



City of Malden

Massachusetts

PERMITS, INSPECTIONS & PLANNING SERVICES
110 Pleasant Street, 2nd Floor
Malden, Massachusetts 02148
(781) 397-7000 ext. 2044

December 18, 2017

The Honorable City Council
110 Pleasant Street, 3rd Floor
Malden, MA 02148

Re: C.C.P. #471/2017
Use Regulations for Multifamily Dwellings; Multifamily Dwellings, 6 to 12 stories; and
Multifamily Dwellings, more than 12 stories
Amendment of §§300.1.1, 300.3.2.7 and 300.3.2.8, Ch.12, Rev. Ord. of 1991, as Amended

Dear Councilors:

On December 13, 2017, the Planning Board and City Council Ordinance Committee jointly held a public hearing regarding the above-referenced proposed amendments.

As a result of the public hearing, a majority of the Planning Board, namely, six of those nine members present, voted to recommend:

1. **Disapproval of the amendment of Section 300.1.1** (proposal to change the special permit granting authority from Planning Board to City Council for multifamily dwellings, 3 to 6 stories).
2. **Disapproval of the amendment of Section 300.3.2.7** (proposal to prohibit multifamily dwellings, 6 to 12 stories, in the Central Business zoning district).
3. **Approval of the amendment of Section 300.3.2.8** (proposal to eliminate the use category, "Dwelling, Multifamily, more than 12 stories").

The minutes of the joint public hearing will be made available at your request. For your reference, attached please find the Planning Report & Recommendation dated December 13, 2017, which was presented at the hearing.

Finally, please be advised, that, if the City Council fails to act on the amendments within 90 days of the date the public hearing closed, a new duly advertised public hearing must be held. Accordingly, the final date for action is March 13, 2018.

I am available to discuss and answer any questions regarding the amendments and the Planning Board's recommendation. Please do not hesitate to contact me. Thank you.

Sincerely,

Michelle A. Romero
City Planner

Enclosure

CC: Thomas Brennan, City Clerk, w/encl.
Kathryn Fallon, City Solicitor, w/encl.
Mayor Gary Christenson, w/encl.