



City of Malden

Malden City Hall
215 Pleasant Street
Malden, MA 02148

Meeting Minutes - Final License Committee

Councillor Sica, Chair
Councillor Colon Hayes, Vice Chair
Councillor Condon
Councillor Simonelli
Councillor Taylor

Tuesday, December 10, 2024

6:00 PM

215 Pleasant Street
Room 105
Malden, MA 02148

Roll Call

Chair Sica called the meeting to order at 6:03 PM.

Also in attendance was Jim Tuxbury, Dave Morse, Zaheer Samee, Christopher Mooney, Maria Luise, Nelson Miller, and Councillors Crowe, O'Malley, Spadafora, and Winslow.

Present: 4 - Councillor Jadeane Sica, Councillor Karen Colon Hayes, Paul Condon and Ari Taylor

Absent: 1 - Chris Simonelli

Minutes to be Approved

[439-24](#)

Minutes for the meeting of November 12, 2024

A motion was made to amend the November 12 meeting minutes to reflect Council President Winslow had to sit in on the beginning of the meeting to create a quorum. Once all members of the License Committee arrived, Council President was able to remove himself from the functions of the meeting.

A motion was made by Councillor Taylor, seconded by Councillor Condon, that the Committee Minutes be amended. The motion carried by a unanimous vote.

A motion was made by Councillor Taylor, seconded by Councillor Condon, that the Committee Minutes be approved as amended. The motion carried by a unanimous vote.

Business

The License Committee will meet to discuss the 2025 Class I, II, and III license renewals and relative ordinance amendments for the purposes of drafting a paper.

Chair Sica opened the conversation by first confirming that renewal applications were only sent out to those Class II businesses that had newly updated plot plans approved by the Building Commissioner and anyone who has not applied by this point in the year will not get renewed by January 1.

At the last meeting, the committee discussed a business that was at risk of losing over 30 cars off their license. This adjust was based on a problem discovered with their updated plot plan. 590 (Class III holder) and 600 Broadway (Class II holder) two lots,

held by the same property owner, but being rented to two different companies. The surveyor created the plot plan based on how the overall lot is being used, not according to proper property lines. The result is the two different plot plans are overlapping the same property and multiple spots are being accounted for incorrectly.

The concern now becomes how to adjust the Class II license regarding how many cars this business will be allowed. Building Commissioner Miller has requested the company get another plot plan that is correctly drawn. At that point the committee will be able to determine if 600's license must be drastically cut of if there is a compromise to be had. According to MCC 6.08.100, Class II license holders are not allowed to store cars at another business. ie: 600 Broadway parking cars for sale on 590 property.

Discussion then revolved around the question as to whether MCC 6.08.100 (B)(3) must be amended for any updated plot plans showing spaces for less than 15 cars. After review of the ordinance, it was pointed out that 6.08.100 (A)(5) grants the committee the authority to issue licenses with such restrictions as the City Council deems expedient and in the best interest of the residents of Malden.

It was decided that any license renewal petitions with updated plot plans showing space for less than 15 cars may be granted a license with the condition as stated, license is granted for [less than 15] amount of cars according to your 2024 updated plot plan under the authority of MCC 6.08.100 (A)(5).

Given all of thee stated above, MCC 6.08.100 (B)(3) does not require an amendment.

Other Business

Paper 83-24 was originally granted with the condition that the petitioner would submit an update as to the status of his employment after October 5. Clerk Desiderio reported to the committee that Mr. Lauber did indeed submit his update as requested and there are no further conditions on his license.

Adjournment

A motion was made by Councillor Taylor, seconded by Councillor Condon that the meeting be adjourned. The motion carried unanimously.

Meeting was adjourned at 6:33 PM.