



# City of Malden

Malden City Hall  
110 Pleasant Street  
Malden, MA 02148

## Meeting Minutes - Final Rules & Ordinance Committee

*Chairperson Craig Spadafora,  
Vice Chair Peg Crowe,  
Ryan O'Malley,  
David Camell,  
Stephen Winslow*

---

Tuesday, May 26, 2020

6:30 PM

REMOTE MEETING

---

### Call to Order

#### 138-20

In accordance with Governor Baker's 3/12/20 Order Suspending Certain Provisions of the Open Meeting Law, G.L.c.30A,ss18, and the Governor's 3/23/20 Revised Guidance on Order by the Governor Prohibiting Assemblage of More than Ten People, this meeting will be conducted via remote participation.

In person attendance by members of the public is prohibited, and all effort will be made to permit public attendance of this meeting, in the manner specified below, via remote access by internet, telephone, and if available via public broadcast of the meeting by Malden Access Cable Television on public access television channels.

Public access will also be provided by posting draft minutes, and/or a transcript, recording, or record of the meeting on the city of Malden website at [cityofmalden.org](http://cityofmalden.org) as soon as practicable after the meeting.

Additional information/guidelines for the public can be found here:

<https://www.cityofmalden.org/DocumentCenter/View/2487/Public-information-on-on-Public-Meetings-and-Hearings-during-the-Declared-State-of-Emergency-related-to-COVID19PDF>

<https://www.cityofmalden.org/DocumentCenter/View/2487/PublicinformationonPublicMeetingsandHearingsduringtheDeclaredStateofEmergencyrelatedtoCOVID19PDF>

Members of the public who wish to attend remotely can do so using the following information:

Please click the link below to join the webinar:

<https://zoom.us/j/94263545808?pwd=M2FGQUI3TEZZS1pIMkUxZlQ5ME5Mdz09>

Password: 440704

Or iPhone one-tap :

US:

+13017158592,,94263545808#,1#,440704#

+13126266799,,94263545808#,1#,440704#

Or Telephone:

Dial (for higher quality, dial a number based on your current location):

US: +1 301 715 8592

+1 312 626 6799

+1 929 436 2866

+1 253 215 8782

+1 346 248 7799

+1 669 900 6833

Webinar ID: 942 6354 5808

Password: 440704

International numbers available:

<https://zoom.us/j/abBoWLD5Ke>

## Roll Call

*Also present Councillors Linehan, Anderson, Murphy, Condon, Sica and DeMaria. City Solicitor Fallon was present.*

**Present:** 5 - Craig Spadafora, Peg Crowe, Ryan O'Malley, David Camell and Stephen Winslow

## Minutes to be Approved

### Business

#### 118-20

Order: Be it hereby **ordained** that the Malden City Council establish a Housing Stability Notification Ordinance, the intent of which will be to require landlords and foreclosing owners to provide tenants information about their rights and resources when serving an eviction notice.

**Sponsors:** Amanda Linehan and Stephen Winslow

*Council Chair Spadafora turned the discussion over to Councillor Linehan the sponsor of the item. Councillor Linehan talked about the need to protect vulnerable tenants and the paper would require landlords to outline help for tenants facing eviction. Councillor Linehan stated if passed it would help to stabilize neighborhoods and prevent some cases from going to court. Councillor Linehan estimated the cost would be \$1500-\$2000 for translation and designs for a flyer and content for the website. Councillor Winslow is in support and stated it would balance it out between landlords and tenants. Councillor Crowe wanted to know more about the mechanics of the program. Councilor Anderson asked for information with how big of a problem exists. Councillor Murphy stated that both sides need to be brought to discussion. Councillor Linehan informed the committee the last data she had for eviction rate in Malden was 2016 and it was 2.36 % (345 eviction filings). Councillor Condon stated he would like to know his rights as a landlord as well. Councillor Spadafora told the committee they will take up the topic for further discussion at a Rules and Ordinance meeting.*

### Other Business

### Adjournment

A motion was made by Vice Chair Peg Crowe, seconded by Councillor Camell, that this meeting be adjourned. The motion carried unanimously. The meeting was adjourned at 7:02 PM.