



# City of Malden

Malden City Hall  
110 Pleasant Street  
Malden, MA 02148

## Meeting Minutes - Final City Council

*Councillor Neal Anderson, Councillor David Camell, Councillor Paul Condon, Councillor Peg Crowe, Councillor Deborah DeMaria, Councillor Amanda Linehan, Councillor Barbara Murphy, Councillor Ryan O'Malley, Council President Jadeane Sica, Councillor Craig Spadafora, Councillor Stephen Winslow*

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Tuesday, February 25, 2020

7:00 PM

John & Christina Markey Community Center,  
7 Washington St.

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### CALL TO ORDER

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

### 3. ROLL CALL

**Present - Councillors:** 9 - Neal Anderson, David Camell, Paul Condon, Peg Crowe, Deborah DeMaria, Amanda Linehan, Barbara Murphy, Ryan O'Malley and Stephen Winslow  
**Absent - Councillors:** 2 - Jadeane Sica and Craig Spadafora

Councillor Murphy needed to leave the meeting to attend another meeting for the renovation of Roosevelt Park at 7:20.

### 4. GUESTS, CITIZEN ACHIEVEMENT AND ANNOUNCEMENTS

Clay Larsen will appear before the Council to receive a Certificate of Appreciation from Councillor Winslow.

The Council recognized the community service of Clay Larsen. The Recognition was sponsored by Councillor Steve Winslow.

### 5. PUBLIC COMMENT

**There were four speakers for Public Comment, all speaking in favor of the two tabled appointments on the docket, Brian Slater and Angie Liou to the Affordable Housing Trust Fund Board.**

### 6. APPROVAL OF MINUTES

### 7. APPOINTMENTS & ELECTIONS

[72-20](#)

Mayoral Re-Appointment: Anthony Rodrigues, 100 Tremont Street, Malden, MA as Director of Information Technology, Said term to commence upon his confirmation by Council and to expire March 1, 2023.

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

[73-20](#) Mayoral Re-Appointment: Emily Kibbler, 50 Concord Street, Apt. 1, Malden, MA as an associate member of the Board of Appeal, said term to commence upon confirmation by the Council and to expire on March 1, 2023.

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

[74-20](#) Mayoral Re-Appointment: Yem Lip, 244 Kennedy Drive, Unit 706, Malden, MA as City Engineer/Diurector of Engineering Dept. said term to commence upon his confirmation by the Council and to expire March 1, 2023.

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

[75-20](#) Mayoral Re-Appointment: Salvatore Gennetti, 307 Pearl Street, Malden, MA as the Police Commissioner, said term to commence upon confirmation by the City Council and to expire on March 1, 2023.

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

[76-20](#) Mayoral Re-Appointment: Kevin Jarvis, 64 Jewett Street, Georgetown, MA as the Veterans Service Officer/Agent, said term to expire March 1, 2023. (Confirmation Not Required).

**A motion was made by Councillor Crowe that the Appointment be placed on file. The motion carried by a unanimous vote.**

## **8. HEARINGS, PETITIONS, MEMORIALS AND REMONSTRANCES**

[77-20](#) Livery: Ideal Park Limousine Service, Inc., 61 High Rock Rd., Malden, 1 car (Renewal)

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

## **9. MOTIONS, ORDERS AND RESOLUTIONS**

[78-20](#) Order: That the City Clerk notify inhabitants of the Presidential Primary to be held on March 3, 2020.

To the inhabitants of the City of Malden who are qualified to vote in Primaries, you are hereby notified and warned to vote in your respective wards and precincts on TUESDAY, THE THIRD DAY OF MARCH, 2020, from 7:00 A.M. to 8:00 P.M. for the purpose:

To cast your vote in the Presidential Primary for the candidates of the political parties for the following offices:

**PRESIDENTIAL PREFERENCE                      FOR THIS  
COMMONWEALTH**

**STATE COMMITTEE MAN FIFTH MIDDLESEX  
 SENATORIAL DISTRICT  
 STATE COMMITTEE WOMAN FIFTH MIDDLESEX  
 SENATORIAL DISTRICT  
 WARD COMMITTEE ALL WARDS CITY OF  
 MALDEN**

Given under our hands this 25th day of February, 2020.

**Sponsors:** Jadeane Sica

**A motion was made by Councillor O'Malley that the Order be adopted. The motion carried by a unanimous vote.**

[79-20](#)

Order: That the City Clerk notify inhabitants of Ward 5/Precinct 2 of the Special Election to be held on March 3, 2020.

To the inhabitants of Ward 5/Precinct 2 in the City of Malden who are qualified to vote in Elections, you are hereby notified and warned to vote in your respective ward and precinct on TUESDAY, THE THIRD DAY OF MARCH, 2020, from 7:00 A.M. to 8:00 P.M. for the purpose:

To cast your vote in the Special Election for the candidates of the political parties for the following offices:

**REPRESENTATIVE IN THE GENERAL COURT  
 FOR THE 32nd MIDDLESEX DISTRICT**

Given under our hands this 25th day of February, 2020.

**Sponsors:** Jadeane Sica

**A motion was made by Councillor O'Malley that the Order be adopted. The motion carried by a unanimous vote.**

## **10. COMMUNICATIONS**

## **12. COMMITTEE REPORTS**

[80-20](#)

Committee Report: Public Properties (Paper #58-20 Order: That the City authorize removal of the deed restriction "Once constructed, the dwelling located on the parcel must be occupied by the owner of the parcel." from the property currently known as 129 Olive Ave. This parcel was sold by the city and recorded as book 47811, page 584. At time of sale by the city, the parcel was shown as Lot 106, Block 621, Map 147. Parcel is also shown as Lot 11 on plan recorded in Middlesex South Deeds Plan Book 83, Plan 24. "Removal of the deed restriction shall not be at the expense of the City. Owner of the property shall be responsible for all costs and expenses associated with removal of deed restriction and for preparing and recording any documents necessary to effectuate this order, subject to City Solicitor's review and approval prior to recording. After review and approval by the City Solicitor, the Mayor shall be authorized to sign any documents which may be prepared and required for recording in order to effectuate this order.")

**A motion was made by Councillor O'Malley that the Committee Report be**

received and filed. The motion carried by a unanimous vote.

[58-20](#)

Order: That the City authorize removal of the deed restriction "Once constructed, the dwelling located on the parcel must be occupied by the owner of the parcel." from the property currently known as 129 Olive Ave. This parcel was sold by the city and recorded as book 47811, page 584. At time of sale by the city, the parcel was shown as Lot 106, Block 621, Map 147. Parcel is also shown as Lot 11 on plan recorded in Middlesex South Deeds Plan Book 83, Plan 24. "Removal of the deed restriction shall not be at the expense of the City. Owner of the property shall be responsible for all costs and expenses associated with removal of deed restriction and for preparing and recording any documents necessary to effectuate this order, subject to City Solicitor's review and approval prior to recording. After review and approval by the City Solicitor, the Mayor shall be authorized to sign any documents which may be prepared and required for recording in order to effectuate this order."

**Sponsors:** David Camell

*Councillors O'Malley, Camell and Winslow all spoke in favor of the Paper. The deed restriction was put in place when the city sold the parcel of land to the current owner, the restriction was that the family needed to reside in the residence. The family is looking to possibly sell the house and the deed restriction could present a problem to any future sale.*

**A motion was made by Councillor Camell, seconded by Councillor Winslow, that the Order be adopted. The motion carried by the following vote:**

**Yea:** 8 - Anderson, Camell, Condon, Crowe, DeMaria, Linehan, O'Malley and Winslow

[81-20](#)

Committee Report: Rules & Ordinance (Paper #384-19) Ordinance: Be it hereby ordained that Chapter 3, Building Regulations: Section 3.37 of the Revised Ordinances of 2020 as amended be further amended to require notice by posting with the City Clerk and by mail to all property owners of land located within 500 feet of the property lines of the subject property for demolition permits and further amend Chapter 6, Licensing Ordinance: Be it hereby ordained that Section 6.49 of the Revised Ordinances of 2020 as amended be further amended to require notice by posting with the City Clerk and by mail to all property owners of land located within 500 feet of the property lines of the installation for all small cell petitions.

**A motion was made by Councillor Crowe that the Committee Report be received and filed. The motion carried by a unanimous vote.**

[384-19](#)

Ordinance: Chapter 3, Building Regulations: Be it hereby ordained that Section 3.37 of the Revised Ordinances of 2020 as amended be further amended to require notice by posting with the City Clerk and by mail to all property owners of land located within 500 feet of the property lines of the subject property for demolition permits and further amend Chapter 6, Licensing Ordinance: Be it hereby ordained that Section 6.49 of the Revised Ordinances of 2020 as amended be further amended to require

notice by posting with the City Clerk and by mail to all property owners of land located within 500 feet of the property lines of the installation for all small cell petitions.

**Sponsors:** Craig Spadafora

**A motion was made by Councillor Crowe, seconded by Councillor O'Malley, that the Ordinance be enrolled. The motion carried by the following vote:**

**Yea:** 8 - Anderson, Camell, Condon, Crowe, DeMaria, Linehan, O'Malley and Winslow

### 82-20

Committee Report: Rules & Ordinance (Paper # 466-19) Be it hereby ordained that Chapter 6 of the Revised Ordinances of 2020 be amended by adding provisions for Shared Neighborhood Autos for Passengers (SNAPs).

**A motion was made by Councillor Crowe that the Committee Report be received and filed. The motion carried by a unanimous vote.**

### 466-19

Ordinance: Be it hereby ordained that Chapter 6 of the Revised Ordinances of 2020 be amended by adding provisions for Shared Neighborhood Autos for Passengers (SNAPs).

**Sponsors:** Stephen Winslow and Ryan O'Malley

*License and Traffic will need to address the Ordinance if passed. Councillor Winslow addressed the reasons for the Ordinance and the concept of SNAP's. Councillor Winslow answered several questions by Councillors. The Ordinance is also addressing shared ride vehicles that are currently operating in the city but are not regulated.*

**A motion was made by Councillor Winslow, seconded by Councillor DeMaria, that the Ordinance be enrolled. The motion carried by the following vote:**

**Yea:** 7 - Anderson, Camell, Crowe, DeMaria, Linehan, O'Malley and Winslow

**Nay:** 1 - Condon

## **13. TABLED PAPERS**

### 3-20

Mayoral Appointment: Brian Slater, 195 Beech Avenue, Melrose, MA as a member of the Affordable Housing Trust Fund Board.

**A motion was made by Councillor Crowe that the Appointment be taken from the table. The motion carried by a unanimous vote.**

*Discussion took place regarding this appointment not being a Malden resident. Councillor Crowe gave an explanation that because the Board was specifically formed having to have a majority of Malden residents with the ability to appoint some members not living in the city because of a specialty background required for the Board. Councillor O'Malley while not questioning the candidate's background stated he will vote no because of his belief the ordinances are in conflict. Attorney McNaught from the Legal Department addressed the Council and reiterated that the Appointment could be made although not a*

*Malden resident.*

**A motion was made by Councillor Crowe, seconded by Councillor DeMaria, that the Appointment be appointed. The motion carried by the following vote:**

**Yea:** 7 - Anderson, Camell, Condon, Crowe, DeMaria, Linehan and Winslow

**Nay:** 1 - O'Malley

[4-20](#)

Mayoral Appointment: Angie Liou, 35 Mount Vernon Street, Unit # 1, Boston, MA as a member of the Affordable Housing Trust Fund Board.

**A motion was made by Councillor Crowe that the Appointment be taken from the table. The motion carried by a unanimous vote.**

*Councillor O' Malley stated he will vote no not because of the qualifications of the candidate but because of his belief our ordinances about residency on Boards are in conflict.*

**A motion was made by Councillor Crowe, seconded by Councillor DeMaria, that the Appointment be appointed. The motion carried by the following vote:**

**Yea:** 7 - Anderson, Camell, Condon, Crowe, DeMaria, Linehan and Winslow

**Nay:** 1 - O'Malley

Councillor Crowe requested to suspend docket rules for the purpose of appointing Meghan Volcy and Nancy Salamoun to the Human Rights Fair Housing Commission.

Docket rules were suspended; Volcy and Salamoun were confirmed.

[TMP-4047](#) Council Appointment: Pers/Appts: (Nancy Salamoun, 6 Bond Street, Malden, MA 02148 to be appointed as the Disability representative for the Human Rights and Fair Housing Commission set term to commence .....and expire.....)

**This Committee Report was received and filed**

[TMP-4048](#) Committee Report: PersonnelAppointments (Order: That Meghan Volcy, 122 Washington Street, Malden, MA be appointed as the resident member of the Human Rights, Fair Housing Commission)

COUNCILLOR CROWE FOR THE COMMITTEE

**This Committee Report was received and filed**

**14. PERSONAL PRIVILEGE**

**15. ADJOURNMENT**

A motion was made by Councillor Peg Crowe that this was adjourned.. The motion carried unanimously.

**GREGORY LUCEY, CITY CLERK**