



# City of Malden

Malden City Hall  
200 Pleasant Street  
Malden, MA 02148

## Meeting Minutes - Final City Council

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Tuesday, March 3, 2015

7:00 PM

City Council Chambers

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### **1. CALL TO ORDER**

The meeting was called to order at 7:20 p.m. by Council President Matheson

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

### **3. ROLL CALL**

**Present - Councillors:** 10 - Neal Anderson, Peg Crowe, David D'Arcangelo, Deborah DeMaria, Neil C. Kinnon, Barbara Murphy, James M. Nestor, Craig Spadafora, Steven Ultrino and John P. Matheson

**Absent - Councillors:** 1 - Jadeane Sica

### **4. GUESTS, CITIZEN ACHIEVEMENT AND ANNOUNCEMENTS**

The City Council recognized Bernard Hardy on the occasion of his 90th birthday for his lifetime of contributions to the community.

### **5. APPROVAL OF MINUTES**

[132-15](#) Minutes of the meeting of February 17, 2015

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

[133-15](#) Minutes of the meeting of February 24, 2015

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

### **6. APPOINTMENTS & ELECTIONS**

[134-15](#) Re-appointment of Charles Ranaghan as Controller for a term expiring December 31, 2017.

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

[135-15](#) Re-appointment of Karen Anderson as City Clerk for a term expiring Feb. 28, 2018.

A motion was made by Councillor Anderson that the Appointment be referred to

the Compliance/Appointments Committee. The motion carried by a unanimous vote.

[136-15](#)

Re-appointment of James O'Brien as a member of the Board of Assessors for a term expiring Feb. 28, 2018

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

[137-15](#)

Mayor's Re-Appointment of Eleanor Cushing as Human Resources Director for term expiring March 1, 2018 (Confirmation required)

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

[138-15](#)

Mayor's Re-Appointment of Lorraine Danca as a member of the Planning Board for term expiring March 1, 2020. (Confirmation required)

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

[139-15](#)

Mayor's Re-appointment of Kevin Jarvis as Veterans Service Officer/Agent for term expiring March 1, 2016 (Confirmation not required)

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

[140-15](#)

Mayor's Re-Appointment of Kevin Alkins as Inspector of Animals for a term expiring March 1, 2016 (Confirmation not required)

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

[141-15](#)

Police Chief's designation of Captain Glenn Cronin to the Municipal Police Station Building Committee (Confirmation not required)

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

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

[142-15](#)

Taxi Driver: Valentin Tchaly 92 Devir 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.**

[143-15](#)

Taxi Driver: John P. Walters 5 Hancock St., Everett (Renewal)

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

- [144-15](#) Taxi Driver: Allan E. Fisher 28 Hazelwood 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.**
- [145-15](#) Taxi Driver: Paul R. Moore, 155 Clifton St. (New)  
**A motion was made by Councillor Anderson that the Petition be referred to the License Committee. The motion carried by a unanimous vote.**
- [146-15](#) Taxi Driver: James A. Schulz, 10 Ashland 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.**
- [147-15](#) Livery: Brahim Boudlal, 1 Maple St. #10 (Renewal)  
**A motion was made by Councillor Anderson that the Petition be referred to the License Committee. The motion carried by a unanimous vote.**
- [148-15](#) Livery: Shimelis Adugna, 93 Bowers Ave. #2 (Renewal)  
**A motion was made by Councillor Anderson that the Petition be referred to the License Committee. The motion carried by a unanimous vote.**
- [149-15](#) Livery: Dawit Woldu 15 Phillips 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.**
- [150-15](#) Livery: Mohamed Nazih 157 Pleasant St. #405 (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**

- [151-15](#) Amending Section 8.40 relative to the City Council Salary Plan.  
**Sponsors:** David D'Arcangelo  
**A motion was made by Councillor D'Arcangelo that the Ordinance be referred to the Rules & Ordinance Committee. The motion carried by a unanimous vote.**
- [152-15](#) Amending Sections 8.41 relative to the School Committee Salary Plan.  
**Sponsors:** David D'Arcangelo  
**A motion was made by Councillor D'Arcangelo that the Ordinance be referred to the Rules & Ordinance Committee. The motion carried by a unanimous vote.**
- [153-15](#) Order: That the lease on property at 1 Salem St. be extended  
**A motion was made by Councillor Murphy that the Order be referred to the Public Property Committee. The motion carried by a unanimous vote.**

[154-15](#)

Order: That the City submit to the legislature of passage An Act Relative to the terms of Councillors At Large and the composition and method of election School Committee members in the city of Malden.

**Sponsors:** David D'Arcangelo

**A motion was made by Councillor D'Arcangelo that the Order be referred to the Rules & Ordinance Committee. The motion carried by a unanimous vote.**

[155-15](#)

Order: That the Public Works Commission devise a plan relative to snow removal in commercial areas.

Ordered: That the Public Works Commission devise and implement a plan to remove snow from sidewalks in commercial areas.

**Sponsors:** David D'Arcangelo

**A motion was made by Councillor D'Arcangelo that the Order be referred to the Public Works Committee. The motion carried by a unanimous vote.**

[156-15](#)

Resolve: That the City Council communicate with state officials relative to the hazardous intersection at Highland Avenue and Fellway East

Resolved: That it is the sense of the City Council that the Malden City Council issue a communication to the Department of Transportation, Governor Baker, Senator Lewis, and Representative Donato with respect to the hazardous intersection of Highland Avenue and Fellsway East.

Because it is confusingly similar to a rotary, the intersection of Highland Avenue and Fellsway East has an unacceptable history of motor vehicle collisions frequently resulting in property damage, bodily injury and fatalities. This condition also raises insurance rates in the City of Malden and increases public safety costs to our police and fire responders.

As an intersection of state roadways, the City of Malden lacks the authority to improve safety and prevent foreseeable accidents. Therefore, the City of Malden respectfully requests that the Department of Transportation, in cooperation with local officials, make inquiry into safety improvements at the intersection of Highland Avenue and Fellsway East.

**Sponsors:** John P. Matheson

**A motion was made by Council President Matheson that the Resolution be passed. The motion carried by a unanimous vote.**

[157-15](#)

Resolve: That the Redevelopment Authority contact the Boston 2024 Olympic committee to determine how Malden may be involved.

Resolve: That it is the sense of the City Council that the Malden Redevelopment Authority contact the organizers of the Boston 2024 Olympic bid for the purposes of planning how the City of Malden may be involved.

**Sponsors:** David D'Arcangelo

**A motion was made by Councillor D'Arcangelo that the Resolution be passed. The motion carried by a unanimous vote.**

[158-15](#)

Bond: Karen Anderson, City Clerk (Renewal)

**A motion was made by Councillor Murphy that the Bond be approved. The motion carried by a unanimous vote.**

## **9. COMMUNICATIONS**

### **10. CLAIMS**

[159-15](#)

Claim: Renee Armstrong, 98 Lyme St., Malden, MA

**A motion was made by Councillor Murphy that the Claim be referred to the Finance Committee. The motion carried by a unanimous vote.**

[160-15](#)

Claim: Alex Kakambouras, 43 Whitman St., Somerville, MA

**A motion was made by Councillor Murphy that the Claim be referred to the Finance Committee. The motion carried by a unanimous vote.**

[161-15](#)

Claim: John Bryan, 25 Fall St., Malden, MA

**A motion was made by Councillor Murphy that the Claim be referred to the Finance Committee. The motion carried by a unanimous vote.**

## **11. COMMITTEE REPORTS**

[162-15](#)

Committee Report: License (Papers #112-114 Renewal of Taxi Licenses)

The Standing Committee on License to whom was referred Papers #112-114 Series of 2015 having considered the same make the following report: Committee recommends that these licenses be granted  
COUNCILLOR ANDERSON FOR THE COMMITTEE

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

[112-15](#)

Taxi Driver: Frantz Paul, 15 Clarendon St. (Malden Trans. Inc.)

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

[113-15](#)

Taxi Driver: Robert M. Carroll, 212 Belmont St. (Malden Trans. Inc.)

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

[114-15](#)

Taxi Driver: Ismar Maldonado, 10 Stone Place, Somerville (Taxi Time)

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

[163-15](#)

Committee Report: License (Papers #523-14 & 4-15 Taxi Licenses)  
The Standing Committee on License to whom was referred Papers #523-14 & 4-15 having considered the same make the following report:  
Committee recommends that these licenses be denied.

COUNCILLOR ANDERSON FOR THE COMMITTEE

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

[523-14](#)

Taxi Driver: Daniel Thing 76 East Wyoming Ave., Melrose

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

[4-15](#)

Taxi Driver Lenny J. Couto 31 Lodgen Ct. 1E (Malden Trans. Inc.)  
(new)

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

[164-15](#)

Committee Report: License (Paper #66-15 Class II Dealer Renewal: Joe Ciampa Auto Body Inc., 322 Eastern Ave.)  
The Standing Committee on License to whom was referred Papers #66 Series of 2015 having considered the same make the following report:  
Committee recommends that this license be granted.

COUNCILLOR ANDERSON FOR THE COMMITTEE

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

[66-15](#)

Class II Dealer: (Renewal) Joe Ciampa Auto Body Inc., 322 Eastern Ave.

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

[165-15](#)

Committee Report: Ordinance (Paper #576-14 Amending Gas Fitting Permit Fees)  
The Standing Committee on Ordinance to whom was referred Paper #576 Series of 2014 having considered the same make the following report: Committee recommends that this paper be placed on file.

COUNCILLOR D'ARCANGELO FOR THE COMMITTEE

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

[576-14](#)

Be it ordained that Section 3.14 of the Revised Ordinances of 1991 as amended be further amended relative to Gas Fitting Fees

**Sponsors:** Peg Crowe

**A motion was made by Councillor D'Arcangelo that the Ordinance be placed on file. The motion carried by a unanimous vote.**

[166-15](#)

Committee Report: Compliance/Appointments (Paper #111-15 Reappointment of Mark Good as Treasurer/Collector)  
The Standing Committee on Compliance/Appointments, to whom was referred Paper #111 Series of 2015, having considered the same make the following report: Committee recommends that Mark Good be reappointed.

COUNCILLOR ANDERSON FOR THE COMMITTEE

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

[111-15](#)

Re-appointment of Mark Good as Treasurer/Collector for a term expiring Dec. 31, 2017.

**A motion was made by Councillor Anderson that the Appointment be confirmed. The motion carried by the following vote:**

**Yea:** 10 - Anderson, Crowe, D'Arcangelo, DeMaria, Kinnon, Murphy, Nestor, Spadafora, Ultrino and Matheson

[167-15](#)

Committee Report: Ordinance (Paper #116 Amending Chapter 12 Section 800.3 to impose a moratorium on construction of residential dwelling units

Committee recommends that this paper be referred to the Ordinance Committee and Planning Board with the following amendment:

That everything after the enacting clause be stricken and the following inserted in place thereof:

-by adding at the end of Section 800.3 the following:

Notwithstanding the foregoing, no special permit, variance, site plan approval or building permit shall be issued for construction or creation of any residential dwelling unit, commencing on the first date of publication of this ordinance amendment and ending one year from the date of final enactment of this amendment; provided that this provision shall not apply to any application for or special permit, site plan approval, variance or building permit granted on or before the first publication of this ordinance amendment; and provided further that this provision shall not apply to property located in the Central Business District, the Rowe's Quarry Reclamation District, or the Malden Center Revitalization Housing Development Incentive Zone, as established on December 9,

2014 .

The foregoing moratorium is imposed to allow the City time to undertake studies of the adequacy of the City's infrastructure, the scope of said studies to be determined during the public hearing process, and to consider amendments to the ordinance.

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

[116-15](#)

Be it ordained that Chapter 12 Section 800.3 of R.O. 1991 be amended to impose a one year moratorium on certain multifamily residential housing.

**Sponsors:** Neil C. Kinnon

**A motion was made by Councillor D'Arcangelo that the Ordinance be amended in accordance with the committee report. The motion carried by the following vote:**

**Yea:** 9 - Anderson, Crowe, D'Arcangelo, DeMaria, Kinnon, Murphy, Spadafora, Ultrino and Matheson

**Nay:** 1 - Nestor

**A motion was made by Councillor D'Arcangelo that the Ordinance be referred to the Rules & Ordinance Committee and Planning Board for joint public hearing. The motion carried by the following vote:**

**Yea:** 9 - Anderson, Crowe, D'Arcangelo, DeMaria, Kinnon, Murphy, Spadafora, Ultrino and Matheson

**Nay:** 1 - Nestor

### **13. PERSONAL PRIVILEGE**

### **14. ADJOURNMENT**

**At 8:03 p.m., a motion was made by Councillor Ultrino that the meeting be adjourned. The motion carried by a unanimous vote.**

**KAREN ANDERSON, CITY CLERK**