



City of Malden

Malden City Hall
215 Pleasant Street
Malden, MA 02148

Meeting Minutes - Final City Council

Tuesday, December 13, 2016

7:00 PM

John & Christina Markey Community Center,
7 Washington St.

1. CALL TO ORDER

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

3. ROLL CALL

Present - Councillors: 10 - Neal Anderson, Peg Crowe, Paul Condon, David D'Arcangelo, Deborah DeMaria, Neil C. Kinnon, John P. Matheson, Ryan O'Malley, Jadeane Sica and Barbara Murphy

Absent - Councillors: 1 - Craig Spadafora

4. GUESTS, CITIZEN ACHIEVEMENT AND ANNOUNCEMENTS

George Tsakigis of Jay's Ice Cream appeared to receive commendation from the Council for his generosity during the holiday season.

Deborah Burke, Executive Director of the Malden Redevelopment Authority, and Mayor Christenson appeared to provide a status update on the Field of Dreams project at the National Grid site.

5. APPROVAL OF MINUTES

[515-16](#) Minutes of meeting of December 6, 2016

A motion was made by Councillor Sica that the Council Minutes be approved. The motion carried by a unanimous vote.

6. APPOINTMENTS & ELECTIONS

[516-16](#) Election of Council President for 2017.

A motion was made by Councillor DeMaria that nominations be opened. The motion carried by a unanimous vote.

Councillor DeMaria nominated Councillor Crowe.

A motion was made by Councillor Anderson that nominations be closed. The motion carried by a unanimous vote.

Councillor Crowe was elected by the following vote:

Yea: 10 - Anderson, Crowe, Condon, D'Arcangelo, DeMaria, Kinnon, Matheson, O'Malley, Sica and Murphy

7. HEARINGS, PETITIONS, MEMORIALS AND REMONSTRANCES

[473-16](#)

Petition: Celco Partnership dba Verizon Wireless to locate small cell wireless antenna and sustaining fixtures on existing utility pole #1983, adjacent to 1200 Eastern Ave.
(HEARING REQUIRED)

A motion was made by Councillor Matheson that the Petition be taken from the table. The motion carried by a unanimous vote.

A motion was made by Councillor Condon, seconded by Councillor Matheson, that the Petition be tabled. The motion carried by the following vote:

Yea: 9 - Anderson, Crowe, Condon, DeMaria, Kinnon, Matheson, O'Malley, Sica and Murphy

Nay: 1 - D'Arcangelo

[474-16](#)

Petition: Celco Partnership dba Verizon Wireless to locate small cell wireless antenna and sustaining fixtures on existing utility pole #2349 on Salem St., adjacent to 324 Broadway.
(HEARING REQUIRED)

A motion was made by Councillor Matheson that the Petition be taken from the table. The motion carried by a unanimous vote.

A motion was made by Councillor Matheson that the Petition be taken from the table. The motion carried by a unanimous vote.

Yea: 9 - Anderson, Crowe, Condon, DeMaria, Kinnon, Matheson, O'Malley, Sica and Murphy

Nay: 1 - D'Arcangelo

[517-16](#)

Class II: Maxima Auto Sales, Inc. 17 Charles St. (Renewal)

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

[518-16](#)

Class II: Maxima Auto Sales II, 109 Broadway (Renewal)

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

[519-16](#)

Class II: Greenleaf Auto Ent. Inc. 28 Broadway (Renewal)

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

[520-16](#)

Class II: Greenleaf Auto Sales, II 69 Newland St. (Renewal)

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

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

[521-16](#)

Class II: Metro Auto Collision & Sales, Inc. 55 Madison St. (Renewal)

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

[522-16](#)

Class II Skips Auto Service, Inc. 74 Highland Ave. (Renewal)

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

[523-16](#)

Class II Rigano's Towing Service 1081 Fellsway (Renewal)

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

[524-16](#)

Class II Hub Starters & Alternators, Inc. 172 Broadway (Renewal)

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

[525-16](#)

Class II Loca Enterprises Inc. dba L & L Services 11 Canal St. (Renewal)

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

[526-16](#)

Class II: Malden Middlesex Motor Sales Inc. 35 Canal St.

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

[527-16](#)

Class II: Quality Auto Sales, 856 Eastern Ave. (Renewal)

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

[528-16](#)

Class III: Malden Middlesex Motor Sales Inc. 35 Canal St. (Renewal)

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

[529-16](#)

Class III: Malden Broadway Auto Body Inc. 590 Broadway

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

[530-16](#)

Amusement Machines: GLS Associates, 50 Holden St. (Renewal)

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

[531-16](#)

Extended Hours: Dant Chris Corp. dba Dunkin Donuts 980 Eastern Ave.
Sunday thru Saturday 4AM-Midnight (Renewal)

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

8. MOTIONS, ORDERS AND RESOLUTIONS

[532-16](#) Order: That the Public Property review city owned parcels of vacant land and make recommendation for designation of property for conservation purposes.

Sponsors: Ryan O'Malley

A motion was made by Councillor O'Malley that the Order be referred to the Public Property Committee. The motion carried by a unanimous vote.

[533-16](#) Order: That the Public Property Committee meet with the Conservation Commission to review the inventory of wetlands in Malden

Sponsors: Ryan O'Malley

A motion was made by Councillor O'Malley that the Order be referred to the Public Property Committee. The motion carried by a unanimous vote.

[534-16](#) Order: That the Public Property Committee meet with representatives of the Commonwealth of Massachusetts to discuss the maintenance of state owned property in Malden

Sponsors: Ryan O'Malley

A motion was made by Councillor O'Malley that the Order be referred to the Public Property Committee. The motion carried by a unanimous vote.

[535-16](#) Order: That the Public Property Committee meet with the Conservation Commission to review the inventory of conservation land in Malden

Sponsors: Ryan O'Malley

A motion was made by Councillor O'Malley that the Order be referred to the Public Property Committee. The motion carried by a unanimous vote.

[536-16](#) Resolve: That the City Council support the Mayor's Complete Streets Policy.

Sponsors: Peg Crowe

A motion was made by Councillor Crowe, seconded by Councillor DeMaria, that the Resolution be tabled. The motion carried by a unanimous vote.

9. COMMUNICATIONS

10. CLAIMS

11. COMMITTEE REPORTS

[537-16](#) Committee Report: Finance (Paper #467-16 that \$41,899 be transferred from Revenue Reserve to Mayor's Office Salaries)

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

[467-16](#)

Order: That \$41,899.00 be transferred from Revenue Reserve to Mayor's Office Salaries.

Sponsors: Neil C. Kinnon

A motion was made by Councillor Kinnon that the Order be adopted. The motion carried by the following vote:

Yea: 9 - Anderson, Crowe, Condon, D'Arcangelo, DeMaria, Kinnon, Matheson, O'Malley and Murphy

[538-16](#)

Committee Report: Finance (Paper 468-16 that \$37,352 be transferred from Revenue Reserve to Police Salaries)

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

[468-16](#)

Order: That \$37,352.00 be transferred from Revenue Reserve to Police Salaries.

Sponsors: Neil C. Kinnon

A motion was made by Councillor Kinnon that the Order be adopted. The motion carried by the following vote:

Yea: 9 - Anderson, Crowe, Condon, D'Arcangelo, DeMaria, Kinnon, Matheson, O'Malley and Murphy

[539-16](#)

Committee Report: Finance (Paper #430-16 that \$14,000 be transferred from Permits, Inspections & Planning Salaries, to Permits, Inspections & Planning Professional Services)

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

[430-16](#)

Order: That \$14,000 be transferred from Permits, Inspections & Planning Salaries to Permits, Inspections & Planning Professional Services

Sponsors: Neil C. Kinnon

A motion was made by Councillor Kinnon that the Order be adopted. The motion carried by the following vote:

Yea: 9 - Anderson, Crowe, Condon, D'Arcangelo, DeMaria, Kinnon, Matheson, O'Malley and Murphy

[540-16](#)

Committee Report: Finance (Paper #442-16 That \$24,549 be transferred from Police Salaries to Public Facilities Salaries)

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

[442-16](#)

Order: That \$24,549.00 be transferred from Police Salaries to Public Facilities Salaries.

Sponsors: Neil C. Kinnon

A motion was made by Councillor Kinnon that the Order be adopted. The motion carried by the following vote:

Yea: 9 - Anderson, Crowe, Condon, D'Arcangelo, DeMaria, Kinnon, Matheson, O'Malley and Murphy

[541-16](#)

Committee Report: Finance (Paper #514-16 That \$478,000 be appropriated from Water/Sewer Enterprise Free Cash for resurfacing of certain streets)

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

[514-16](#)

Order: That \$487,000 be appropriated from Water & Sewer Enterprise Fund Free Cash for the design and survey of 17 streets.

Sponsors: Neil C. Kinnon

A motion was made by Councillor Kinnon that the Order be adopted. The motion carried by the following vote:

Yea: 9 - Anderson, Crowe, Condon, D'Arcangelo, DeMaria, Kinnon, Matheson, O'Malley and Murphy

[542-16](#)

Committee Report: Finance (Paper #513-13 That Treasurer be authorized to borrow \$4,000,000 for reconstruction of certain roads)

The Standing Committee on Finance, to whom was referred Paper #513, Series of 2016, having considered the same make the following report: Committee recommends that this paper be reported out favorably with the following amendment: That the paper be amended to read as follows: Ordered: That the sum of \$4,000,000 is appropriated to pay costs of street reconstruction, including the payment of all costs incidental and related thereto, for the following streets: High St., Adams St.; Bowers St., Earl St.; Pine St.; Savin St.; Desmond St.; Fellsmere Rd.; Kimball St.; Huntley St; Fergusin Rd.; North Milton St.; Erickson St.; Freemont St.; Kennard St; Franklin St; Judson St., and that to meet this appropriation, the Treasurer, with the approval of the Mayor, is authorized to borrow said amount under and pursuant to Chapter 44, Section 7(1) of the General Laws or pursuant to any other enabling authority, and to issue bonds or notes of the City therefor. Any premium received by the City upon the sale of any bonds or notes approved by this order, or pursuant to any other loan orders approved by the City prior to the date hereof, less any such premium applied to the payment of the costs of issuance of such bonds or notes, may be applied to the payment of costs approved by this vote, or pursuant to any other loan orders approved by the City prior to the date hereof, as the case may be, in accordance with Chapter 44, Section 20 of the

General Laws, thereby reducing the amount authorized to be borrowed to pay such costs by a like amount.

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

[513-16](#)

Order: That the Treasurer be authorized to borrow \$4,000,000 for construction and reconstruction of certain streets.

Sponsors: Neil C. Kinnon

A motion was made by Councillor Kinnon that the Order be amended to read as follows:

Ordered: That the sum of \$4,000,000 is appropriated to pay costs of street reconstruction, including the payment of all costs incidental and related thereto, for the following streets: High St., Adams St.; Bowers St., Earl St.; Pine St.; Savin St.; Desmond St.; Fellsmere Rd.; Kimball St.; Huntley St; Fergusin Rd.; North Milton St.; Erickson St.; Freemont St.; Kennard St; Franklin St; Judson St., and that to meet this appropriation, the Treasurer, with the approval of the Mayor, is authorized to borrow said amount under and pursuant to Chapter 44, Section 7(1) of the General Laws or pursuant to any other enabling authority, and to issue bonds or notes of the City therefor. Any premium received by the City upon the sale of any bonds or notes approved by this order, or pursuant to any other loan orders approved by the City prior to the date hereof, less any such premium applied to the payment of the costs of issuance of such bonds or notes, may be applied to the payment of costs approved by this vote, or pursuant to any other loan orders approved by the City prior to the date hereof, as the case may be, in accordance with Chapter 44, Section 20 of the General Laws, thereby reducing the amount authorized to be borrowed to pay such costs by a like amount.. The motion carried by a unanimous vote.

A motion was made by Councillor Kinnon that the Order be adopted as amended. The motion carried by the following vote:

Yea: 9 - Anderson, Crowe, Condon, D'Arcangelo, DeMaria, Kinnon, Matheson, O'Malley and Murphy

[543-16](#)

Committee Report: License (Paper #481-16 Amusement Machine Renewal: Italian American Citizens Club, 121 Pearl St.)

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

[481-16](#)

Amusement Machines: Italian-American Citizens Club, 121 Pearl St. (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by the following vote:

Yea: 8 - Anderson, Crowe, D'Arcangelo, DeMaria, Kinnon, Matheson, O'Malley and Murphy

Abstain: 1 - Condon

[544-16](#)

Committee Report: License (Papers #476, 477, 478, 479, 480, 482,440,484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 497, 498, 499, 500, 501, 502-16 Various License Renewals.)

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

[476-16](#)

Amusement Machines: Loyal Order of the Moose 1910, 562 Broadway (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[477-16](#)

Amusement Machines: Provo Corp. dba Patrick's 36-40 Lebanon St. (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[478-16](#)

Amusement Machines: Dockside Restaurant, 229 Centre St. (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[479-16](#)

Amusement Machines: 270 Medford St. LLC dba Dockside @ Riverview, 270 Medford St. (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[480-16](#)

Amusement Machines: R.F.A. Malden, Inc. dba Ryan Family Amusements, 11 Charles St. (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[482-16](#)

Amusement Machines: Alben Inc. dba Pearl St. Station (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[484-16](#)

Class II: Sega Auto Sales & Service Inc., 449 Ferry St. (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[485-16](#)

Class II: River Auto Sales Inc.- 77 Eastern Ave (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[486-16](#)

Class II: Malden Auto Brokers Inc.- 225 Eastern Ave (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[487-16](#)

Class II: Frank's Auto Sales 189 Highland Ave (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The

motion carried by a unanimous vote.

[488-16](#)

Class II: Jordan Motors Inc. DBA Malden Auto Sales 147 Ferry St. (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[489-16](#)

Class II: Salem Street Motors Inc., 369 Salem St. (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[490-16](#)

Class II: Rio Auto Group Corp. dba Dealer One Motors, 77 Broadway (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[491-16](#)

Class II: Richard's Motorcars, Inc. 672 Broadway (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[492-16](#)

Class II: Louis Foreign Car Garage Inc., 191 Salem St. (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[493-16](#)

Class II: Flag Motor Sales, Inc., 209 Eastern Ave. (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[494-16](#)

Class II: Donald D. Rosmarinofski dba 99 Truck & Tow, 469 Broadway (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[495-16](#)

Class II: Eastern Motors Inc. 189 Eastern Ave. (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[497-16](#)

Class II: Bay State Auto Gallery LLC, 616 Broadway (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[498-16](#)

Class II: MacMillen Automotive, 388 Eastern Ave. (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[499-16](#)

Class II: Prestige Motors of Malden, Inc. 600 Broadway (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[500-16](#)

Class II: West End Auto, 1 Malden St. (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[501-16](#)

Class II: Broadway Auto Sales, 628 Broadway (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

[502-16](#)

Class II: Kenneth G. LaFauci dba Brothers Auto Body 969 Salem St. (Renewal)

A motion was made by Councillor Anderson that the Petition be granted. The motion carried by a unanimous vote.

13. PERSONAL PRIVILEGE

14. ADJOURNMENT

A motion was made by Councillor D'Arcangelo that the be recessed subject to the call of the Chair . The motion carried by the following vote:

KAREN ANDERSON, CITY CLERK