



City of Malden

Massachusetts

MALDEN HISTORICAL COMMISSION MEETING MINUTES

Date: Thursday, April 29, 2021

Location: Malden City Hall, Small Conference Room, 215 Pleasant Street, Malden, MA

Commission Members in attendance: Barbara Tolstrup, Chair; John Tramondozzi, Vice Chair; Joseph Cesario, Clerk; Inna Babitskaya, Mary Hampton.

City Staff: Michelle Romero, City Planner, Liaison to Commission.

The meeting began at 5:00 pm. Tramondozzi chaired the meeting and took a roll call.

Tramondozzi announced the meeting is being held virtually and only remote attendance by members of the public is allowed; Romero read the notice regarding Governor Baker's March 12, 2020 Order Suspending Certain Provisions of the Open Meeting Law, G.L. c. 30A, §18, and Governor Baker's March 23, 2020 Revised Guidance on Order by the Governor Prohibiting Assemblage of More than Ten People, and Governor's COVID19 Order No. 63. The City provided remote public access to the meeting via technological means (Zoom Webinar meeting ID: 968 9147 3034).

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- 1) Public Hearing re: 384-390 Main Street, a.k.a. 6-22 Pleasant Street (Parcel ID 052 273 301) Notice of Intent to Demolish and Alter Buildings/Application for Demolition and Alteration Permit (Application #CMID-036646-2021) Determination Whether Buildings are Preferably Preserved, Section 4.24.110, City of Malden Demolition and Alteration Delay Ordinance.

Tramondozzi announced the public hearing scheduled for today at 6:30 pm will be rescheduled. Romero explained there was an inadvertent error and the city did not post the notice of public hearing. The public hearing is rescheduled for Monday, May 24, 2021 at 6 pm.

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- 2) Wallace Memorial Park Wall Project. Status of CPA FY22 Application. Romero informed the Commission the Community Preservation Committee received the application and will hold a public hearing on May 19, 2021 at 6 pm.

David Hancock, consultant to the Commission, was in attendance remotely, and presented to the Commission the presentation he will make to the CPC at the public hearing. Members of the Commission may attend the public hearing.

- 3) Status Update for Building Determined to be Preferably Preserved, Demolition Permit Delayed per Section 4.24.110, Demolition & Alteration Ordinance: 15 Ferry Street (Permit #CMID 029312-2019).

Attorney Roberto DiMarco, for owner, Alpha Business Center, was in attendance remotely and provided the Commission with the following updates re: the proposed relocation of the building:

- Building Conservation Associates sent report.
- Owner is willing to extend the demolition delay period until June 30, 2021.
- List of approvals needed.
- Stakeholders still need approve the project.
- MRA not given approval yet to move the building onto the parking lot/public property.
- The building can be moved.
- Owner, ABC is responsible to repair any damage to the building due to the move.
- Preliminary discussion with MRA was positive but not finalized

The Commission received the following (read by Romero into the record):
Report of Building Commissioner Nelson Miller (email dated)
Statement of Debie Burke, Director of Malden Redevelopment authority and Mayor's office that no request has been made for use of City property/former 21 Ferry Street site.

The Commission agreed to extend the delay period to June 30, 2021.
Motion by Cesario, seconded by Tolstrup; all voted in favor; the motion passed (5-0).

- 4) Status of Form B inventories completed.
The Commission will forward all completed Form B Inventories, previously completed by Frank Russell, to the state Historical Commission.

Motion by Cesario, seconded by Babitskaya; all voted in favor; the motion passed (5-0).

- 5) Other business properly before the Commission.

Hampton provided information re: 102 Beachview Avenue, which is believed to be a "Sears" house. The Commission discussed possible inventory of the property.

The Commission adjourned temporarily at 5:55 pm and will reconvene at 6:30 pm.

Motion by Cesario, seconded by Hampton. All voted in favor; the motion passed (5-0).

The Commission reconvened at 6:30 pm. Tramondozzi chaired the meeting.

6) Public Hearing re: 384-390 Main Street, a.k.a. 6-22 Pleasant Street
(Parcel ID 052 273 301) Notice of Intent to Demolish and Alter Buildings/Application
for Demolition and Alteration Permit (Application #CMID-036646-2021)
Determination Whether Buildings are Preferably Preserved, Section 4.24.110, City of
Malden Demolition and Alteration Delay Ordinance.

Romero announced the notice of public hearing was inadvertently not posted and the
public hearing may not be held at this time and must be rescheduled.
The public hearing is rescheduled to May 24, 2021 at 6 pm.

Tramondozzi addressed owner's representatives, Jim Sylvia and Bill Guinness, in
attendance remotely, and requested any materials be forwarded to the Commission.

7) Next regular meeting: May 24, 2021 at 5 pm.

The meeting adjourned at 6:35 pm.

Motion by Cesario, seconded by Babitskaya; all voted in favor; the motion passed (5-0).

Respectfully submitted,
J.Cesario, Clerk