



COMMUNITY PRESERVATION COMMITTEE

December 13, 2023

To: The Honorable Mayor and City Council

Applicant Name: City of Malden Office of Strategic Planning and Community Development (OSPCD)

Co-Applicant: N/A

Applicant Address: Malden City Hall, 215 Pleasant Street, Malden, MA 02148

Project: Fitzgerald Park Phase II Construction

The City of Malden Community Preservation Committee (“CPC”) is pleased to inform you that on March 15, 2023 the CPC voted 9-0-0 to recommend for approval to City Council that the City of Malden Office of Strategic Planning and Community Development (OSPCD) be awarded \$175,000.00 to construct a second phase of improvements at Fitzgerald Park on Exchange Street behind the CBD Parking Garage at 170 Centre Street, Malden MA, 02148. The Fitzgerald Park Phase II Construction Project was discussed at a Public Hearing held on October 18, 2023.

In reaching their decision, the CPC found that the project meets eligibility requirements and aligns with the priorities stated in Malden’s Community Preservation Plan. The CPC recommends this project with the following conditions:

1. The Applicant must present the final plan to CPC before the project goes out to bid.

CPA Project Funding Recommendation: FY24 Application		
Category: Open Space Reserve and CPA Fund Balance	Recommendation Funding Source	Amount
Fitzgerald Park Phase II Construction	Open Space Reserve	\$87,500.00
	CPA Fund Balance	\$87,500.00
	TOTAL	\$175,000.00

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Project Funding Sources

Fitzgerald Park Phase II Construction Funding Sources				
Total Project Cost	\$325,000.00	CPA Funds Requested	Cost Share Amount	Cost Share Percent
		\$175,000.00	\$150,000.00	46%
Cost Share Funding Sources		Secured Y/N	Amount	Type
Community Development Block Grant (CDBG) Funding		Y	\$100,000.00	Cash
Donation by Preotle Lane & Associates		Y	\$50,000.00	In-Kind

The following project summary describes the project proposal recommended for CPA funding:

Project Description



The goal of this project is to expand the existing Fitzgerald Park into an area that is currently comprised of mulch to create an enhanced play area for young children and families. In FY19 CPC awarded \$40,643.00 to the ARTLine to make open space improvements at four pocket parks throughout

downtown Malden. These funds contributed towards the creation of the Ed Emberly Mural which forms the backdrop of Fitzgerald Park.

The applicant worked with Shadley Associates to develop the Fitzgerald Park Phase II Concept Plan based on input from the key stakeholders such as daycare staff, families, children, and nearby businesses. Additionally, a community meeting was held virtually on November 16th to garner even more input into the design.

The Fitzgerald Park Phase II Construction Project will enhance the area as a popular gathering spot, particularly for children at the nearby daycare center and young families living in or visiting downtown Malden. The new phase will expand the park into an existing unprogrammed mulch area with the addition of climbable play equipment, accessible play panels, painted surface play (such as hopscotch), benches, tables, trees, new fencing, and other features consistent with community needs, ADA accessibility, and augmenting the existing artistic themes of the playground.

The project will also make improvements to the natural ecosystem by removing an abandoned underground fuel storage tank as required by state environmental protection laws. In its place the project will bring the site up to compliance with Malden's new stormwater management requirements. Three existing trees including one that is girdling the storage tank and two that are dying, will be replaced with three newly planted trees.

This recommendation includes funding for the entirety of the Fitzgerald Park Phase II Construction project.

Additional Information

The full Application packet, including the application, may be found at:

<https://www.cityofmalden.org/DocumentCenter/Index/740>

https://www.cityofmalden.org/DocumentCenter/View/7240/01_Fitzgerald-Full-App_City-of-Malden-09-12-2023

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