



City of Malden

Malden City Hall
215 Pleasant Street
Malden, MA 02148

Meeting Minutes - Final License Committee

Councillor Jadeane Sica, Chair
Councillor Chris Simonelli, Vice Chair
Councillor Paul Condon
Councillor at Large Karen Colon Hayes
Councillor Ryan O'Malley

Tuesday, September 12, 2023

5:30 PM

215 Pleasant Street
Room 105
Malden, MA 02148

Roll Call

Chair Sica called the meeting to order at 5:42 PM.

Also in attendance were Nelson Miller, Dave Morse, Jim Tuxbury, Zaheer Samee, Lisa Cagno, Councillors Murphy, McDonald, Spadafora.

Present: 3 - Councillor Jadeane Sica, Paul Condon and Karen Colon Hayes

Absent: 2 - Councillor Chris Simonelli and Ryan O'Malley

Minutes to be Approved

[313-23](#)

Minutes for the meeting of June 20, 2023

A motion was made by Councillor Condon, seconded by Councillor at Large Colon Hayes, that the Committee Minutes be approved. The motion carried by a unanimous vote.

Business

[294-23](#)

Petition: Exterior Vending Machine: Water Stores, Inc. 159 Highland Avenue, Malden (New)

As this is the first application being processed on a new ordinance, Scott Babineau, owner of Water Stores, Inc, was invited to attend License Committee so the members could meet him and discuss the neighborhood's concerns.

Councillor Condon opened the discussion with an explanation of the noise complaints coming from neighbors regarding the late night activity in the parking lot where the water machine is located. Mr. Babineau stated he has set timers on the machine to run between the hours of 7:00 AM and 9:00 PM.

Councillor Spadafora explained to Mr. Babineau the purpose for having to write this ordinance was to create some authority for the City to have recourse if and when business owners aren't mandating their customers to comply with hours of operation and noise ordinances.

A motion was made by Councillor at Large Colon Hayes, seconded by Councillor Condon, that the Petition be recommended favorably to the City Council. The motion carried by a unanimous vote.

[295-23](#)

Petition: Livery: Abdelkader Nadif, 1 Kneeland Street, Malden, 1 vehicle (New)

A motion was made by Councillor Condon, seconded by Councillor at Large Colon Hayes, that the Petition be recommended favorably to the City Council. The motion carried by a unanimous vote.

[296-23](#)

Petition: Livery: FNU Sukhpreet Singh, 99 Florence St. Apt. 224, Malden, 1 vehicle (New)

A motion was made by Councillor at Large Colon Hayes, seconded by Councillor Condon, that the Petition be recommended favorably to the City Council. The motion carried by a unanimous vote.

[297-23](#)

Petition: Lodging House: Cedar House LLC, 116-118 Cedar Street, Malden, 14 units (Renewal)

A motion was made by Councillor Condon, seconded by Councillor at Large Colon Hayes, that the Petition be recommended favorably to the City Council. The motion carried by a unanimous vote.

Prior to discussion on Papers 298 and 299-23, Councillor Colon Hayes made a motion to recuse herself as she sits on the Board of Metro North Housing Corp. Motion seconded by Councillor Condon. Council President Murphy sat in to maintain the quorum. Motion passed unanimously; Councillor Colon Hayes stepped out of committee.

[298-23](#)

Petition: Lodging House: Metro North Housing Corp, 22 Charles Street, Malden, 11 units (Renewal)

A motion was made by Councillor Condon, seconded by Councillor Murphy, that the Petition be recommended favorably to the City Council. The motion carried by a unanimous vote.

[299-23](#)

Petition: Lodging House: Metro North Housing Corp, 115 Washington Street, Malden, 14 units (Renewal)

A motion was made by Councillor Condon, seconded by Councillor Murphy, that the Petition be recommended favorably to the City Council. The motion carried by a unanimous vote.

[300-23](#)

Petition: Outdoor Parking: Three C Realty Trust, 54 Winter Street, Malden, 22 spaces (Renewal)

A motion was made by Councillor Condon, seconded by Councillor Murphy, that the Petition be recommended favorably to the City Council. The motion carried by a unanimous vote.

[301-23](#)

Petition: Pool Tables: AOH Division 12, 259 Charles Street, Malden, 1 table (Renewal)

A motion was made by Councillor Condon, seconded by Councillor at Large Colon Hayes, that the Petition be recommended favorably to the City Council. The motion carried by a unanimous vote.

Other Business

Adjournment

A motion was made by Councillor Condon, seconded by Councillor at Large Colon Hayes, that the meeting be adjourned. The motion carried by a unanimous vote. Meeting was adjourned at 6:00 PM.