



City of Malden

Malden City Hall
215 Pleasant Street
Malden, MA 02148

Meeting Minutes - Final City Council

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

Tuesday, August 12, 2025

7:00 PM

City Council Chambers
215 Pleasant Street
Malden, MA 02148

Watch the meeting with Teams: <https://tinyurl.com/3b2z8f2p>

Pursuant to Council Rule 1.05, Subject to the call of the President, meetings of the City Council may be held during July or August if needed, or to address emergency situations.

1. CALL TO ORDER

Council President Linehan called the meeting to order at 7:04 PM.

2. PLEDGE OF ALLEGIANCE & MOMENT OF SILENCE IN HONOR OF SERVICE MEMBERS

3. ROLL CALL

Councillor O'Malley logged into the meeting via video chat, expressed that he was present, made an announcement that Councillor Linehan is not the legitimate Council President and for that reason he will be abstaining from this meeting. Councillor O'Malley then exited the meeting at 7:10 PM.

Also in attendance was the city's Health Care Consultant from Cook and Company, Susan Shillue, Maria Luise, and Alicia McNeil.

Present - Councillors: 9 - Karen Colon Hayes, Paul Condon, Peg Crowe, Amanda Linehan, Carey McDonald, Jadeane Sica, Craig Spadafora, Ari Taylor and Stephen Winslow

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

4. PUBLIC COMMENT

5. APPROVAL OF MINUTES

[327-25](#)

Minutes for the meeting of June 10, 2025

A motion was made by Councillor Winslow, seconded by Councillor Crowe, that

the Council Minutes be approved. The motion carried by a unanimous vote.

[328-25](#)

Minutes for the meeting of June 17, 2025

A motion was made by Councillor Winslow, seconded by Councillor Crowe, that the Council Minutes be amended to add the word 'million' after \$1.2 in notes on Paper 305.25. The motion carried by a unanimous vote.

A motion was made by Councillor Winslow, seconded by Councillor Colon Hayes, that the Council Minutes be approved as amended. The motion carried by a unanimous vote.

[329-25](#)

Minutes for the meeting of June 24, 2025

A motion was made by Councillor Winslow, seconded by Councillor Crowe, that the Council Minutes be approved. The motion carried by a unanimous vote.

6. MOTIONS, ORDERS, AND RESOLUTIONS

[320-25](#)

Order: The City Council will vote on whether to engage in the process to change health insurance benefits under M.G.L. c. 32B, Sec. 21 through 23.

Sponsors: Carey McDonald

Attachments: [MGL Ch. 32B, Sec. 21](#)

[MGL Ch. 32B, Sec. 22](#)

[MGL Ch. 32B, Sec. 23](#)

[Adoption of MGL 32B City Council](#)

[Finance Committee on GIC Health Plans \(video\) July 30, 2025](#)

[Informational Session on Health Plans-20250612_201244-Meeting_Recording.mp4](#)

[Final Paper: 320-25](#)

A motion was made by Councillor McDonald, seconded by Councillor Colon Hayes, to receive the Finance Committee report. The motion carried unanimously. Councillor McDonald reported on behalf of Finance that the committee is recommending this paper out favorably to the full City Council.

The Finance Committee had an extensive conversation with the administration's finance team and the city's health care consultant from Cook and Company, Susan Shillue. It should be noted the purpose of Paper 320-25 is not to automatically enroll the city into the State's Group Insurance Commission (GIC) but rather simply allows for the negotiation process to begin and offers a process all concerned must follow in moving forward. The vote taken by the Council this evening is not an endorsement of any particular proposal but rather a vote whether or not to begin discussions on joining the group.

Although there will be some differences between what is currently offered by the city and what will be available to employees through GIC, the primary product now offered via Harvard Pilgrim Health Care is offered with a very comparable product through the GIC. Additionally, there are seven other options employees may choose from. The reason for considering a move to GIC is financially driven. For approval, the City must show a significant cost savings may be achieved by going from self-funded to GIC. Preliminary estimates anticipate a \$2-5 million savings. Up to 25% of the first year's

savings must be returned as mitigation funds to the employees and retirees. The format for how that sharing happens will be part of the negotiation process.

Council President Linehan was the only Councillor dissenting on this vote. She had expressed having a less than positive experience as a member of GIC for fifteen years. She is a believer in the self insurance model Malden currently has. She expressed faith in the negotiation process and believes all involved will work to make the best options available to employees but does believe the move to GIC will come with some trade offs. With that being said, Council President also acknowledges jobs could be on the line in the near future if the city cannot institute some large cost savings and/or revenue increases.

A motion was made by Councillor McDonald, seconded by Councillor Sica, that the Order be adopted. The motion carried by the following vote:

Yea: 8 - Colon Hayes, Condon, Crowe, McDonald, Sica, Spadafora, Taylor and Winslow

Nay: 1 - Linehan

7. COMMUNICATIONS

Council President Linehan will communicate to the Body the appointments of those who will serve on the Ad Hoc Library and Code of Conduct Committees as was outlined in her memo during the Council meeting of June 24, 2025.

A motion was made by Councillor McDonald, seconded by Councillor Crowe, to receive the communication. The motion carried unanimously.

Ad Hoc Library Committee to liaise between the Council and the MPL Board of Trustees will be chaired by Councillor Winslow. Vice Chair will be Councillor Taylor. Councillors Linehan and Condon will serve as committee members. The goal of this committee is to report back to the full body with recommendations and action items to bridge the divide between this body and the Trustees.

Ad Hoc Code of Conduct will be chaired by Councillor McDonald. Vice Chair will be Councillor Colon Hayes. Councillors Crowe and Sica will serve as committee members. The goal of this committee is to create norms, boundaries, and behaviors to supplement what is already written in the Council Rule Book, that will aid in the body working together more effectively.

8. TABLED PAPERS

[99-24](#)

Resolve: That it is the sense of the City Council that the Body would like the Community Preservation Committee to reconsider the application for historic preservation of 15 Ferry Street, the M. Ida Converse Building, (known by City Assessor's Parcel ID 075 272 211) in a modified form so as to preserve the building through an alternative location for the building.

Sponsors: Ryan O'Malley

Attachments: [Parcel id# 075272205 used for 15 Ferry Street relocation.](#)
[100-24 City Council agenda](#)
[CPC Letter to City Council and Mayor re 15 Ferry Street Preservation 2023.01.29](#)
[MHC to Mayor & CC 1.23.24 re 15 Ferry wAtts](#)
[MHC to Mayor CC 2.21.24 re 15 Ferry wAtts](#)
[Re 5 7 24 Public Comment](#)

278-25

Be it ordained by the Malden City Council that the Code of the City of Malden (MCC) 12.12 USE REGULATIONS is hereby amended to add 12.32.030.E CERTIFICATE OF REGISTRATION FOR SHORT TERM RENTALS

Attachments: [Malden Registered Voter Petition Signed for STR Ordinance Adoption](#)
[Letter to City Council petition adoption of STR ordinance in Malden](#)
[PROPOSED SHORT TERM RENTAL ORDINANCE CITY OF MALDEN](#)

9. PERSONAL PRIVILEGE

10. ADJOURNMENT

**A motion was made by Councillor Sica, seconded by Councillor McDonald, that this meeting be adjourned. The motion carried unanimously.
Meeting was adjourned at 7:47 PM.**

CAROL ANN DESIDERIO, CITY CLERK

If you would like to request a reasonable accommodation, please contact Maria Luise, ADA Compliance Coordinator at mluise@cityofmalden.org or 781-397-7000 Ext. 2005

For instructions on enabling live translated captions in Teams, please visit:
www.cityofmalden.org/captions