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**Gary Christenson, Mayor**

January 28, 2021

Malden City Council  
215 Pleasant Street  
Malden, MA 02148

Dear Members of the City Council:

I am pleased to introduce a proposal adding a Malden River Site Plan Review process to our City zoning ordinance. As a community, we have shared the long-standing goals to protect and conserve the Malden River while expanding public access and use. These goals have been identified in various plans over the years, including the Malden Vision (2008), Malden Master Plan (2010), Urban Land Institute-Technical Assistance Panel Report (2015), Open Space & Recreation Plan (2017), Commercial Street Corridor Framework Plan (2018), and MAPC Report of Placemaking Project: “A Catalyst for Change on the Malden River” (2020).

It has also been the focus of many community initiatives, most notably, the formation of the Friends of the Malden River (2012), Malden River Route map and wayfinding project (2013), Malden River Creative Placemaking project (2019-2020), the Mystic Greenways Initiative Malden River Greenway Plan (2017), and the currently on-going Malden River Works DPW Site project.

The Malden River Site Plan Review process will guide improvements for properties that abut the Malden River, and establish requirements for public pedestrian access and walkways, landscaped buffers of native, non-invasive species, and yard setbacks. The process will apply to approximately seventeen properties, all located in the Industrial 2 zoning district, and located along Canal Street, Charles Street, Commercial Street, Medford Street and Riverside Park.

Additionally, the proposed regulations are drafted to advance the City’s goals for the Malden River, while balancing the property owner’s interests when planning redevelopment of its property. The amendments are intended to provide a foundational framework of requirements and regulations that also take into account existing constraints, such as current property layouts. We anticipate that the provisions will be clarified and expanded during the public hearing process, and may be further amended in the future, as necessary.

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*City of* Malden, MA

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Thank you for your consideration of this proposal and I look forward to working together to make the Malden River Site Plan Review a reality.

Sincerely,



**GARY CHRISTENSON**

Mayor, City of Malden