-22](#)

Order: That the Council approve the 2023 Schedule of Council Meetings

Sponsors:

Craig Spadafora

Attachments:

[2023 Schedule of Council Meetings](#)

[526-22](#)

Order: That the Council will nominate and vote on Council President for the 2023 calendar year

Sponsors:

Craig Spadafora

10. COMMUNICATIONS

12. COMMITTEE REPORTS

[527-22](#)

Committee Report: Personnel/Appointments (Paper #416-22 Ordered that Attorney John McNaught, 72 North Woodcrest Drive, Melrose, MA 02176, be moved out favorably to be interviewed by the Full Council for the position of City Solicitor after which a vote will be taken to fill the unexpired term created by the resignation of Kathryn Fallon, said term to commence upon Council Confirmation and expire on March 1, 2025.)

[416-22](#)

Order: That the Personnel/Appointments Committee review and interview candidates for the position of City Solicitor to fill the unexpired term created by the resignation of Kathryn Fallon

Sponsors:

Craig Spadafora

[521-22](#)

Committee Report: the Joint Committee of Rules & Ordinance and Finance to whom was referred Papers 514 and 515 of 2022, the Standing Committee on Rules & Ordinance having considered Paper 515-22, make the following report

[515-22](#)

Be it hereby Ordained by the Malden City Council that the Code of the City of Malden (MCC) be amended by adding Title 2, Chapter 24 Section .015 Department Head Salary Schedule and striking in:

2.20.030(B) Superintendent of Cemeteries;

2.20.030(C) Director - Board of Health, Director of Engineering, Director - Information Technology, Director - Public Facilities, Assessor/Director of Assessing, City Clerk, Treasurer/Collector, Building Commissioner, Director of Strategic Planning and Community Development;

2.20.030(D) Chief of Strategy and Innovation Officer.

Be it further amended by striking in:

2.20.040(C) Senior Center Coordinator, Veterans Service Commissioner, Teen Program Coordinator and;

2.20.040(D) Recreation Coordinator.

Sponsors:

Peg Crowe

Attachments:

[2.24.015 Dept Head Salary Schedule Ordinance](#)

[522-22](#)

Committee Report: the Joint Committee of Rules & Ordinance and Finance to whom was referred Papers 514 and 515 of 2022, the Standing Committee on Finance having considered Paper 514-22, make the following report

[514-22](#)

Order: That the sum of Sixty-Three Thousand Forty-Four Dollars and Thirty-Three Cents be transferred from Salary Reserve, account number 0010-996-5110 to the following accounts

Sponsors:

Barbara Murphy

[528-22](#) Committee Report: Finance (Paper #512-22 Order that the sum of Twenty-Two Thousand Five Hundred Dollars (\$22,500) is appropriated from available general fund free cash and transferred to Board of Health Recovery Coaches, acct. #0010-510-5103)

[512-22](#) Order: That the sum of Twenty-Two Thousand Five Hundred Dollars (\$22,500) is appropriated from available general fund free cash and transferred to Board of Health Recovery Coaches, account number 0010-510-5103

Sponsors: Barbara Murphy

[529-22](#) Committee Report: Finance (Paper #513-22 Order: That the sum of One Million Two Hundred Thousand Dollars (\$1,200,000) is appropriated from available water sewer enterprise fund retained earnings and transferred to Water Sewer Capital, acct # 6010-450-5860)

[513-22](#) Order: That the sum of One Million Two Hundred Thousand Dollars (\$1,200,000) is appropriated from available water sewer enterprise fund retained earnings and transferred to Water Sewer Capital, account number 6010-450-5860

Sponsors: Barbara Murphy

[520-22](#) Committee Report: License Petitions Papers 500 through 511 of 2022 the Standing Committee on License to whom was referred the following papers having considered the same, make the following report

[500-22](#) Petition: Open Air Parking Lot License for Robert McNulty of 28 Cedar Street, renewal, 14 parking spaces

[501-22](#) Petition: Open Air Parking Lot License for TJ Corp., of 315 Pleasant Street, renewal, 15 parking spaces

[502-22](#) Petition: Extended Hours License for MRM Donuts Corp., dba Dunkin' of 617 Broadway, seven days, 4:00 AM to 10:00 PM

[503-22](#) Petition: Class II License for Top Cars Motor Group of 259 Main Street, renewal, 35 cars

[504-22](#) Petition: Class II License for Sica's Automotive, Inc. of 1114 Eastern Avenue, renewal, 2 cars

[506-22](#) Petition: Class II License for Rigano's Inc. of 1081 Fellsway, renewal, 20 cars

[507-22](#) Petition: Class II License for Rigano's Inc. of 1152 Eastern Avenue, renewal, 15 cars

[508-22](#) Petition: Class II License for Joe Ciampa Auto Body, Inc. of 322 Eastern Avenue, renewal, 4 cars

[509-22](#) Petition: Class II License for Malden Middlesex Motor Sales, Inc. of 129 Charles Street, renewal 15 cars

[510-22](#) Petition: Class III License for Malden Middlesex Motor Sales, Inc. of 129 Charles Street, renewal

[511-22](#) Petition: Class III License for Malden Broadway Auto Body of 590 Broadway, renewal

13. TABLED PAPERS

Tabled to a Future Meeting

[138-22](#)

Resolve: That the City of Malden City Council establish "The Malden Youth Council" Ad Hoc Committee with three (3) City Councillors as voting members assigned by the Council President; to provide an opportunity for the youth of Malden and foster civic engagement and an opportunity to be involved and participate in local government to acquire a greater knowledge of and appreciation for local government through active participation in the system.

Sponsors:

Karen Colon Hayes, Amanda Linehan and Carey McDonald

[286-22](#)

Order: That in the interest of promoting a fair and transparent marijuana licensing process, free from political influence and the potential for state ethics violations, that the Code of the City of Malden be amended to change the Special Permit granting authority for Marijuana Establishments from the Malden City Council to the Malden Planning Board, including amending the following Sections:

-Section 6.08.070.B. Definition of Special Permit, by deleting "as further amended by City Council Paper 283 of 2018.";

-Section 6.08.070.D.2.b, by deleting "City Council" where mentioned and replacing with "Planning Board";

-Section 12.12.010.A, first paragraph, first phrase, by striking "City Council" and replacing with "Planning Board", as follows: "Except for Marijuana Retailer, Marijuana Cultivator, Independent Marijuana Testing Laboratory, Marijuana Product Manufacturer, Marijuana Research Facility and Marijuana Transporter, where a special permit shall be required by the Planning Board in accordance with MCC 12.12.020;"

-Section 12.12.190, first paragraph, by striking "City Council" and replacing with "Planning Board" as follows: "A Marijuana Establishment, as defined by this Ordinance to expressly only include Marijuana Retailer, Marijuana Cultivator, Independent Marijuana Testing Laboratory, Marijuana Product Manufacturer, Marijuana Research Facility and Marijuana Transporter, may be allowed only in the Highway Business, Industrial 1 and Industrial 2 zoning districts or the Marijuana Establishment Overlay District, only by special permit granted by the Planning Board and only in conformance with the following controls and requirements:"

-Section 12.12.190.B, Section 12.12.190.G, Section 12.12.190.G.4, Section 12.12.190H,
by deleting "City Council" where written and replacing with "Planning Board";

-Section 12.28.010.E, by deleting "City Council" where mentioned and replacing with
"Planning Board"

Sponsors: Jadeane Sica and Craig Spadafora

Attachments: [CCP 286-22 Staff Report 10.11.22](#)
[CCP 286 2022 PBR 10.22 wAtt](#)

287-22

Order: That the City Council discuss the disposition of property owned by the City identified as Parcel No. 185-575-507 in the City of Malden Assessor's Maps, also known as Louis Cohn Way/Robbins Street. Such discussion to include a description of the parcel and it's present use and possible alternatives for future use, care, custody, and control of the property, which will be maintained at the sole expense of the lessee, and that payments include the amount of any taxes that would otherwise be due to the city as well as including whether or not to enter a License Agreement for business use of said property.

Sponsors: Jadeane Sica

Attachments: [Assessors Handout Pub Prop Meeting 62822](#)

315-22

Order: That MCC 12.12.190.A and 12.12.190.B be amended

Sponsors: Amanda Linehan

Attachments: [6.15.21 Prop #1](#)
[CCP 315 2022 Staff Report 10.11.22](#)
[CCP 315 2022 PBR 10.22 wAtt](#)
[Informational Memo on Buffer Zones Dimensional Controls \(1\)](#)

399-22

Petition: Boston Gas d/b/a National Grid, 40 Sylvan Road, Waltham MA, W.O. No. 90000XX to install a new gas Regulator Station on Green Street near the intersection of Medford Street in accordance with the attached plans.
Hearing required

Attachments: [National Grid Green Street WO #90000XX](#)
[Notice of Public Hearing & Abutters Green and Medford](#)

14. PERSONAL PRIVILEGE

15. ADJOURNMENT

GREGORY LUCEY, CITY CLERK

