



**AGENDA PACKET**

**REGULAR MEETING OF THE CITY COUNCIL  
MONDAY, MAY 13, 2024 7:00 PM**

**EVERETT CITY HALL, 484 BROADWAY, CITY COUNCIL CHAMBERS, 3RD FLOOR  
EVERETT, MA 02149**

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## AGENDA

### REGULAR MEETING OF THE CITY COUNCIL MONDAY, MAY 13, 2024 7:00 PM

EVERETT CITY HALL, 484 BROADWAY, CITY COUNCIL CHAMBERS, 3RD FLOOR  
EVERETT, MA 02149

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#### ROLL CALL

#### PLEDGE OF ALLEGIANCE

#### PUBLIC PARTICIPATION

#### APPROVAL OF MINUTES OF THE PREVIOUS MEETING

Minutes of the Regular City Council Meeting of April 8<sup>th</sup>, 2024

#### COMMUNICATIONS FROM HIS HONOR THE MAYOR

**1. C0169-24** Order/s/ Councilor Robert J. Van Campen, as President

An order requesting approval to accept and expend donations totaling \$180.00 from City of Everett employees during the month of March for the Fire Victims Fund

**2. C0170-24** Order/s/ Councilor Robert J. Van Campen, as President

An order requesting approval to accept and expend a grant from Metro North Workforce Board in the amount of \$176,000 for the expansion of ongoing digital equity initiatives through the Youth Development and Enrichment office.

**3. C0174-24** Order/s/ Councilor Robert J. Van Campen, as President

An order requesting approval to accept and expend a grant from the Massachusetts Cultural Council Local Cultural Council Program to the Everett Cultural Council in the amount of \$30,000.00

**4. C0185-24** Order/s/ Councilor Robert J. Van Campen as President

An order requesting approval to accept a donation from Alliance Detective and Security Service, Inc. in the amount of \$250.00 for the Everett Girls Day event on April 27, 2024.

**5. C0186-24** Order/s/ Councilor Robert J. Van Campen, as President

An order requesting approval to accept and expend a donation to the 2024 Summer Jobs Program from Lupoli Brothers Realty Trust in the amount of \$1000.00.

**6. C0187-24** Order/s/ Councilor Robert J. Van Campen, as President

An order requesting approval to accept and expend a donation to the 2024 Summer Jobs Program from Greystar in the amount of \$25,000.00.

**7. C0188-24** Order/s/ Councilor Robert J. Van Campen, as President

An order requesting approval to accept and expend a grant from the Everett Citizens Foundation to the Council on Aging in the amount of \$5,250 to be used at the discretion of the Council on Aging to enhance services for the senior residents of Everett.

**8. C0189-24** Order/s/ Councilor Robert J. Van Campen, as President

An order requesting approval to accept and expend a grant from the U.S. Department of Homeland Security (DHS) the Emergency Management Performance Grant in the amount of \$20,150 to maintain and/or enhance the Emergency Preparedness System.

**9. C0198-24** Order/s/ Councilor Robert J. Van Campen, as President

An order requesting the confirmation of the appointment of Captain Paul Strong as Chief of the Everett Police Department effective July 1<sup>st</sup>, 2024, for a three year term through June 30<sup>th</sup>, 2027

**10. C0199-24** Order/s/ Councilor Robert J. Van Campen, as President

An order requesting approval to appropriate \$100,000 from the General Fund Budgetary Fund Balance (Free Cash) to the Human Resource Employee Buyback and Other Expenditure account. This appropriation is necessary to pay employee benefits due employees upon separation from the City

**11. C0202-24** Order/s/ Councilor Robert J. Van Campen, as President

An order proposing an amendment to the city's Administrative Code to create and codify an Active Transportation Advisory Committee in the City of Everett

## **PETITIONS AND LICENSES**

**12. C0177-24** Petition/s/ Councilor Robert J. Van Campen, as President

A petition requesting the renewal of a junk dealer/collector license for Paul Mattuchio Inc. at 366 Second Street

**13. C0178-24** Petition/s/ Councilor Robert J. Van Campen, as President

A petition requesting the renewal of a junk dealer/collector license for Wentworth Precious Metals LLC at 421 Second Street

**14. C0179-24** Petition/s/ Councilor Robert J. Van Campen, as President

A petition requesting the renewal of a second hand dealer's, antique, precious metals license for Wentworth Precious Metals at 421 Second Street

## **COMMUNICATIONS AND REPORTS**

15. Communications from the Everett School Committee regarding open discussions on school space and the formation of a school building committee

## **COMMITTEE REPORTS**

16. **C0032-24** Ordinance/s/ Robert J. Van Campen, as President

An ordinance amending the parking requirements, use regulations and dimensional standards of Section 30 "Lower Broadway Economic Development District (LBEDD)" of the City of Everett Zoning Ordinance

17. **C0112-24** Resolution/s/ Councilor Guerline Alcy Jabouin & Councilor Peter Pietrantonio

That the city consider placing a moratorium on the construction of any new residential developments consisting of four units or more.

18. **C0148-24** Resolution/s/ Councilor Katy L. Rogers, Councilor Stephanie Martins, Councilor Anthony DiPierro

A resolution requesting the status on planting trees along Elm St. and in neighborhoods throughout the community

19. **C0162-24** Appointment/s/ Councilor Robert J. Van Campen, as President

An order requesting the confirmation of the re-appointment of Colleen Mejia to the position of City Solicitor to a term ending January 5, 2026.

20. **C0164-24** Appointment/s/ Councilor Robert J. Van Campen, as President

An order requesting the confirmation of the re-appointment of Kevin Dorgan to the position of Director of Information Technology to a term ending January 5, 2026.

21. **C0165-24** Appointment/s/ Councilor Robert J. Van Campen, as President

An order requesting the confirmation of the appointment of Jay Monty to the position of Director of Transportation and Mobility to a term ending January 5, 2026.

22. **C0167-24** Appointment/s/ Councilor Robert J. Van Campen, as President

An order requesting the confirmation of the appointment of Sabrina Firicano to the position of Director of Public Health to a term ending January 5, 2026.

23. **C0161-24** Order/s/ Councilor Robert J. Van Campen, as President

An order requesting approval to appropriate \$150,000.00 from the General Fund Budgetary Fund Balance (Free Cash) to the Treasurer/Collector other expenses account. This appropriation is necessary to pay the credit card expenses for the remainder of the year.

## UNFINISHED BUSINESS

**24. C0060-24** Resolution/s/ Councilor Stephanie Martins

That the CFO provide an update on the formation of the Municipal Scholarship Committee and its potential activation for the graduating class of 2024

**25. C0127-24** Order/s/ Councilor Robert J. Van Campen, as President

An order requesting approval to appropriate by borrowing \$3,000,000.00 to fund Everett Square Improvements.

**26. C0149-24** Resolution/s/ Councilor Stephanie V. Smith

That the City of Everett gives priority to the youth sports/enrichment programs in Everett and EPS for field permits prior to providing permits to other Cities

## NEW BUSINESS

**27. C0168-24** Resolution/s/ Councilor Guerline Alcy Jabouin, Councilor Michael K. Marchese

That the Administration include a representative of the City Council, to the greatest extent possible, in discussions and/or negotiations involving any Host Agreements, PILOT agreements, MOUs or MOAs with private developers

**28. C0172-24** Resolution/s/ Councilor Peter Pietrantonio

That the chairperson of the Zoning Board of Appeals be invited to appear before the City Council, and if she can provide the Council with information for the last two years on how many variances & denials that they gave out.

**29. C0173-24** Resolution/s/ Councilor Guerline Alcy Jabouin, Councilor Katy L. Rogers

That the Superintendent of Schools, and any relevant representatives of the school administration appear before the City Council to present and discuss existing and foreseeable space needs throughout the entire district at all grade levels including potential use of Pope John and the former Everett High School

**30. C0175-24** Resolution/s/ Councilor Stephanie V. Smith

That the city considers acquiring two credit card terminals (one for each library) so they can process overdue fees

**31. C0180-24** Order/s/ Councilor Robert J. Van Campen

A order amending the City Council's current remote participation rules for members

**32. C0181-24** Order/s/ Councilor Robert J. Van Campen, Councilor Stephanie V. Smith

An order amending the Everett City Council rule regarding City Council member's actual and necessary expenses

**33. C0190-24** Resolution/s/ Councilor Anthony DiPierro, Councilor Michael K. Marchese

A resolution requesting that the Planning and Development Department engage the owners of the Glendale Square Shopping Center to discuss the future of the plaza and to potentially form a public / private partnership moving forward.

**34. C0192-24** Resolution/s/ Councilor Holly D. Garcia

That the city reconsiders the traffic pattern on Rich St. at the request of homeowners

**35. C0193-24** Resolution/s/ Councilor Holly D. Garcia

That the administration considers adding visual communication boards to all offices that work directly with the public

**36. C0194-24** Resolution/s/ Councilor Wayne A. Matewsky, Councilor Stephanie Martins, Councilor Katy L. Rogers, Councilor Guerline Alcy Jabouin, Councilor Holly D. Garcia

That the Everett Police Department abide by the Emergency Animal Control Calls Ordinance and dispatch the ACO to emergency animal calls as outlined by the ordinance as a service to our residents.

**37. C0195-24** Resolution/s/ Councilor Stephanie Martins

That the administration consider creating a business assistance fund for businesses affected by the ongoing construction in the city and the significant impacts to their business revenue

**38. C0197-24** Resolution/s/ Councilor Stephanie Martins, Councilor Stephanie V. Smith

A resolution requesting the creation of a zoning plan to provide available incentives for the construction of workforce housing

**39. C0203-24** Resolution/s/ Councilor Guerline Alcy Jabouin

An resolution requesting that the Everett Youth Initiative Council to come to the May 13th meeting to present their ARPA projects, and the status as it it nearing the end of the school year.

## **MAINTENANCE REQUESTS**

**A.** Councilor Holly D. Garcia

That all faded street parking signs be replaced with new ones

## **ADJOURMENT**

[www.cityofeverett.com](http://www.cityofeverett.com)

(All agendas and reports can be obtained on City of Everett Website)

Respectfully submitted:

***Michael J. Mangan***

Legislative Aide





**MEETING MINUTES**

**REGULAR MEETING OF THE CITY COUNCIL  
MONDAY, APRIL 08, 2024 7:00 PM**

**EVERETT CITY HALL, 484 BROADWAY, CITY COUNCIL CHAMBERS, 3RD FLOOR  
EVERETT, MA 02149**

**ROLL CALL**

**Members Present**

**Guerline Alcy Jabouin, Anthony DiPierro, Holly Garcia, John Hanlon, Michael Marchese, Stephanie Martins, Wayne Matewsky, Peter Pietrantonio, Katy Rogers, Stephanie Smith, Robert Van Campen**

**PLEDGE OF ALLEGIANCE**

**PRESENTATION OF PETITIONS, MEMORIALS, AND REMONSTRANCE'S**

Presentation of a citation to Gerry O'Hearn, retired Everett Firefighter

Councilor Matewsky presented a citation to Gerry O'Hearn, a retired Everett firefighter who served the city for 34 years and retired 15 years ago as a captain. The citation recognized O'Hearn's invention of the "Jerry pipe," a device that fights electric car fires by cooling the engine and putting out lithium battery fires. Fire Chief Hickey and O'Hearn both spoke, praising each other and the fire department. The citation was sponsored by Councilor Matewsky and Council President Van Campen.

**PUBLIC PARTICIPATION**

**APPROVAL OF MINUTES OF THE PREVIOUS MEETING**

Minutes of the Regular City Council Meeting of 03/25/2024

<b>MOTION:</b>	Accept Meeting Minutes
<b>MOVER:</b>	Stephanie Smith
<b>SECONDER:</b>	Anthony DiPierro
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>



**AYES:** Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen  
**NAYS:**  
**AWAY:**

## COMMUNICATIONS FROM HIS HONOR THE MAYOR

### 1. **C0131-24** Order/s/ Councilor Robert J. Van Campen, as President

An order requesting approval to accept and expend a donation to the 2024 Summer Jobs Program from Terrance W. Kennedy, Esquire in the amount of \$1,000.00

**MOTION:** Favorable Action  
**MOVER:** Anthony DiPierro  
**SECONDER:** Michael Marchese  
**RESULT:** **Passed [11 TO 0]**  
**AYES:** Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen  
**NAYS:**  
**AWAY:**

A motion was then made for favorable action on items 1, 2 and 4 and for letters of thanks to be sent to the donors. The motion passed unanimously 11-0.

### 2. **C0132-24** Order/s/ Councilor Robert J. Van Campen, as President

An order requesting approval to accept and expend a donation to the 2024 Summer Jobs Program from Weston & Sampson in the amount of \$250.00.

**MOTION:** Favorable Action  
**MOVER:** Anthony DiPierro  
**SECONDER:** Michael Marchese  
**RESULT:** **Passed [11 TO 0]**  
**AYES:** Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen  
**NAYS:**  
**AWAY:**

### 3. **C0134-24** Order/s/ Councilor Robert J. Van Campen, as President

An order requesting the confirmation to appoint the following individuals to the Everett Fire Department: Liam McCain, Robert Concannon, Phil DaSilva, Douglas Hill, Samuel Kelley, James MacLaughlin, Carmine DeMaria, Mario Rivera, Laura Marchese, Omar Herrer-Cisneros, Lucas McCain, Robert Machado

**MOTION:** Favorable Action  
**MOVER:** Stephanie Smith  
**SECONDER:** Anthony DiPierro

<b>RESULT:</b>	<b>Passed [11 TO 0]</b>	Item Number {{item.number}}
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen	
<b>NAYS:</b>		
<b>AWAY:</b>		

**4. C0135-24** Order/s/ Councilor Robert J. Van Campen, as President

An order requesting approval to accept and expend a donation to the 2024 Summer Jobs Program from Team Work Cleaning Concepts in the amount of \$100.00.

<b>MOTION:</b>	Favorable Action	
<b>MOVER:</b>	Anthony DiPierro	
<b>SECONDER:</b>	Michael Marchese	
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>	
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen	
<b>NAYS:</b>		
<b>AWAY:</b>		

**PETITIONS AND LICENSES**

**5. C0138-24** Petition/s/ Councilor Robert J. Van Campen, as President

A petition requesting the renewal of second hand dealer’s, antique, precious metals license for Art Gold Jewelry INC. at 159 Main Street

<b>MOTION:</b>	Favorable Action	
<b>MOVER:</b>	Anthony DiPierro	
<b>SECONDER:</b>	Stephanie Smith	
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>	
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen	
<b>NAYS:</b>		
<b>AWAY:</b>		

**6. C0139-24** Petition/s/ Councilor Robert J. Van Campen, as President

A petition requesting the renewal of a class two motor vehicle dealer license for Broadway Gas & Service INC. at 356 Broadway

<b>MOTION:</b>	Favorable Action	
<b>MOVER:</b>	Anthony DiPierro	
<b>SECONDER:</b>	Stephanie Smith	
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>	
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen	
<b>NAYS:</b>		

7. **C0140-24** Petition/s/ Councilor Robert J. Van Campen, as President

A petition requesting a new special license for extended hours of operation for Taqueria Don Roge at 1739 Revere Beach Pkwy

The item was referred to the Community and Business Development Committee.

<b>MOTION:</b>	Refer
<b>MOVER:</b>	Anthony DiPierro
<b>SECONDER:</b>	Michael Marchese
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen
<b>NAYS:</b>	
<b>AWAY:</b>	

8. **C0141-24** Petition/s/ Councilor Robert J. Van Campen, as President

A petition requesting a new repair license for Rev Head Auto Group LLC at 114 Bow Street

<b>MOTION:</b>	Refer
<b>MOVER:</b>	Anthony DiPierro
<b>SECONDER:</b>	Michael Marchese
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen
<b>NAYS:</b>	
<b>AWAY:</b>	

The item was referred to the Community and Business Development Committee.

9. **C0142-24** Petition/s/ Councilor Robert J. Van Campen, as President

A petition requesting a new class two motor vehicle dealer license for RM Auto Sales at 138 Spring Street

The item was referred to the Community and Business Development Committee.

<b>MOTION:</b>	Refer
<b>MOVER:</b>	Anthony DiPierro
<b>SECONDER:</b>	Michael Marchese
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>

<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen
<b>NAYS:</b>	
<b>AWAY:</b>	

**COMMITTEE REPORTS**

**10. C0076-24** Resolution/s/ Councilor Robert J. Van Campen

That the City Clerk provide a detailed summary of those positions in the City of Everett and the Everett Public Schools that have been designed by the Everett City Council with Special Municipal Employee status pursuant to G.L. c. 268A, and offer recommendations as to which designations are appropriate for rescission as being no longer necessary

<b>MOTION:</b>	Refer Back to Sponsor(s)
<b>MOVER:</b>	Anthony DiPierro
<b>SECONDER:</b>	Stephanie Smith
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen
<b>NAYS:</b>	
<b>AWAY:</b>	

**11. C0006-24** Resolution/s/ Councilor Guerline Alcy Jabouin

A resolution to determine and analyze the ongoing project for Senior ARPA programs to determine that our budgeted funds are being spent appropriately and effectively.

Councilor Alcy Jabouin stated she was still waiting to receive some information she requested from the administration.

<b>MOTION:</b>	Refer Back to Sponsor(s)
<b>MOVER:</b>	Guerline Alcy Jabouin
<b>SECONDER:</b>	John Hanlon
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen
<b>NAYS:</b>	
<b>AWAY:</b>	

**12. C0124-24** Order/s/ Councilor Robert J. Van Campen, as President

An order requesting approval to appropriate \$3,585.00 from General Fund Budgetary Fund Balance (Free Cash) to pay prior year police department Verizon bills that the department never received.

The Mayor's Chief of Staff Erin Deveney explained that the bills were for legitimate

expenses but there had been confusion over which department should pay them. She confirmed there were sufficient funds available in the police budget to pay the bills with no extra interest charges. The bills needed council approval since they were from the previous fiscal year.

Councilor Alcy Jabouin questioned how Verizon could fail to bill for services. Ms. Deveney clarified the bills were received but there was uncertainty over which city department was responsible for them.

<b>MOTION:</b>	Favorable Action
<b>MOVER:</b>	Stephanie Smith
<b>SECONDER:</b>	Anthony DiPierro
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen
<b>NAYS:</b>	
<b>AWAY:</b>	

## UNFINISHED BUSINESS

### 13. C0016-24 Resolution/s/ Councilor Stephanie Martins, & Entire City Council

That the administration provide an update on the process to renegotiate the Encore host agreement, including adding a public safety component as a part of the renegotiation

The Mayor's letter stated his team has met with Encore representatives four times since February 12 in addition to ongoing dialogue. Another meeting was scheduled for the week of April 8. The Mayor said he conveyed to Encore the City Council's request to include a new public safety facility, specifically a fire facility, as part of the negotiations.

Councilor Martins thanked the administration for the update and said she was happy to hear a public safety component was part of the discussions, suggesting it be a combined police and fire substation. She asked if the Mayor's Chief of Staff could provide more details on what was discussed at the meetings with Encore and the timeline.

Council President Van Campen asked if Councilor Martins wanted to refer the item to the Government Operations committee for that discussion, and she made a motion to that effect.

<b>MOTION:</b>	Refer
<b>MOVER:</b>	Stephanie Martins
<b>SECONDER:</b>	Anthony DiPierro
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>

<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen
<b>NAYS:</b>	
<b>AWAY:</b>	

**14. C0032-24 Ordinance/s/ Robert J. Van Campen, as President**

An ordinance amending the parking requirements, use regulations and dimensional standards of Section 30 “Lower Broadway Economic Development District (LBEDD)” of the City of Everett Zoning Ordinance

The item was referred to the Legislative Affairs Committee.

<b>MOTION:</b>	Refer
<b>MOVER:</b>	Katy Rogers
<b>SECONDER:</b>	John Hanlon
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen
<b>NAYS:</b>	
<b>AWAY:</b>	

**15. C0041-24 Resolution/s/ Councilor Anthony DiPierro**

That The Administration take the necessary steps to ensure construction of the Fuller Street speed tables can commence once weather permits

Mayor's Chief of Staff Erin Deveney stated the last update from Mr. Monty was that specifications for the work were being finalized by the transportation and engineering departments to go out to bid, with a target of having bid documents ready the first week of April. She requested the item be postponed to the second Council meeting in April to provide an update on the status of the bid process at that time.

<b>MOTION:</b>	Postpone
<b>MOVER:</b>	Anthony DiPierro
<b>SECONDER:</b>	Michael Marchese
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen
<b>NAYS:</b>	
<b>AWAY:</b>	

**16. C0065-24 Ordinance/s/ Councilor Robert J. Van Campen, as President**

An ordinance reducing the lead time required to advertise a City Council public hearing on a proposed zoning ordinance amendment from at least thirty (30) days

before the date of the hearing to at least fourteen (14) days before the date of the hearing  
Item Number {{item.number}}

<b>MOTION:</b>	Ordain
<b>MOVER:</b>	Anthony DiPierro
<b>SECONDER:</b>	Michael Marchese
<b>RESULT:</b>	<b>Passed [10 TO 1]</b>
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen
<b>NAYS:</b>	Hanlon
<b>AWAY:</b>	

**17. C0085-24** Order/s/ Councilor Robert J. Van Campen, as President

An order requesting approval to appropriate by borrowing \$11,400,000.00 for Improvements at the Old Everett High School, located at 548 Broadway

The Mayor's letter stated some Councilors still needed to tour the upper levels of the old high school. Additionally, information the Council requested related to the former Pope John High School during a tour of that site was not received by the Mayor's office until late in the afternoon. The Mayor asked the items be postponed until the Council has all the information it requested.

Councilor Alcy Jabouin questioned why the issue keeps getting delayed when the Council has asked to view the building and receive information. She said it was unfair to keep dragging out the process.

Councilors Smith, Pietrantonio, Rogers and others debated whether to vote on the appropriation now or allow more time for Councilors to tour the building and get questions answered.

<b>MOTION:</b>	Postpone
<b>MOVER:</b>	Anthony DiPierro
<b>SECONDER:</b>	John Hanlon
<b>RESULT:</b>	<b>Passed [8 TO 3]</b>
<b>AYES:</b>	DiPierro, Garcia, Hanlon, Martins, Matewsky, Rogers, Smith, Van Campen
<b>NAYS:</b>	Alcy Jabouin, Marchese, Pietrantonio
<b>AWAY:</b>	

**18. C0088-24** Resolution/s/ Councilor Guerline Alcy Jabouin

A resolution asking the administration to submit all costs associated with the old Everett High School (Utilities, maintenance, heat, insurance, etc.) and all funds allocated to maintain it.

<b>MOTION:</b>	Postpone
<b>MOVER:</b>	Guerline Alcy Jabouin

<b>SECONDER:</b>	John Hanlon	Item Number {{item.number}}
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>	
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen	
<b>NAYS:</b>		
<b>AWAY:</b>		

**19. C0125-24** Resolution/s/ Councilor Robert J. Van Campen

That the DeMaria Administration provide an update of the names of those individuals to be appointed to the special Charter Review Committee as required by Section 9-6 of the Everett City Charter

Mayor's Chief of Staff Erin Deveney stated invitations to serve on the committee have been extended to enough residents to fill all the mayoral appointment slots. So far two have accepted, one has declined, and they are awaiting responses from three others.

The City Clerk Sergio Cornelio outlined the committee appointment process per the charter - the Council President gets four appointments (two Councilors and two residents) while the Mayor gets five resident appointments. He said the Council appointments were made last year but the Mayor has had more difficulty filling his slots, which is why the process has extended into the new year.

Councilor Martins questioned the timing of when the Council President made his appointments and suggested there should be more diverse representation. The Clerk clarified the Council appointments were made in late November after the election.

<b>MOTION:</b>	Postpone
<b>MOVER:</b>	Robert Van Campen
<b>SECONDER:</b>	Anthony DiPierro
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen
<b>NAYS:</b>	
<b>AWAY:</b>	

**20. C0126-24** Resolution/s/ Councilor Robert J. Van Campen

That the DeMaria Administration provide an update of those department head positions which are currently filled and have not been submitted to the City Council for appointment in accordance with Section 2-10 of the Everett City Charter

Ms. Deveney's letter stated Mayor DeMaria will submit orders for the department head positions subject to Council approval at the second regular Council meeting in April. She asked to be notified in advance if the Council President, as sponsor of the item, will request the appointments be referred to committee for discussion or taken up at



the regular meeting, so the department heads can be asked to appear at the appropriate meetings. Item Number {{item.number}}

Council President Van Campen said he believes the charter-mandated process should be followed and Council rules would suggest the appointments go to committee for the Council to review qualifications and ask questions before voting. He appreciated the administration agreeing to put the appointments before the Council.

Councilor Pietrantonio stated the Council has to follow the charter rules but the administration should have submitted these appointments sooner when the Council first asked.

Council President Van Campen made a motion to accept the communication, place it on file, and refer item 20 to the April 22 Council meeting when the appointments are submitted. The motion passed unanimously 11-0.

<b>MOTION:</b>	Refer
<b>MOVER:</b>	Robert Van Campen
<b>SECONDER:</b>	Stephanie Smith
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen
<b>NAYS:</b>	
<b>AWAY:</b>	

## NEW BUSINESS

### 21. C0133-24 Order/s/ Councilor Robert J. Van Campen

An order rescinding previously approved special municipal employee status designation orders as they have been determined to be no longer necessary

Council President Van Campen explained he has been working with the City Clerk and City Solicitor to clean up these designations granted over the years for positions that no longer exist or no longer need the exemption.

The order would rescind the special status for 10 positions listed in a March 26 communication from the Clerk: Disability Commission member, Director of Human Services, Data Input Clerk in Parking Clerk Dept, Elderly Assistant, Recreation Commission, Council on Aging, Common Council Clerk, Technology Center Coordinator, Procurement Director, and Superintendent of Schools.

Van Campen noted this was not an all-inclusive list and some positions like School Committee member still retain the status. He explained the law allows someone to get compensated for serving in two municipal roles. More review of the designations will continue but the order before the Council was to rescind the status for the 10 identified positions.

Councilor Matewsky asked how many positions still have the designation. The Clerk stated based on current records, of 16 total positions that had the status at one time, 10 are up for rescinding tonight while 6 would maintain it. He is continuing to research if any others have been missed.

<b>MOTION:</b>	Favorable Action
<b>MOVER:</b>	Robert Van Campen
<b>SECONDER:</b>	Anthony DiPierro
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen
<b>NAYS:</b>	
<b>AWAY:</b>	

**22. C0136-24** Resolution/s/ Councilor Holly D. Garcia, Councilor Stephanie Martins, Councilor Katy Rogers

That the city enforce the no dogs allowed in the Lafayette school field, at the request of area residents.

Councilor Garcia made a motion to refer the item to the DPW and Parks & Rec Departments to monitor and enforce the no dogs rule.

Councilor Martins said she and Councilor Rogers have also been working with a resident on this issue at other school fields students use, and she made a motion to amend the item to add herself and Councilor Rogers as co-sponsors. The motion to amend passed unanimously.

The main motion to refer item 22 as amended to the DPW and Parks & Rec Departments then passed unanimously 11-0.

<b>MOTION:</b>	Refer
<b>MOVER:</b>	Holly Garcia
<b>SECONDER:</b>	Michael Marchese
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen
<b>NAYS:</b>	
<b>AWAY:</b>	

**23. C0137-24** Ordinance/s/ Councilor Katy L. Rogers

An ordinance requiring all playing fields in Everett to use environmentally sustainable organic grass instead of artificial turf

Councilor Rogers made a motion to postpone the item to the April 22 Council meeting so she can provide more information. Councilor Smith asked if the ordinance should be a resolution instead, and Rogers said she wanted to postpone it to have a greater discussion about how to address the issue comprehensively.

Councilor Pietrantonio raised concerns about the feasibility of natural grass fields, stating in his experience working for the DPW, it was very difficult to keep grass fields playable in wet weather without damaging them. He said it was an important decision to really think through.

The motion to postpone item 23 to the April 22 meeting passed 9-1, with Councilor Smith opposed.

<b>MOTION:</b>	Postpone
<b>MOVER:</b>	Katy Rogers
<b>SECONDER:</b>	John Hanlon
<b>RESULT:</b>	<b>Passed [10 TO 1]</b>
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Van Campen
<b>NAYS:</b>	Smith
<b>AWAY:</b>	

**24. C0144-24** Resolution/s/ Councilor Stephanie Martins, Councilor Wayne A. Matewsky

That the Parking Department look into improper ticketing of vehicles with employee stickers on School Street and vehicles parked in the private parcel adjacent to the lot

Councilor Martins made a motion to refer the item to the Parking Department to investigate the alleged improper ticketing. The motion passed unanimously.

<b>MOTION:</b>	Refer
<b>MOVER:</b>	Stephanie Martins
<b>SECONDER:</b>	Michael Marchese
<b>RESULT:</b>	<b>Passed [11 TO 0]</b>
<b>AYES:</b>	Alcy Jabouin, DiPierro, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen
<b>NAYS:</b>	
<b>AWAY:</b>	

**25. C0145-24** Resolution/s/ Councilor Robert J. Van Campen, Councilor Peter Pietrantonio

That the City of Everett strictly enforce all parking requirements throughout the City, and particularly those relating to residential parking

A motion was made and seconded to amend the item to include the entire City

Council as sponsors. The motion to amend passed unanimously 11-0.  
Item Number {{item.number}}

Councilor Pietrantonio, a lead sponsor, said with all the new parking restrictions and fines in place, the City needs to make sure parking staff are out ticketing violations. He suggested a monthly report on how many tickets are issued and where.

An initial motion was made to refer the item to the Parking Clerk. After some discussion, the motion was revised to refer item 25 to the Parking Department, Traffic Commission, Sgt. Gaff and Mr. Luongo for enforcement. The motion to refer item 25 as amended, passed unanimously.

**26. C0146-24** Resolution/s/ Councilor Stephanie Martins, Councilor Anthony DiPierro

That the transportation department consider altering the plan to widen the island on Ferry St in front of Walgreens as the project would prevent the circulation of fire apparatus

Councilor Martins said the fire chief pointed out markings for a new island during a recent station tour that would be too wide for fire trucks to navigate around.

She said she heard the chief and project contractors recently met about the issue. She made a motion to refer the item to the Transportation Department and Traffic Commission to ensure the project design accommodates public safety vehicle access.

Councilor Matewsky seconded the referral motion, but the Council President could not recognize him to speak on it since the motion came from the lead sponsor.

The motion to refer item 26 to the Transportation Department and Traffic Commission passed unanimously 8-0.

<b>MOTION:</b>	Refer
<b>MOVER:</b>	Stephanie Martins
<b>SECONDER:</b>	Michael Marchese
<b>RESULT:</b>	<b>Passed [8 TO 0]</b>
<b>AYES:</b>	Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Van Campen
<b>NAYS:</b>	
<b>AWAY:</b>	Alcy Jabouin, DiPierro, Smith

**27. C0147-24** Resolution/s/ Councilor Stephanie Martins

That the transportation department consider scheduling a meeting with local businesses to discuss concerns regarding the bus lane

Councilor Martins said business owners have reached out to her with ongoing confusion and concerns about bus lane rules, parking options for customers and employees, and church parking on weekends. Item Number {{item number}}

She said the business owners suggested a meeting be arranged so they can voice concerns, get clarification on the rules, and hear about any changes or accommodations under consideration by the City.

Councilor Martins made a motion to refer the item to the Transportation Department with a request that a meeting with the businesses be scheduled, preferably on a Thursday evening. She offered to provide contact information for the owners who expressed interest.

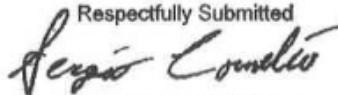
The motion to refer item 27 to the Transportation Department passed unanimously 9-0.

<b>MOTION:</b>	Refer
<b>MOVER:</b>	Stephanie Martins
<b>SECONDER:</b>	Michael Marchese
<b>RESULT:</b>	<b>Passed [9 TO 0]</b>
<b>AYES:</b>	Alcy Jabouin, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Van Campen
<b>NAYS:</b>	
<b>AWAY:</b>	DiPierro, Smith

## ADJOURNMENT

Meeting Adjourned at 9:12 PM

<b>MOTION:</b>	Adjourn
<b>MOVER:</b>	Michael Marchese
<b>SECONDER:</b>	Wayne Matewsky
<b>RESULT:</b>	<b>Passed [10 TO 0]</b>
<b>AYES:</b>	Alcy Jabouin, Garcia, Hanlon, Marchese, Martins, Matewsky, Pietrantonio, Rogers, Smith, Van Campen
<b>NAYS:</b>	
<b>AWAY:</b>	DiPierro

Respectfully Submitted  
  
Clerk of the City Council



C0169-24

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**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** May 13, 2024

---

**Agenda Item:**

An order requesting approval to accept and expend donations totaling \$180.00 from City of Everett employees during the month of March for the Fire Victims Fund

**Background and Explanation:**

**Attachments:**



**CARLO DeMARIA**  
**MAYOR**

**CITY OF EVERETT - OFFICE OF THE MAYOR**  
484 Broadway Everett, Massachusetts 02149

☎ 617-394-2270

✉ [mayorcarlo.demaria@ci.everett.ma.us](mailto:mayorcarlo.demaria@ci.everett.ma.us)

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April 22, 2024

Honorable City Council  
484 Broadway  
Everett, MA 02149

Dear Honorable Members:

I hereby submit for your consideration an order to accept and expend donations totaling \$180.00 from City of Everett employees during the month of March for the Fire Victims Fund. Employees are given the opportunity to wear jeans on Thursdays by making a \$5.00 to the Fire Victims Fund. These funds are collected weekly.

I recommend your favorable passage of this order.

Respectfully submitted,

Carlo DeMaria  
Mayor



April 22, 2024

**City of Everett, Massachusetts**  
**CITY COUNCIL**

**Offered By:** \_\_\_\_\_  
**Councilor Robert VanCampen, as President**

**Bill Number:**  
**Bill Type: Order**

Be it  
Ordered: BY City Council OF THE CITY OF EVERETT, as  
follows:

to accept and expend donations totaling \$180.00 from City of  
Everett employees during the month of March for the Fire  
Victims Fund. Employees are given the opportunity to wear  
jeans on Thursday by making a \$5.00 donation to the Fire  
Victims Fund. These funds are collected weekly





C0170-24

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**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** May 13, 2024

---

**Agenda Item:**

An order requesting approval to accept and expend a grant from Metro North Workforce Board in the amount of \$176,000 for the expansion of ongoing digital equity initiatives through the Youth Development and Enrichment office.

**Background and Explanation:**

**Attachments:**



**CARLO DeMARIA**  
**MAYOR**

**CITY OF EVERETT - OFFICE OF THE MAYOR**  
484 Broadway Everett, Massachusetts 02149

☎ 617-394-2270

✉ [mayorcarlo.demaria@ci.everett.ma.us](mailto:mayorcarlo.demaria@ci.everett.ma.us)

---

April 24, 2024

Honorable City Council  
484 Broadway  
Everett, MA 02149

Dear Honorable Members:

I hereby submit for your consideration an order to accept and expend a grant from Metro North Workforce Board in the amount of \$176,000 for the expansion of ongoing digital equity initiatives through the Youth Development and Enrichment office.

Thank you for your favorable consideration.

Respectfully submitted,

Carlo DeMaria  
Mayor



April 24, 2024

# City of Everett, Massachusetts CITY COUNCIL

**Offered By:** \_\_\_\_\_  
**Councilor Robert VanCampen, as President**

**Bill Number:**  
**Bill Type: Order**

Be it  
Ordered: BY City Council OF THE CITY OF EVERETT, as  
follows:

to accept and expend a grant from Metro North Workforce Board in the amount of \$176,000 for the expansion of ongoing digital equity initiatives through the Youth Development and Enrichment office.

**Back-up for Grant: from Metro North Workforce Board=\$176,000**

- **Identify the source of the grant fund** – Metro North Workforce Board
- **The amount of the grant** - \$176,000.00
- **Identify if there is a city match and if there is, what is that amount and what is the source of the city's matching funds** – no match, the grant will be more of a reimbursement. Once the grant contract ends
- **How long is the grant period, i.e. when does the grant need to be spent** – start date 01/01/2024 end date 09/30/2025
- **What project, effort, or initiative is the grant funding going to support and why is that important to the residents of Everett** – The City will expand its ongoing digital equity initiatives through a new effort known as the Digital Justice, Equity, Diversity, and Inclusion (JEDI) Consortium. City will use this grant to hire Digital Navigators (DN's) to serve as part of the JEDI Consortium. DN's will serve residents of Everett with information, resources and assistance in relation to digital literacy. They will be able to assist in referrals for internet solutions. Interactions with residents can may range from answering basic questions like how to use zoom to more complex interactions where residents may need referrals to trainings and other support.
- **Which department(s) will be responsible for administering the grant and how it is being spent** – Youth Development and Enrichment.



C0174-24

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**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** May 13, 2024

---

**Agenda Item:**

An order requesting approval to accept and expend a grant from the Massachusetts Cultural Council Local Cultural Council Program to the Everett Cultural Council in the amount of \$30,000.00

**Background and Explanation:**

**Attachments:**

***CITY OF EVERETT***  
***Office of the Mayor***

Carlo DeMaria  
Mayor



Everett City Hall  
484 Broadway  
Everett, MA 02149-3694  
Phone: (617) 394-2270  
Fax: (617) 381-1150

April 24, 2024

Honorable City Council  
484 Broadway  
Everett, MA 02149

Dear Honorable Members:

I hereby submit for your consideration an order to accept and expend a grant from the Massachusetts Cultural Council Local Cultural Council Program to the Everett Cultural Council in the amount of \$30,000.00. The Everett Cultural Council will expend the funds following the procedure outlined in the Local Cultural Council Program Guidelines:  
<https://massculturalcouncil.org/documents/lccguidelines.pdf> .

Thank you for your favorable consideration.

Respectfully submitted,

Carlo DeMaria  
Mayor



April 24, 2024

*City of Everett, Massachusetts*  
**CITY COUNCIL**

Offered By:

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Councilor Robert VanCampen, as President

**Bill Number:**  
**Bill Type:**  
**Order**

Be it

Ordered: BY THE CITY COUNCIL OF THE CITY OF  
EVERETT,

ORDERED:

to accept and expend a grant from the Massachusetts  
Cultural Council Local Cultural Council Program to the  
Everett Cultural Council in the amount of \$30,000.00.  
The Everett Cultural Council will expend the funds  
following the procedure outlined in the Local Cultural  
Council Program Guidelines:

<https://massculturalcouncil.org/documents/lccguidelines.pdf> .



C0185-24

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**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** May 13, 2024

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**Agenda Item:**

An order requesting approval to accept a donation from Alliance Detective and Security Service, Inc. in the amount of \$250.00 for the Everett Girls Day event on April 27, 2024.

**Background and Explanation:**

**Attachments:**





**CARLO DeMARIA**  
**MAYOR**

**CITY OF EVERETT - OFFICE OF THE MAYOR**  
484 Broadway Everett, Massachusetts 02149

☎ 617-394-2270

✉ [mayorcarlo.demaria@ci.everett.ma.us](mailto:mayorcarlo.demaria@ci.everett.ma.us)

---

May 6, 2024

Honorable City Council  
484 Broadway  
Everett, MA 02149

Dear Honorable Members:

I hereby submit for your consideration an order to accept a donation from Alliance Detective and Security Service, Inc. in the amount of \$250.00 for the Everett Girls Day event on April 27, 2024.

Thank you for your favorable consideration.

Respectfully submitted,

Carlo DeMaria  
Mayor

May 6, 2024



*City of Everett, Massachusetts*  
**CITY COUNCIL**

Offered By: \_\_\_\_\_  
Councilor Robert VanCampen, as President

**Bill Number:**  
**Bill Type: Order**

Be it

Ordered: BY THE CITY COUNCIL OF THE CITY OF EVERETT,

ORDERED:

to accept and expend a donation from Alliance Detective and Security Service, Inc. in the amount of \$250.00 for the Everett Girls Day event on April 27, 2024.



C0186-24

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**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** May 13, 2024

---

**Agenda Item:**

An order requesting approval to accept and expend a donation to the 2024 Summer Jobs Program from Lupoli Brothers Realty Trust in the amount of \$1000.00.

**Background and Explanation:**

**Attachments:**



**CARLO DeMARIA**  
**MAYOR**

**CITY OF EVERETT - OFFICE OF THE MAYOR**  
484 Broadway Everett, Massachusetts 02149

☎ 617-394-2270

✉ [mayorcarlo.demaria@ci.everett.ma.us](mailto:mayorcarlo.demaria@ci.everett.ma.us)

---

May 6, 2024

Honorable City Council  
484 Broadway  
Everett, MA 02149

Dear Honorable Members:

I hereby submit for your consideration an order to accept and expend a donation to the 2024 Summer Jobs Program from Lupoli Brothers Realty Trust in the amount of \$1000.00.

Thank you for your favorable consideration.

Respectfully submitted,

Carlo DeMaria  
Mayor

May 6, 2024



*City of Everett, Massachusetts*  
**CITY COUNCIL**

Offered By: \_\_\_\_\_  
Councilor Robert VanCampen, as President

**Bill Number:**  
**Bill Type: Order**

Be it  
Ordered: BY THE CITY COUNCIL OF THE CITY OF EVERETT,

ORDERED:

to accept and expend a donation to the 2024 Summer Jobs Program from Lupoli Brothers Realty Trust in the amount of \$1000.00.



C0187-24

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**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** May 13, 2024

---

**Agenda Item:**

An order requesting approval to accept and expend a donation to the 2024 Summer Jobs Program from Greystar in the amount of \$25,000.00.

**Background and Explanation:**

**Attachments:**



**CARLO DeMARIA**  
**MAYOR**

**CITY OF EVERETT - OFFICE OF THE MAYOR**  
484 Broadway Everett, Massachusetts 02149

☎ 617-394-2270

✉ [mayorcarlo.demaria@ci.everett.ma.us](mailto:mayorcarlo.demaria@ci.everett.ma.us)

---

May 7, 2024

Honorable City Council  
484 Broadway  
Everett, MA 02149

Dear Honorable Members:

I hereby submit for your consideration an order to accept and expend a donation to the 2024 Summer Jobs Program from Greystar in the amount of \$25,000.00.

Thank you for your favorable consideration.

Respectfully submitted,

Carlo DeMaria  
Mayor



May 7, 2024

*City of Everett, Massachusetts*  
**CITY COUNCIL**

Offered By: \_\_\_\_\_  
Councilor Robert VanCampen, as President

**Bill Number:**  
**Bill Type: Order**

Be it  
Ordered: BY THE CITY COUNCIL OF THE CITY OF EVERETT,

ORDERED:

to accept and expend a donation to the 2024 Summer Jobs Program from Greystar in the amount of \$25,000.00.





C0188-24

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**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** May 13, 2024

---

**Agenda Item:**

An order requesting approval to accept and expend a grant from the Everett Citizens Foundation to the Council on Aging in the amount of \$5,250 to be used at the discretion of the Council on Aging to enhance services for the senior residents of Everett.

**Background and Explanation:**

**Attachments:**



**CARLO DeMARIA**  
**MAYOR**

**CITY OF EVERETT - OFFICE OF THE MAYOR**  
484 Broadway Everett, Massachusetts 02149

☎ 617-394-2270

✉ [mayorcarlo.demaria@ci.everett.ma.us](mailto:mayorcarlo.demaria@ci.everett.ma.us)

---

May 7, 2024

Honorable City Council  
484 Broadway  
Everett, MA 02149

Dear Honorable Members:

I hereby submit for your consideration an order to accept and expend a grant from the Everett Citizens Foundation to the Council on Aging in the amount of \$5,250 to be used at the discretion of the Council on Aging to enhance services for the senior residents of Everett.

Thank you for your favorable consideration.

Respectfully submitted,

Carlo DeMaria  
Mayor



May 7, 2024  
**City of Everett, Massachusetts**  
**CITY COUNCIL**

**Offered By:** \_\_\_\_\_  
**Councilor Robert VanCampen, as President**

**Bill Number:**  
**Bill Type: Order**

Be it  
Ordered: BY City Council OF THE CITY OF EVERETT, as  
follows:

to accept and expend a grant from the Everett Citizens  
Foundation to the Council on Aging in the amount of \$5,250 to  
be used at the discretion of the Council on Aging to enhance  
services for the senior residents of Everett.



C0189-24

---

**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** May 13, 2024

---

**Agenda Item:**

An order requesting approval to accept and expend a grant from the U.S. Department of Homeland Security (DHS) the Emergency Management Performance Grant in the amount of \$20,150 to maintain and/or enhance the Emergency Preparedness System.

**Background and Explanation:**

**Attachments:**



**CARLO DeMARIA**  
**MAYOR**

**CITY OF EVERETT - OFFICE OF THE MAYOR**  
484 Broadway Everett, Massachusetts 02149

☎ 617-394-2270

✉ [mayorcarlo.demaria@ci.everett.ma.us](mailto:mayorcarlo.demaria@ci.everett.ma.us)

---

May 7, 2024

Honorable City Council  
484 Broadway  
Everett, MA 02149

Dear Honorable Members:

I hereby submit for your consideration an order to accept and expend a grant from the U.S. Department of Homeland Security (DHS) the Emergency Management Performance Grant in the amount of \$20,150 to maintain and/or enhance the Emergency Preparedness System.

Thank you for your favorable consideration.

Respectfully submitted,

Carlo DeMaria  
Mayor



May 7, 2024

**City of Everett, Massachusetts**  
**CITY COUNCIL**

**Offered By:** \_\_\_\_\_  
**Councilor Robert VanCampen, as President**

**Bill Number:**  
**Bill Type: Order**

Be it  
Ordered: BY City Council OF THE CITY OF EVERETT, as  
follows:

to accept and expend a grant from the U.S. Department of  
Homeland Security (DHS) the Emergency Management  
Performance Grant in the amount of \$20,150 to maintain  
and/or enhance the Emergency Preparedness System.

**Back-up for Grant: from Dept. of Homeland Security ~ \$20,150**

- The Emergency Management Performance Grant (EMPG) provides state, local, tribal and territorial emergency management agencies with the resources required for implementation of the National Preparedness System and works toward the National Preparedness Goal of a secure and resilient nation. The EMPG's allowable costs support efforts to build and sustain core capabilities across the prevention, protection, mitigation, response and recovery mission areas.
- \$20,150.00
- Line Item: Replacement Firefighter Equipment
- Grant period is typically one year, however because internal administrative changes, the EMPG has been extended until June 25, 2024.
- A tethered drone is the main focus of the grant.
- Everett Fire Department is responsible for the management of the grant plan and funds.



C0198-24

---

**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** May 13, 2024

---

**Agenda Item:**

An order requesting approval to appoint Captain Paul Strong as Chief of the Everett Police Department effective July 1<sup>st</sup>, 2024, for a three year term through June 30<sup>th</sup>, 2027

**Background and Explanation:**

**Attachments:**



***CITY OF EVERETT***  
***Office of the Mayor***

**Carlo DeMaria, Jr.**  
Mayor



**Everett City Hall**  
484 Broadway  
Everett, MA 02149-3694  
Phone: (617) 394-2270  
Fax: (617)381-1150

May 8, 2024

Honorable City Council  
484 Broadway  
Everett, MA 02149

Dear Honorable Members:

Please be advised that in accordance with Section 3-3 of the City Charter and Section IV(B)(I)(a) of the City of Everett Administrative Code, I hereby appoint, subject to confirmation by the City Council, Paul Strong to the position of Chief of the Everett Police Department.

Chief Steven Mazzie officially will conclude his distinguished service to the City of Everett on June 30, 2024. Under the terms of the Administrative Code, the appointment of Captain Strong as the next Chief of the Everett Police Department shall be effective July 1, 2024 for a term of three (3) years through June 30, 2027.

Thank you for your favorable consideration.

Respectfully submitted,

Carlo DeMaria  
Mayor



May 8, 2024  
*City of Everett, Massachusetts*  
**CITY COUNCIL**

Offered By: \_\_\_\_\_  
Councilor Robet Van Campen, as President

**Bill Number:** Be it  
**Bill Type: Order** Ordered: BY THE CITY COUNCIL OF THE CITY OF  
EVERETT,

I hereby appoint, subject to confirmation by the City Council,  
and accordance with Section 3-3 of the City Charter and,  
Section IV(B)(I)(a) of the City of Everett Administrative Code,  
Paul Strong to the position of Chief of the Everett Police  
Department for a term ending June 30, 2027.



C0199-24

---

**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** May 13, 2024

---

**Agenda Item:**

An order requesting approval to appropriate \$100,000 from General Fund Budgetary Fund Balance (Free Cash) to the Human Resource Employee buyback and other expenditure account. This appropriation is necessary to pay employee benefits due employees upon separation from the City

**Background and Explanation:**

**Attachments:**



**CARLO DeMARIA**  
**MAYOR**

**CITY OF EVERETT - OFFICE OF THE MAYOR**  
484 Broadway Everett, Massachusetts 02149

☎ 617-394-2270

✉ [mayorcarlo.demaria@ci.everett.ma.us](mailto:mayorcarlo.demaria@ci.everett.ma.us)

---

May 8, 2024

The Honorable City Council  
City Hall  
484 Broadway  
Everett, Massachusetts 02149

Dear Honorable Members:

I hereby submit for your consideration an order to appropriate \$100,000 from General Fund Budgetary Fund Balance (Free Cash) to the Human Resource Employee buyback and other expenditure account. This appropriation is necessary to pay employee benefits due employees upon separation from the City.

The balance in General Fund Free Cash is \$6,664,346.

I recommend your favorable passage of this order.

Respectfully submitted,

Carlo DeMaria  
Mayor



May 8, 2024

# City of Everett, Massachusetts CITY COUNCIL

Offered By: \_\_\_\_\_  
Councilor Robert VanCampen, as President

**Bill Number:**  
**Bill Type: Order**

Be it  
Ordered: BY City Council OF THE CITY OF EVERETT, as  
follows:

That the sum of \$100,000 be appropriated from the General Fund Budgetary Fund Balance (Free Cash) to the Human Resources Employee buyback and other expenditure account.

This appropriation is necessary to pay employee benefits due employees upon separation from the City.



C0202-24

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**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** May 13, 2024

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**Agenda Item:**

An order proposing an amendment to the city's Administrative Code to create and codify an Active Transportation Advisory Committee in the City of Everett

**Background and Explanation:**

**Attachments:**

***CITY OF EVERETT***  
***Office of the Mayor***

**Carlo DeMaria**  
Mayor



**Everett City Hall**  
484 Broadway  
Everett, MA 02149-3694  
Phone: (617) 394-2270  
Fax: (617)381-1150

May 8, 2024

The Honorable City Council  
City Hall  
484 Broadway  
Everett, Massachusetts 02149

RE: Proposed Amendment to the Administrative Code for the Creation and Codification of An Active Transportation Advisory Committee

Dear Honorable Members:

I am submitting for your consideration a proposed amendment to the Administrative Code for the creation and codification of an Active Transportation Advisory Committee in Everett.

The mission statement for the Committee is as follows:

"The Everett Active Transportation Advisory Committee is dedicated to promoting walking, biking and taking public transportation, improving the quality and effectiveness of the pedestrian, bicycle and transit experience, and promoting policies and programs supportive of walking, biking, and public transportation in the City of Everett."

The Active Transportation Advisory Committee is an opportunity for Everett residents to provide feedback on the public realm that they interact with on a daily basis. Many of our most-vulnerable road users, including elderly, low-income, disabled, and youth (who walk to school at a rate of 60%), face

challenges navigating our transportation system everyday whether on foot, bike, or bus. This Committee gives those residents a voice to discuss the challenges they face and to make non-binding recommendations to City staff that could aid in addressing those challenges.

This Committee comes at no cost to the City and only has the power to make recommendations. The Committee will be staffed by a member of the Planning Department whose duties include, but are not limited to, "organizing logistics for meeting rooms and other meeting needs, posting information publicly to meet Massachusetts Open Meeting Law requirements, keeping Committee members up-to-date on City activities related to pedestrian, bike and transit issues, and organizing meetings with other City staff as needed."

Eric Molinari with our Transportation and Mobility Department is happy to address any questions you may have regarding this proposal and may be reached at [Eric.Molinari@ci.everett.ma.us](mailto:Eric.Molinari@ci.everett.ma.us)

I recommend favorable action on this matter.

Respectfully submitted,



Carlo DeMaria  
Mayor





May 8, 2024  
*City of Everett, Massachusetts*  
**CITY COUNCIL**

Offered By: \_\_\_\_\_  
**Councilor Robert Van Campen, as President**

**Bill Number:**  
**Bill Type: Order**

Be it  
Ordered: BY City Council OF THE CITY OF EVERETT, as  
follows:

In accordance with the provisions of Article 5 of the City  
Charter and the Administrative Code of the City of Everett the  
City Council hereby amends the code to add the following new  
provisions as follows:

**ARTICLE I. PURPOSE, MISSION, & PRINCIPLES**

Section I. Purpose

These bylaws are intended to create a framework for the  
operation of the Everett Active Transportation Advisory  
Committee, (the “Committee”). These bylaws define the  
Committee’s mission and principles, areas of work, meeting  
procedures, member roles and responsibilities, and officer  
election procedures and duties.

Section II. Mission Statement

The Everett Active Transportation Advisory Committee is  
dedicated to promoting walking, biking and taking public  
transportation, improving the quality and effectiveness of the  
pedestrian, bicycle and transit experience, and promoting  
policies and programs supportive of walking, biking and public  
transportation in the City of Everett.

Section III. Principles

The work of the Committee shall be dedicated to the following  
core principles:

- i. Improving and expanding access to, and the  
accessibility of, walking, biking and public  
transportation
- ii. Increasing safety for all modes of transportation,  
particularly for pedestrians, cyclists and transit users

- iii. Promoting and encouraging walking, biking, and taking transit as modes of transportation
- iv. Making walking, biking, and taking transit a more pleasant experience
- v. Evaluating and improving the performance of pedestrian, bike and public transportation systems
- vi. Advocating for fair and equitable transit fares, and for the incorporation of an equity lens in all decisions made about pedestrian, bike, and public transportation systems.
- vii. Increasing the sustainability of pedestrian, bike, and public transportation systems

## **ARTICLE II. COMMITTEE WORK**

### Section I. Essential Elements of Committee Work

The work of the Committee shall include the following essential elements of a walkable and transit friendly community:

- i. Equity and Accessibility
- ii. Evaluation and Planning
- iii. Engineering
- iv. Education and Encouragement

### Section II. Subcommittees

Committee members may form subcommittees to complete tasks outside of regular monthly meetings. Subcommittees may not comprise of more than half the number of committee members and may not reach quorum during their meetings. Subcommittees shall regularly report back to the full committee on their meetings. All deliberation and decisions on issues related to subcommittees' work will occur during the regular monthly meetings of the full committee.

## **ARTICLE III. MEMBER ROLES AND RESPONSIBILITIES**

### Section I. Membership

The Committee will include no more than 11 community representatives who either live or work in Everett and take an active interest in pedestrian, bike and transit issues in Everett. The Committee shall solicit applications for membership and submit their recommendations for appointment to the Mayor.

Membership eligibility shall be in conformance with section II. (A)(III)(b) of the city of Everett Administrative code

Section II. Member Terms

Members will be appointed for one year terms. Terms are renewable at the discretion of the Mayor. Any vacancy shall be filled by appointment by the mayor for the balance of the unexpired term, taking into account any recommendations for appointment provided by the Committee. The City Clerk will swear-in members upon their appointment and upon any renewal of their appointment.

Section III. Member Participation Standards

Members' involvement in the Committee shall include the following, at minimum:

- i. Attendance at least eight monthly meetings per year
- ii. Regular participation as Acting Secretary to record meeting minutes
- iii. Participation in at least one tabling event per year or otherwise volunteer to assist with a Committee event, should such events occur

Section IV. Ex-officio Members

One ex-officio member from the Department of Transportation and Mobility (DTM) shall be included on the Committee. The Committee may designate additional ex-officio members by amendment to these bylaws. Ex-officio members are encouraged to attend at least four monthly Committee meeting per year to coordinate with Committee members on relevant issues and to be available as needed throughout the year to respond to requests by the Committee members.

Section V. DTM Staff Support

The Department of Transportation and Mobility (DTM) ex-officio member shall facilitate Committee activities by maintaining connections between city staff and the Committee members. The DTM ex-officio member's responsibilities shall include but are not limited to: organizing logistics for meeting rooms and other meeting needs, posting information publicly to meet Massachusetts Open Meeting Law requirements, keeping Committee members up-to-date on City activities related to pedestrian, bike and transit issues, and organizing meetings with other City staff as needed.

**ARTICLE IV. OFFICER ELECTIONS AND RESPONSIBILITIES**

Section I. Officers

Members will annually elect three officers by majority of the quorum: the Chairperson, the Vice-chair, and the Secretary.

Section II. Officers Roles and Responsibilities

i. Chairperson

- a. The Chairperson is the primary representative of the Committee and is responsible for facilitating meetings, organizing a committee work program and subcommittees, managing external relationships with the public and City staff, and overseeing communications from the Committee, including the writing and signing of official Committee correspondence.
- b. The Chairperson, in collaboration with the Vice-chair, shall prepare the meeting agenda for the monthly Committee meeting and send it to the DTM ex-officio member at least one week prior to the meeting for public posting.
- c. The Chairperson shall run Committee meetings following Robert's Rules of Order and is expected to review and edit draft meeting minutes, the Annual Report, and other Committee documents.

ii. Vice-chair

- a. The Vice-chair shall regularly coordinate with and assist the Chairperson in fulfilling their duties and shall be prepared to take over the Chairperson's duties in the event that the Chairperson is not present.
- b. The Vice-chair is be expected to make considerable contributions to the Committee, taking on substantial roles and responsibilities, as agreed upon between the Chair and Vice-chair.
- c. The Vice-chair shall also assist in the reviewing and editing the draft meeting minutes, the Annual Report, and other Committee documents.

iii. Secretary

- a. The Secretary shall be ultimately responsible for draft meeting minutes and attendance records. These duties may be designated to an Active Secretary, as detailed in Section II.iii.b.
- b. The Secretary shall organize an Acting Secretary schedule, whereby members of the Committee will take turns recording meeting minutes, maintaining a record of members, guests, and ex-officio members in attendance, and reviewing/editing draft minutes. The Secretary shall ensure that Acting Secretaries fulfill their duties and will help to review and edit draft minutes.
- c. The Secretary shall fulfill administrative and communications duties, such as helping to maintain a web and social media presence, maintaining and updating the calendar of events, and helping to manage the creation of the Annual Report.
- d. The Secretary shall be prepared to run meetings in the event that the Chairperson or Vice-chair are not present.

## **ARTICLE V. ADDITIONAL COMMITTEE PROCEDURE**

### Section I. Meeting Procedures

Monthly Committee meetings shall be held following the Massachusetts Open Meeting Laws and Robert's Rules of Order. Meeting times and locations can be changed subject to Committee member approval by majority of the quorum. Monthly meetings cannot take place without a quorum, defined as a simple majority of Committee members present in-person.

### Section II. Voting

Voting may only occur at a regular monthly meeting when there is a quorum, defined as a simple majority of Committee members present in-person. Voting may not occur remotely or at a subcommittee meeting.

### Section III. Annual Report

The Committee shall render to the Mayor and the City Council an Annual Report of its activities and recommendations.

Section IV. Communications with the Community

Members of the Committee may at times convey the Committee's views on particular matters to the wider community. The Committee may send communications that represent the Committees' interests or opinions. Such communications shall be approved by a majority vote of the Committee members and signed by the Chair of the Committee. Committee members are free to communicate their personal views to the public, the press, or to the government. In doing so, however, they must make it clear that they are not speaking for the Committee.

Section V. Compensation

The members of the Committee shall serve without compensation, but may be allowed expenses with the approval of the Mayor and subject to appropriation by the City Council.



C0177-24

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**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** May 13, 2024

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**Agenda Item:**

A petition requesting the renewal of a junk dealer/collector license from Paul Mattuchio Inc. at 366 Second Street

**Background and Explanation:**

**Attachments:**



C0178-24

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**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** May 13, 2024

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**Agenda Item:**

A petition requesting the renewal of a junk dealer/collector license for Wentworth Precious Metals LLC at 421 Second Street

**Background and Explanation:**

**Attachments:**





C0179-24

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**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** May 13, 2024

---

**Agenda Item:**

A petition requesting the renewal of a second hand dealer's, antique, precious metals license for Wentworth Precious Metals at 421 Second Street

**Background and Explanation:**

**Attachments:**



## EVERETT PUBLIC SCHOOLS

Everett School Committee

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**Wednesday, May 8, 2024**

Michael J. Mangan  
Legislative Aide  
Everett City Council  
484 Broadway  
Everett, MA 02149

Mr. Mangan,

During its Regular Meeting held on Monday, May 6, 2024, the Everett School Committee unanimously voted, 8-0, to approve the following item:

**A request to the Everett City Council that the Everett School Committee and Administration be included in open discussions about school space, including development of a comprehensive study of all city-owned buildings through a working joint commission (Ms. Lambert)**

Please do not hesitate to reach out if you have any questions or need any assistance from me in this matter.

Sincerely,  
David O'Connor  
Clerk  
Everett School Committee



## EVERETT PUBLIC SCHOOLS

Everett School Committee

---

**Wednesday, May 8, 2024**

Michael J. Mangan  
Legislative Aide  
Everett City Council  
484 Broadway  
Everett, MA 02149

Mr. Mangan,

During its Regular Meeting held on Monday, May 6, 2024, the Everett School Committee unanimously voted, 8-0, to approve the following item:

**That a School Building Committee be formed for the current proposal for a new Everett High School, to include designated members of the School Committee, City Council, School and City Administration and Facilities (Ms. Lambert)**

The School Committee requested this letter be sent to the City Council and its President, Mr. Robert Van Campen, as part of the city's continued efforts to secure funding for a new high school through the Massachusetts School Building Authority.

Additionally, Chairperson Jeanne Cristiano has been directed to begin the process of selecting a School Committee representative to serve on the School Building Committee.

Please do not hesitate to reach out if you have any questions or need any assistance from me in this matter.

Sincerely,  
David O'Connor  
Clerk  
Everett School Committee



C0032-24

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**To:** Mayor and City Council

**From:** Robert J. Van Campen

**Date:** January 22, 2024

---

**Agenda Item:**

An ordinance amending the parking requirements, use regulations and dimensional standards of Section 30 "Lower Broadway Economic Development District (LBEDD)" of the City of Everett Zoning Ordinance

**Background and Explanation:**

**Attachments:**



**CARLO DeMARIA**  
**MAYOR**

**CITY OF EVERETT - OFFICE OF THE MAYOR**  
484 Broadway Everett, Massachusetts 02149

☎ 617-394-2270

✉ mayorcarlo.demaria@ci.everett.ma.us

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January 16, 2024

The Honorable City Council  
City Hall  
484 Broadway  
Everett, Massachusetts 02149

Dear Honorable Members:

Please find attached an ordinance to amend Section 30 (“Lower Broadway Economic Development District”), of the City of Everett’s Zoning Ordinance in the following two ways:

1. To amend Section G.1: “Table of Parking Requirements,” in the following manner:
  - a. Use: Industrial. Amending by deleting Minimum Required Parking “1 per usable SF” and insert “1 per 1,000 SF of GSF”
2. To amend Section E.2.b “Notes to table of Use Regulation” in the following manner:
  - a. At the end of the existing section adding the following sentence: “Except that on any lot in the Employment Subdistrict which is larger than two acres, Multifamily Residential Use may be a standalone use or part of a Mixed Use Development Project, provided that the first level of any such Development Project, with the exception to the access to the Multifamily Residential Use, shall have on its first level a minimum of 10 square feet of non-residential space per residential unit, which may be combined or spread across multiple buildings. The non-residential use may include, but shall not be limited to, retail.”
3. To amend Section F.1: “Table of Dimensional Standards,” in the following manner:
  - a. Res. Density. Min. Lot Area per Dwelling Unit, Employment Zoning Sub-Districts. Amending by adding a footnote (e) to the Min. Lot Area per Dwelling Unit by Special Permit: “2,000 (e)” and adding the following footnote at the end of the dimensional table: “(e) Except that for any lot larger than two acres, the Min. Lot Area per Dwelling Unit allowed by Special Permit shall be 350 square feet.”

Thank you for your favorable consideration.

Respectfully submitted,

Carlo DeMaria  
Mayor



January 16, 2024

# City of Everett, Massachusetts CITY COUNCIL

Offered By: \_\_\_\_\_  
Councilor Robert VanCampen, as President

**Bill Number:**  
**Bill Type:**  
**Ordinance**

Be it  
Ordained: BY City Council OF THE CITY OF EVERETT, as follows:

to amend Section 30 (“Lower Broadway Economic Development District”), of the City of Everett’s Zoning Ordinance in the following three ways:

1. To amend Section G.1: “Table of Parking Requirements,” in the following manner:
  - a. Use: Industrial. Amending by deleting Minimum Required Parking “1 per usable SF” and insert “1 per 1,000 SF of GSF”
2. To amend Section E.2.b “Notes to table of Use Regulation” in the following manner:
  - a. At the end of the existing section adding the following sentence: “Except that on any lot in the Employment Subdistrict which is larger than two acres, Multifamily Residential Use may be a standalone use or part of a Mixed Use Development Project, provided that the first level of any such Development Project, with the exception to the access to the Multifamily Residential Use, shall have on its first level a minimum of 10 square feet of non-residential space per residential unit, which may be combined or spread across multiple buildings. The non-residential use may include, but shall not be limited to, retail.”
3. To amend Section F.1: “Table of Dimensional Standards,” in the following manner:  
Res. Density. Min. Lot Area per Dwelling Unit, Employment Zoning Sub-Districts. Amending by adding a footnote (e) to the Min. Lot Area per Dwelling Unit by Special Permit: “2,000 (e)” and adding the following footnote at the end of the dimensional table:  
“(e) Except that for any lot larger than two acres, the Min. Lot Area per Dwelling Unit allowed by Special Permit shall be 350 square feet.”

# City of Everett

PLANNING BOARD  
484 BROADWAY  
EVERETT, MA 02149

## PLANNING BOARD MEMBERSHIP

Frederick Cafasso – *Chairman*  
Leo Pizzano, Jr. – *Member*  
Michael O’Connor – *Member*  
Shayane Rangel – *Member*  
Phil Mastrocola – *Member*  
James Tarr – *Alternate*  
Michael Hart – *Alternate*



## PLANNING DEPARTMENT STAFF

Matthew Lattanzi, Esq. – Planning Director  
Jay Monty – Transportation Director  
Eric Molinari – Transportation Planner  
Tom Philbin – Conservation Planner  
Katherine Jenkins-Sullivan – Sustainability Planner  
Zerina Gace – Affordable Housing Coordinator  
Jeannie Vitukevich – Administrative Assistant  
Main Office Line: 617-394-2334

February 6, 2024

Michael Mangan  
Office of the City Council  
484 Broadway, Room 38  
Everett, MA 02149

### **RE: Zoning Amendment Recommendations of the Planning Board to City Council**

Mr. Mangan,

Below, please find two (3) separate pieces which have been voted upon by the Planning Board, referred now to the Everett City Council for introduction at the Council’s February 12, 2024 City Council Regular Meeting.

#### **(1) Section 30 (“Lower Broadway Economic Development District”) Subsection G.1 of the City of Everett Zoning Ordinance**

During the February 5, 2024 meeting of the City of Everett Planning Board, a motion was made and seconded for **Favorable Recommendation** to amend Section 30, Subsection G.1 in the following manner:

To amend Section G.1: “Table of Parking Requirements,” in the following manner:

Use: Industrial. Amending by deleting Minimum Required Parking “1 per usable SF” and insert “1 per 1,000 SF of GSF”

All members were in favor to refer the matter to the City Council with **Favorable Recommendation** (4-0 vote).

**(2) Section 30 (“Lower Broadway Economic Development District”) Subsection E.2.b (“Notes to Table of Use Regulation”) of the City of Everett Zoning Ordinance**

During the February 5, 2024 meeting of the City of Everett Planning Board, a motion was made and seconded for **Continuance for Further Consideration** to amend Section 30, Subsection G.1 in the following manner:

To amend Section E.2.b “Notes to Table of Use Regulation” in the following manner:

At the end of the existing section adding the following sentence: “Except that on any lot in the Employment Subdistrict which is larger than two acres, Multifamily Residential Use may be a standalone use or part of a Mixed Use Development Project, provided that the first level of any such Development Project, with the exception to the access to the Multifamily Residential Use, shall have on its first level a minimum of 10 square feet of non-residential space per residential unit, which may be combined or spread across multiple buildings. The non-residential use may include, but shall not be limited to, retail.”

All members were in favor to **Continue the Public Hearing on the Proposed Amendment for Further Consideration** (4-0 vote). In doing so, this portion of the Proposed Zoning Amendment has *not* been referred out to the City Council and will be continued at the March 4, 2024 Planning Board meeting.

**(3) Section 30 (“Lower Broadway Economic Development District”) Subsection F.1 (“Table of Dimensional Standards”) of the City of Everett Zoning Ordinance**

During the February 5, 2024 meeting of the City of Everett Planning Board, a motion was made and seconded for **Favorable Recommendation** to amend Section 30, Subsection F.1 in the following manner:

To amend Section F.1: “Table of Dimensional Standards”, in the following manner:

Res. Density. Min. Lot Area per Dwelling Unit, Employment Zoning Sub-Districts. Amending by adding a footnote (e) to the Min. Lot Area per Dwelling Unit by Special Permit: “2,000 (e)” and adding the following footnote at the end of the dimensional table:

“(e) Except that for any lot larger than two acres, the Min. Lot Area per Dwelling Unit allowed by Special Permit shall be 350 square feet.”

All members were in favor to refer the matter to the City Council with **Favorable Recommendation** (4-0 vote).



Respectfully Submitted,

Matt Lattanzi, Esq.  
Director, Planning & Development

cc: Sergio Cornelio, City Clerk  
David Flood, Legislative Research Analyst  
Colleen Mejia, Esq., City Solicitor

# City of Everett

PLANNING BOARD  
484 BROADWAY  
EVERETT, MA 02149

## PLANNING BOARD MEMBERSHIP

Frederick Cafasso – *Chairman*  
Leo Pizzano, Jr. – *Member*  
Michael O’Connor – *Member*  
Shayane Rangel – *Member*  
Phil Mastrocola – *Member*  
James Tarr – *Alternate*  
Michael Hart – *Alternate*



## PLANNING DEPARTMENT STAFF

Matthew Lattanzi, Esq. – Planning Director  
Jay Monty – Transportation Director  
Eric Molinari – Transportation Planner  
Tom Philbin – Conservation Planner  
Katherine Jenkins-Sullivan – Sustainability Planner  
Zerina Gace – Affordable Housing Coordinator  
Jeannie Vitukevich – Administrative Assistant  
Main Office Line: 617-394-2334

April 3, 2024

Michael Mangan  
Office of the City Council  
484 Broadway, Room 38  
Everett, MA 02149

### **RE: Zoning Amendment Recommendations of the Planning Board to City Council**

Mr. Mangan,

Below, please find three (3) separate pieces which have been voted upon by the Planning Board, referred now to the Everett City Council for presentation at the Council’s April 8<sup>th</sup>, 2024 City Council Regular Meeting.

#### **(1) Section 30 (“Lower Broadway Economic Development District”) Subsection G.1 of the City of Everett Zoning Ordinance**

During the February 5, 2024 meeting of the City of Everett Planning Board, a motion was made and seconded for **Favorable Recommendation** to amend Section 30, Subsection G.1 in the following manner:

To amend Section G.1: “Table of Parking Requirements,” in the following manner:

Use: Industrial. Amending by deleting Minimum Required Parking “1 per usable SF” and insert “1 per 1,000 SF of GSF”

All members were in favor to refer the matter to the City Council with **Favorable Recommendation** (4-0 vote).

**(2) Section 30 (“Lower Broadway Economic Development District”) Subsection E.2.b (“Notes to Table of Use Regulation”) of the City of Everett Zoning Ordinance**

During the April 1, 2024 meeting of the City of Everett Planning Board, a motion was made and seconded for **Favorable Recommendation** to amend Section 30, Subsection G.1 in the following manner:

To amend Section E.2.b “Notes to table of Use Regulation” by adding the following underlined language:

Multi-Family Residential Use may be permitted by special permit in the LB-C and LB-E Sub-districts only if it is located within a Mixed-Use Development Project, and provided that:

- i. residential units may not comprise more than fifty percent (50%) of the gross floor area (excluding parking) of the first story of any such Development Project; common amenities, rental and administrative offices and similar uses customarily accessory to multi-family residential use shall not count toward this limit; and
- ii. the first story of each structure containing residential units shall contain one or more commercial uses comprising an area of at least twenty (20) square feet for each residential unit contained within the structure. Such uses may include any of the uses listed as permitted under the “Commercial” category in Appendix A to this Section 30, Table of Use Regulations.

All members were in favor to refer the matter to the City Council with **Favorable Recommendation** (5-0 vote).

**(3) Section 30 (“Lower Broadway Economic Development District”) Subsection F.1 (“Table of Dimensional Standards”) of the City of Everett Zoning Ordinance**

During the February 5, 2024 meeting of the City of Everett Planning Board, a motion was made and seconded for **Favorable Recommendation** to amend Section 30, Subsection F.1 in the following manner:

To amend Section F.1: “Table of Dimensional Standards”, in the following manner:

Res. Density. Min. Lot Area per Dwelling Unit, Employment Zoning Sub-Districts. Amending by adding a footnote (e) to the Min. Lot Area per Dwelling Unit by Special Permit: “2,000 (e)” and adding the following footnote at the end of the dimensional table:

“(e) Except that for any lot larger than two acres, the Min. Lot Area per Dwelling Unit allowed by Special Permit shall be 350 square feet.”

All members were in favor to refer the matter to the City Council with **Favorable Recommendation** (4-0 vote).

Respectfully Submitted,

Matt Lattanzi, Esq.  
Director, Planning & Development

cc: Sergio Cornelio, City Clerk  
David Flood, Legislative Research Analyst  
Colleen Mejia, Esq., City Solicitor

**ENROLLED ORDINANCE**

*PUBLISHED PURSUANT TO CHAPTER 1 SECTION 4.5 OF THE REVISED ORDINANCES OF THE CITY OF  
EVERETT AND IN COMPLIANCE WITH MASSACHUSETTS GENERAL LAWS Chapter 43, Section 23.*

ENROLLED: MM/DD/2024  
DATE OF PROPOSED ORDAINMENT: MM/DD/2024



**CITY COUNCIL..... No. C0032-24**

IN THE YEAR TWO THOUSAND AND TWENTY-FOUR

**AN ORDINANCE AMENDING THE PARKING REQUIREMENTS, USE  
REGULATIONS AND DIMENSIONAL STANDARDS OF SECTION 30 “LOWER  
BROADWAY ECONOMIC DEVELOPMENT DISTRICT (LBEDD)” OF THE CITY OF  
EVERETT ZONING ORDINANCE**

Councilor /s/ Robert J. Van Campen, as President

**Whereas:** The purpose of this ordinance is to amend Section 30, “Lower Broadway Economic Development District (LBEDD)”, of the City of Everett Zoning Ordinance”; and

**Whereas:** Section 12 of the City of Everett Zoning Ordinance enables the City Council to “...amend, supplement, or change these [Zoning] regulations or districts as provided by statute”; and

**Whereas:** By amending the allowed parking in the LBEDD and the multifamily density and required non-residential component allowed for certain parcels with the LBEDD, the City of Everett can better align future development with the City’s vision of highest and best uses.

**Now,** therefore, by the authority granted to the City Council of the City of Everett, Massachusetts to make and amend ordinances:

**Be it Ordained** by the City Council of the City of Everett, Massachusetts that Appendix A, Section 30 of the Revised Ordinances of the City of Everett is hereby amended as follows:

Sub-section (e)(2)b. “Notes to Table of Use Regulation - Allowance for Multi-Family in Commercial and Employment Sub-Districts” shall be amended in the following manner:

The following sentence shall be added as the last sentence in the sub-section:

“Except that on any lot in the Employment Subdistrict which is larger than two (2) acres, Multifamily Residential Use may be a stand-alone use or part of a Mixed Use Development Project, provided that the first level of any such Development Project, with the exception to the access to the Multifamily Residential Use, shall have on its first level a minimum of ten (10)

square feet of non-residential space per residential unit, which may be combined or spread across multiple buildings. The non-residential use may include, but shall not be limited to, retail.”;

Sub-section (f)(1): “Table of Dimensional Standards,” shall be amended in the following manner:

Res. Density. Min. Lot Area per Dwelling Unit, Employment Zoning Sub-Districts shall be amended by adding a footnote (e) to the Min. Lot Area per Dwelling Unit by Special Permit: table entry as follows: “2,000 (e)”

Sub-section (f)(2)e. “Notes to Table of Dimensional Standards” shall be added as the last note in the list of notes as follows:

“e. Except that for any lot larger than two acres, the Min. Lot Area per Dwelling Unit allowed by Special Permit shall be 350 square feet.”;

Sub-section (g)(1): “Table of Parking Requirements,” shall be amended in the following manner:

Use: “Industrial” shall be amended by deleting the existing table entry for Minimum Required Parking “1 per usable SF” and replacing it with the following new table entry “1 per 1,000 SF of GSF”

This ordinance shall take effect upon passage by the City Council and subsequent approval by His Honor the Mayor.

A true copy attest



Sergio Cornelio, City Clerk

**ENROLLED ORDINANCE**

*PUBLISHED PURSUANT TO CHAPTER 1 SECTION 4.5 OF THE REVISED ORDINANCES OF THE CITY OF  
EVERETT AND IN COMPLIANCE WITH MASSACHUSETTS GENERAL LAWS Chapter 43, Section 23.*

ENROLLED: MM/DD/2024

DATE OF PROPOSED ORDAINMENT: MM/DD/2024



**CITY COUNCIL..... No. C0032-24**

IN THE YEAR TWO THOUSAND AND TWENTY-FOUR

**AN ORDINANCE AMENDING THE PARKING REQUIREMENTS, USE  
REGULATIONS AND DIMENSIONAL STANDARDS OF SECTION 30 “LOWER  
BROADWAY ECONOMIC DEVELOPMENT DISTRICT (LBEDD)” OF THE CITY OF  
EVERETT ZONING ORDINANCE**

Councilor /s/ Robert J. Van Campen, as President

**Whereas:** The purpose of this ordinance is to amend Section 30, “Lower Broadway Economic Development District (LBEDD)”, of the City of Everett Zoning Ordinance”; and

**Whereas:** Section 12 of the City of Everett Zoning Ordinance enables the City Council to “...amend, supplement, or change these [Zoning] regulations or districts as provided by statute”; and

**Whereas:** By amending the allowed parking in the LBEDD and the multifamily density and required non-residential component allowed for certain parcels with the LBEDD, the City of Everett can better align future development with the City’s vision of highest and best uses.

**Now,** therefore, by the authority granted to the City Council of the City of Everett, Massachusetts to make and amend ordinances:

**Be it Ordained** by the City Council of the City of Everett, Massachusetts that Appendix A, Section 30 of the Revised Ordinances of the City of Everett is hereby amended as follows:

Sub-section (e)(2)b. “Notes to Table of Use Regulation - Allowance for Multi-Family in Commercial and Employment Sub-Districts” shall be amended in the following manner:

Sub-section (e)(2)b. shall be amended to delete the phrase “the first level of any such Development Project is, with the exception of access to such Multi-Family Use, comprised entirely of one or more non-residential use(s).” and replacing it with the character “:.”;

Sub-section (e)(2)b. shall be further amended to add two new subsections that shall be inserted immediately following said sub-section:

1. Residential units may not comprise more than fifty percent (50%) of the gross floor area (excluding parking) of the first story of any such development project; common amenities, rental and administrative offices and similar uses customarily accessory to multi-family residential use shall not count toward this limit; and  
(C0032-24)
2. The first story of each structure containing residential units shall contain one (1) or more commercial uses comprising an area of at least twenty (20) square feet for each residential unit contained within the structure. Such uses may include any of the uses listed as permitted under the “Commercial” category in Appendix A to this Section 30, Table of Use Regulations.  
(C0032-24)

Sub-section (f)(1): “Table of Dimensional Standards,” shall be amended in the following manner:

Res. Density. Min. Lot Area per Dwelling Unit, Employment Zoning Sub-Districts shall be amended by adding a footnote (e) to the Min. Lot Area per Dwelling Unit by Special Permit: table entry as follows: “2,000 (e)”

Sub-section (f)(2)e. “Notes to Table of Dimensional Standards” shall be added as the last note in the list of notes as follows:

“e. Except that for any lot larger than two acres, the Min. Lot Area per Dwelling Unit allowed by Special Permit shall be 350 square feet.”;  
(C0032-24)

Sub-section (g)(1): “Table of Parking Requirements,” shall be amended in the following manner:

Use: “Industrial” shall be amended by deleting the existing table entry for Minimum Required Parking “1 per usable SF” and replacing it with the following new table entry “1 per 1,000 SF of GSF”

This ordinance shall take effect upon passage by the City Council and subsequent approval by His Honor the Mayor.

A true copy attest



Sergio Cornelio, City Clerk



#1-C0032-24

Legislative Affairs & Election Committee  
May 6, 2024

The Committee on Legislative Affairs & Elections met on Monday, May 6, 2024 at 6pm in the City Council Chambers.

The meeting was recorded by ECTV and can be viewed on the City of Everett website.

Members present were Councilor Michael Marchese, presiding, Councilors Stephanie Smith, Stephanie Martins, Katy Rogers and Robert Van Campen, as ex-officio.

The Committee considered an Ordinance offered by Robert Van Campen, as President: An Ordinance amending the parking requirements, use regulations and dimensional standards of Section 30 “Lower Broadway Economic Development District (LBEDD)” of the City of Everett Zoning Ordinance.

Attorney Jonathan Silverstein the City’s legal Counsel was also present.

Attorney Silverstein explained that the proposed amendment was to address a typographical error as well as to provide a stop gap measure in the industrial zoning area which was previously occupied by the Exxon site. The proposal addresses parking as it requires non-residential use on the first level of any development project until the new rezoning proposal is submitted for approval this Fall. He noted that this will help protect the city until the Exxon industrial site can be rezoned.

The Committee voted: to report back to the City Council with a recommendation for Favorable action.

Respectfully Submitted,

John W. Burley  
Clerk of Committees



C0112-24

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**To:** Mayor and City Council  
**From:** Councilor Guerline Alcy Jabouin  
**Date:** March 11, 2024

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**Agenda Item:**

That the city consider placing a moratorium on the construction of any new residential developments consisting of ten units or more.

**Background and Explanation:**

The city cannot handle the ongoing construction of apartment buildings. Our schools and infrastructure cannot support these developments

**Attachments:**

#5-C0112-24

Legislative Affairs & Election Committee  
March 25, 2024

The Committee on Legislative Affairs & Elections met on Monday, March 25, 2024 at 6pm in the City Council Chambers.

The meeting was recorded by ECTV and can be viewed on the City of Everett website.

Members present were Councilor Michael Marchese, presiding, Councilors Stephanie Smith, Stephanie Martins, Katy Rogers and Robert Van Campen, as ex-officio.

The Committee considered a Resolution offered by Councilors Guerline Alcy Jabouin and Peter Pietrantonio: That the City consider placing a moratorium on the construction of any new residential developments consisting of four units or more.

Councilors Guerline Alcy Jabouin and Peter Pietrantonio were also present.

Councilor Smith suggested that the matter be laid over for a month to allow the sponsors to meet with the appropriate City Officials to outline the language required for a moratorium adoption.

The Committee voted: to grant further time for one month to allow the sponsors to meet with the appropriate City Officials to outline the language required for a moratorium adoption

Respectfully Submitted,

John W. Burley  
Clerk of Committees


**BLATMAN, BOBROWSKI, HAVERTY & SILVERSTEIN, LLC**  
ATTORNEYS AT LAW

9 DAMONMILL SQUARE, SUITE 4A4  
CONCORD, MA 01742  
PHONE 978.371.2226  
FAX 978.371.2296

JONATHAN M. SILVERSTEIN  
JMS@bbhslaw.net

**MEMORANDUM**

To: Colleen M. Mejia, Esq., City Solicitor  
Matthew S. Lattanzi, Esq., Director of Planning and Development

From: Jonathan M. Silverstein 

Date: April 10, 2024

Re: Proposed Building Permit Moratorium

You have asked me to provide a brief analysis of a resolution pending before the City Council, which proposes: “That the city consider placing a moratorium on the construction of any new residential developments consisting of four units or more.” There are at least two open questions concerning this resolution: A) the requirements for a municipality to adopt a building permit moratorium, and B) the permissible duration for such a moratorium.

**Analysis**

The adoption of a moratorium on issuance of building permits has four general requirements: “[1] there must be a demonstrable municipal problem; [2] the moratorium must be rationally related to that problem; [3] the moratorium must be for a specific time period; and [4] during the time period, the municipality must be devising a plan to resolve the problem.” *Zoning, Subdivision, and Nonzoning Land Use Controls*, ENV MA-CLE 20-1, § 20.3.4. See also *Sturges v. Town of Chilmark*, 380 Mass. 246 (1980).

First, there must be a demonstrated municipal problem, and secondly, the moratorium must be rationally related to that problem. Though the subject resolution does not explicitly state any specific rationale in support of the proposed moratorium, some members of the Council and the public have expressed concerns regarding recent development in the City, including traffic, parking and overcrowding of schools. These are valid local concerns, in my opinion, and are the types of issues that are commonly cited in support of restrictive zoning measures. However, the resolution does not identify how a City-

Colleen M. Mejia, Esq., City Solicitor  
Matthew S. Lattanzi, Esq., Director of Planning and Development

March 29, 2024

wide moratorium on construction of all projects of more than four units is a rational approach to address these issues. In my opinion, a reviewing court would require evidence of the scope and nature of the existing problems and an explanation as to how the proposed moratorium was determined to be an appropriate response to these problems.

Next, the moratorium must be limited to a specific and reasonable duration. There is not a definitive standard regarding the permissible duration of a zoning moratorium, but case law provides some useful parameters. At the very least, it is apparent that an indefinite building permit moratorium is impermissible. “A municipality may impose reasonable time limitations on development, at least where those restrictions are temporary and adopted to provide controlled development while the municipality engages in comprehensive planning studies.” *Sturges* at 252-253. “Absent exceptional circumstances...restrictions of unlimited duration on a municipality's rate of development are in derogation of the general welfare and thus are unconstitutional.” *Zuckerman v. Town of Hadley*, 442 Mass. 511, 512 (2004). “Restraining the rate of growth for a period of unlimited duration, and not for the purpose of conducting studies or planning for future growth, is inherently and unavoidably detrimental to the public welfare, and therefore not a legitimate zoning purpose.” *Id.* at 518.

There are several noteworthy cases regarding moratoriums with specific durations. A growth quota which set a maximum number of building permits that could be issued during a one-year period was upheld by the Land Court. *Residential Homes Corp. v. Town of Blackstone*, Misc. Case No. 121067 (Land Ct. 1992). A two-year moratorium placed on multi-family construction in specific zoning districts while the town was preparing a comprehensive zoning permit was also upheld. *Collura v. Town of Arlington*, 367 Mass. 881 (1975). Another temporary building permit moratorium that was limited to specific zoning districts for a total of 18 months while the City of Cambridge underwent a rezoning process was also upheld. *W.R. Grace & Co.- Conn. v. Cambridge City Council*, 56 Mass. App. Ct. 559 (2002).

Finally, the moratorium must be intended to afford a municipality the opportunity to consider and develop longer-term resolutions of the problems it is intended to address. I note that the City has prepared numerous neighborhood master plans and is currently undertaking a comprehensive zoning recodification. However, none of these plans has identified City-wide growth limitations as a planning objective the City should pursue. Similarly, the purpose of the zoning recodification is to provide a more workable,

Colleen M. Mejia, Esq., City Solicitor  
Matthew S. Lattanzi, Esq., Director of Planning and Development

March 29, 2024

efficient and practical Zoning Ordinance that reflects current law. The scope of that project does not include provisions to curtail development in the City.

The resolution does not propose a specific zoning amendment but appears to have been submitted for the purpose of initiating discussion of such an amendment. I would recommend that the issues outlined above be addressed prior to adoption of an actual zoning amendment to institute a moratorium. Please do not hesitate to contact me with any questions.

#2-C0112-24

Legislative Affairs & Election Committee  
May 6, 2024

The Committee on Legislative Affairs & Elections met on Monday, May 6, 2024 at 6pm in the City Council Chambers.

The meeting was recorded by ECTV and can be viewed on the City of Everett website.

Members present were Councilor Michael Marchese, presiding, Councilors Stephanie Smith, Stephanie Martins, Katy Rogers and Robert Van Campen, as ex-officio.

The Committee considered a Resolution offered by Councilors Guerline Alcy Jabouin and Peter Pietrantonio: That the City consider place a moratorium on the construction of any new residential developments consisting of four units or more.

Attorney Jonathan Silverstein the City's legal Counsel and Councilor Guerline Alcy Jabouin were also present.

Attorney Silverstein provided a brief overview of a correspondence that he provided to the City Council related to the subject matter as well as the laws related to the zoning moratoriums. He mentioned that the first thing the City would need to do was to demonstrate a municipal problem, next the moratorium must be limited to a specific and reasonable duration and finally the moratorium must be intended to afford a municipality the opportunity to consider and develop longer-term resolutions of the problems it is intended to address. He noted the difficulty in getting moratoriums approved and cited the legal and financial crisis the State is imposing on those communities who refuse to comply with the MBTA Zoning initiative. Councilor Jabouin expressed concerns about the overcrowding of the schools and parking issues and remarked that the people in Everett can't afford the rent in these new residential units being built and expects that children will also be living in them which would impact school population. Attorney Silverstein responded that he wasn't sure how the courts would react to these documented concerns. Councilor Van Campen thanked him for the information he provided and reviewed the three main criteria for a moratorium and noted that for the City of Everett the demonstrating need would show that the development in this City has surpassed every other community in the Commonwealth and asked what else would we need to demonstrate. Attorney Silverstein mentioned that School enrollment and overcrowding could be used but didn't believe traffic could be used since Everett was a pass through to Boston. Attorney Silverstein informed the Committee that Planning Consultants are working with the City on the rezoning initiative that will be presented to the City Council this Fall. Chairman Marchese remarked that this would be a perfect time to establish a moratorium until the rezoning initiative is completed and Attorney Silverstein responded that he was not saying no but that it was missing the connecting pieces and noted that the new zoning would be looking to create specific zoning districts. Councilor Rogers inquired about capping rent and Attorney Silverstein acknowledged that Rent Control is a whole different issue but would be looking at making affordable units truly affordable. Councilor Jabouin stated that the consultants don't know our struggles and that people have to leave the City because they can't afford the rents. Attorney Silverstein assured the Committee that the Consultants were from very creditable firms that know the City but he realizes that they don't live in Everett. He explained that limiting housing is not going to impact affordability but indicated the more housing there is then rents will begin to stabilize. Councilor Martins mentioned the zoning moratorium in Cambridge and Attorney Silverstein indicated that he could do research to see if there were more recent moratoriums that occurred. Councilor Rogers asked

#2-C0112-24 Legislative Affairs &amp; Election Committee 5/6/024

page 2

what would be the ramifications if the City did adopt a zoning moratorium and Attorney Silverstein referenced the recent MBTA Zoning challenges and anticipated that some of risks of challenges would come from property owners and developers. Councilor Van Campen noted that the number one issue with residents in the City is the over development and suggested that the matter be referred to the Administration to work with the Sponsors on developing criteria for a moratorium and report back to the City Council by mid-June.

The Committee voted: to report back to the City Council with a recommendation to refer to the Administration to work with the Sponsors on developing criteria for a moratorium and report back to the City Council by mid-June

Respectfully Submitted,

John W. Burley  
Clerk of Committees





C0148-24

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**To:** Mayor and City Council

**From:** Councilor Katy L. Rogers, Councilor Stephanie Martins, Councilor Anthony DiPierro

**Date:** April 22, 2024

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**Agenda Item:**

A resolution requesting the status on planting trees along Elm St. and in neighborhoods throughout the community

**Background and Explanation:**

Elm St. is notably absent of trees and residents have inquired about the status of trees being planted in neighborhoods throughout the city.

The city of Everett recently hired an arborist. It would be ideal to get an update on which streets are being prioritized and what the timeline is for planting them

**Attachments:**

#9-C0148-24

Legislative Affairs & Election Committee  
May 6, 2024

The Committee on Legislative Affairs & Elections met on Monday, May 6, 2024 at 6pm in the City Council Chambers.

The meeting was recorded by ECTV and can be viewed on the City of Everett website.

Members present were Councilor Michael Marchese, presiding, Councilors Stephanie Smith, Stephanie Martins, Katy Rogers and Robert Van Campen, as ex-officio.

The Committee considered a Resolution offered by Councilors Katy Rogers, Stephanie Martins and Anthony DiPierro: requesting the status on planting trees along Elm Street and in neighborhoods throughout the community

Tree Ward Jay St. Louis and Conservation member Tom Philbin were also present.

Councilor Rogers stated that she was looking for an update on the City's tree plan. Mr. St. Louis referenced a communication from the Mayor on the subject matter. Councilor Rogers noted that she had received emails that explained that the City can't plant trees everywhere we like due to underground conditions. Mr. Philbin mentioned that the City has planted 80 trees on private property and a dozen on school property and had received grants to plant more trees throughout the City. Mr. Philbin read City Engineer Eric Swanson's email pertaining to the underground conditions on Elm Street but acknowledged that a dozen trees are still expected to be planted on Elm Street. Mr. Philbin suggested that City try to target residents along Elm Street for tree plantings on their property and suggested further that residents can utilize the City or Statewide website to obtain a tree planting on their property.

The Committee voted: to report back to the City Council with a recommendation to refer back to Sponsor.

Respectfully Submitted,

John W. Burley  
Clerk of Committees

**Tom Philbin**

---

**From:** Erik Swanson  
**Sent:** Monday, May 06, 2024 3:27 PM  
**To:** Anthony DiPierro; Stephanie Martins; Katy Rogers  
**Cc:** Tom Philbin; Erin Deveney  
**Subject:** Ferry/Elm Trees

Good afternoon, council members:

I will not be able to attend tonight's meeting, but I wanted to update you on the status of tree planting for the Ferry & Elm roadway project.

Glendale Park:

Trees will be installed and benches will be reset on both Ferry and Elm adjacent to Glendale Park by July 1. The goal is to have all the clean up work behind the sidewalk complete in time for the Fourth as well.

Ferry Street:

Most of the Ferry Street sidewalk work will be complete by this fall. Not all areas of sidewalk were able to accommodate trees, but where there was room, I expect trees to be planted this fall.

Elm Street:

Sidewalk on the northern side of Elm was completed last year. There are multiple duct banks and other utilities in the sidewalk (or very close) that prevented the placement of tree pits without significant costs to relocate utilities.

Installation of the sidewalk on the southern side of Elm is currently underway. Last year, the City asked the project consultant to find any available space for trees on the south side, and they were able to find room for 10-12 (I will have to look through my notes for an exact number) of new pits. There are also duct banks and utilities on this side of the street, but their location is not as restrictive as the north side.

Traffic Islands:

The City is working with MassDOT to address EFD's concerns about safe passage of emergency vehicles on Ferry Street, while maintaining safe pedestrian travel.

Final planting of traffic islands will occur at the end of the project - next spring. In the meantime, and completed islands will be mulched and seeded with wildflower mix within the next couple weeks.

If you have any questions about Ferry & Elm, or other engineering-related constituent issues, please do not hesitate to reach me on my cell (351) 217-9887.

Sincerely,

Erik



Tree Warden  
Department of Planning and Development  
City of Everett, MA

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## Tree Wardens Report

For: CITY COUNCIL'S COMMITTEE ON LEGISLATIVE AFFAIRS & ELECTIONS

Date: May 6th, 2024

### 311 QAlert Responses

We have responded to 25 tree related QAlert requests across the City of Everett

- 5 Arborists Reviews,
- 3 Stump Removals,
- 5 Tree Removals,
- 12 Tree Pruning Requests

### Trees Removed

We have removed 1 tree(s) at the following locations;

- 229 Vine Street

### Trees Planted

We have Planted 23 trees across the following locations;

- 3 trees along Air Force Road,
- 5 trees at the Everett Veterans Memorial Stadium
- 9 trees at Seven Acres Park
- 6 trees in the Thurman Street neighborhood.



Tree Warden  
Department of Planning and Development  
City of Everett, MA

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## Tree Wardens Report

For: CITY COUNCIL'S COMMITTEE ON LEGISLATIVE AFFAIRS & ELECTIONS

Date: May 6th, 2024

Tree planting in the City has been moving forward on schedule. City staff kicked off the season with two training events, a safety focused event hosted by the International Society of Arboriculture and a tree planting event hosted by the Department of Conservation and Recreation.

The events were attended by staff and representative from multiple City Departments.

The Tree and Cemetery Division has been busy with tree planting, tree maintenance calls and 7 funerals over the month of April. They have been doing an exceptional job of transitioning into the tree planting season and continuing to develop their skill-set to care for the City's urban canopy.

Due to the heightened workload, the tree planting team has occasionally been augmented with other DPW staff who have been doing an excellent job of ensuring that the City's next generation of trees have the best start that we can give them.

We have planted 23 trees between Seven Acre park, The Everett Veterans Memorial Stadium, Air Force Road and Thurman Street.

We intend to plant an additional 52 trees in the City before the hot summer temperatures bring a close to the season.

Respectfully,  
Jacob St.Louis,  
Tree Warden

**Tom Philbin**

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**From:** Jacob StLouis  
**Sent:** Tuesday, May 07, 2024 2:21 PM  
**To:** Tom Philbin  
**Subject:** FW: Resending Statement

Jacob St.Louis | Tree Warden  
City of Everett | 617-394-2334

**From:** Briggs, Ian (DCR) <Ian.Briggs@mass.gov>  
**Sent:** Saturday, May 4, 2024 9:11 AM  
**To:** Jacob StLouis <Jacob.StLouis@ci.everett.ma.us>  
**Subject:** Resending Statement

Hi Jake,

See statement below for report to the City Council.

*The Greening the Gateway Cities (GGC) tree planting team serving Everett, Revere, and Chelsea kicked-off the spring 2024 planting season in April with two Forestry Assistants and myself, Ian Briggs, the Forester. With the recent addition of new seasonal employees, we are excited to start May with a 5-person team.*

*Planting on private property has begun and will ramp up as the season progresses. Beginning this week, public plantings will commence at both the Everett Rec Center and the Madeline English School. The following week will be dedicated to private residential plantings. In June, we expect to plant about 50 trees across 6 housing authority properties and 8 street tree pits.*

*This year and into the future, one of our team's goals is to target more tree planting on school property. We recognize the positive links between human health and the presence of trees and nature in the urban environment, especially for developing minds and bodies. We aim to help enhance campus appearance and pride, and a sense of community around tree planting.*

*With the recent expansion of the planting zone to include the entire city, we are looking forward to expanding our service to all private and public property throughout the city.*

Cheers,  
Ian



Ian Briggs  
MCA 102110  
Urban Forester | Urban & Community Forestry  
[Greening the Gateway Cities Program](#)

1 Eliot Circle, Revere, MA 02151  
Mobile (617) 735-7426  
Email [ian.Briggs@mass.gov](mailto:ian.Briggs@mass.gov)



**Tom Philbin**

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**From:** Dolores Lattanzi  
**Sent:** Monday, May 06, 2024 8:32 AM  
**To:** Tom Philbin; Katherine Jenkins-Sullivan  
**Cc:** Erin Deveney  
**Subject:** FW: -MAYOR- Expansion of the Greening the Gateway Cities Program in Everett!  
**Attachments:** Everett.pdf

Fyi... sounds good!

**From:** Dimino, Hilary M (EEA) <Hilary.M.Dimino@mass.gov>  
**Sent:** Thursday, May 2, 2024 4:06 PM  
**To:** Mayor <Everett.Mayor@ci.everett.ma.us>  
**Cc:** Jacob StLouis <Jacob.StLouis@ci.everett.ma.us>; Katherine Jenkins-Sullivan <Katherine.Jenkins-Sullivan@ci.everett.ma.us>; Tom Philbin <Tom.Philbin@ci.everett.ma.us>; Briggs, Ian (DCR) <Ian.Briggs@mass.gov>; Griffin, Michael C (DCR) <michael.c.griffin@mass.gov>; David Queeley <david.queeley@mysticriver.org>; Soojian, Joshua (DCR) <joshua.soojian@mass.gov>; Dolores Lattanzi <Dolores.Lattanzi@ci.everett.ma.us>; Jerry Navarra <jnavarra@ci.everett.ma.us>  
**Subject:** -MAYOR- Expansion of the Greening the Gateway Cities Program in Everett!

Dear Mayor DeMaria,

I am writing to inform you of the recent expansion of the MA Department of Conservation & Recreation's Greening the Gateway Cities Program (GGCP). The tree planting program has expanded its eligible planting zone to encompass all environmental justice neighborhoods in Everett, increasing the area where trees may be planted for free. I have attached a map that features the new eligible planting area in Everett. Please feel free to share this map with all interested parties, to assist the GGCP in notifying the community about this expansion.

The EOEEA & DCR are excited for this opportunity to increase the number of residents served by this program and look forward to continuing our partnership with the Everett.

Please do not hesitate to reach out with any questions.

Best Regards,

Hilary

**Hilary Dimino**  
ISA NE-7372A  
Tree Planting Program Manager  
MA Executive Office of Energy & Environmental Affairs

100 Cambridge St, 10<sup>th</sup> Floor, Boston MA, 02114  
**Mobile:** 857-207-1912



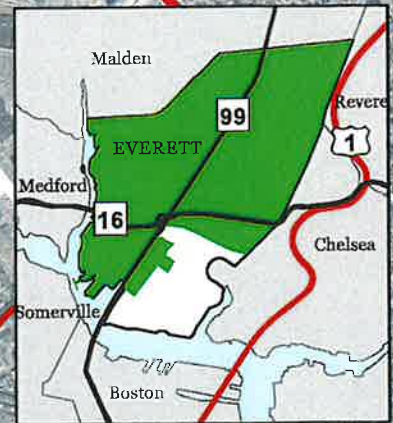
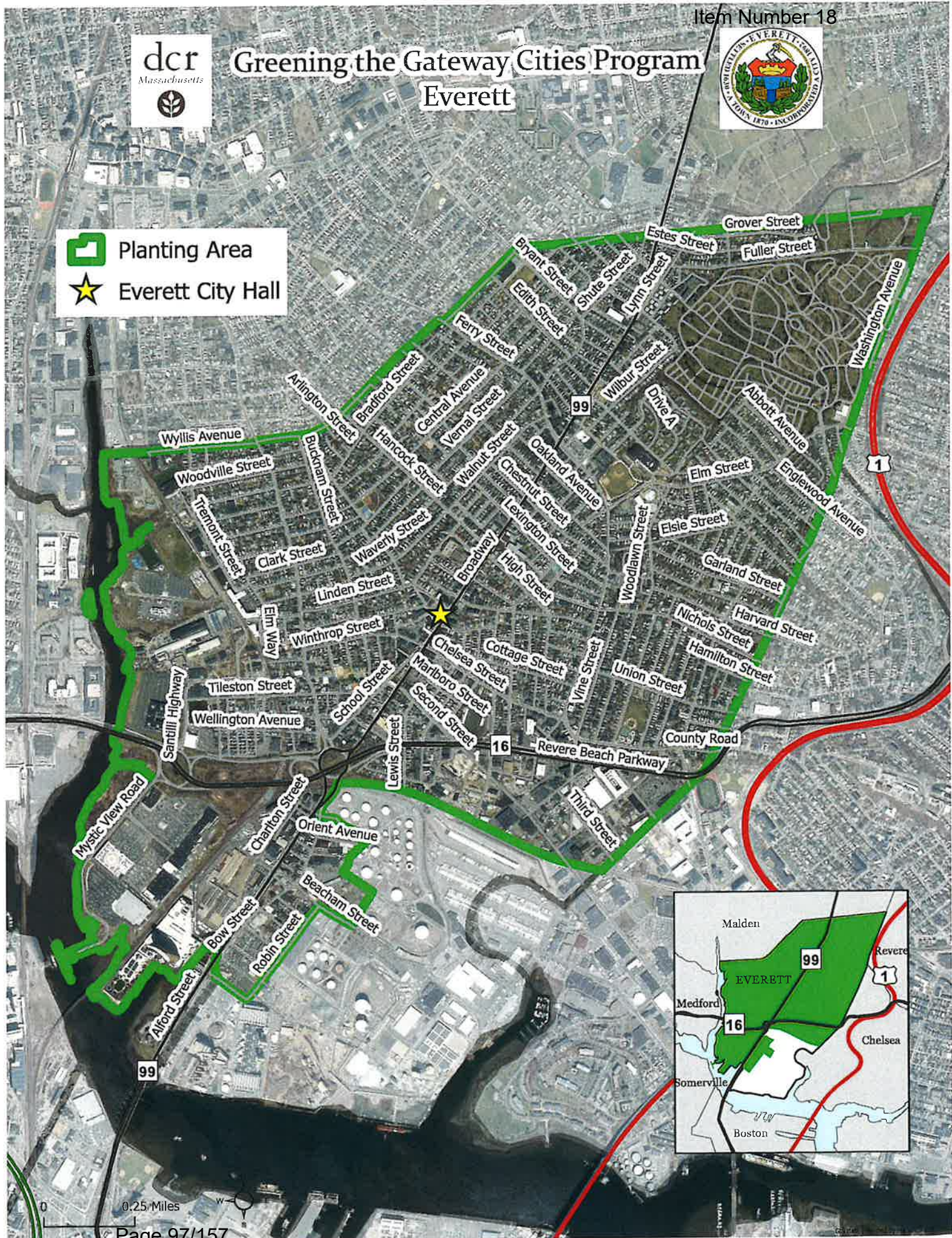


# Greening the Gateway Cities Program Everett



Planting Area

Everett City Hall



0 0.25 Miles

## Tom Philbin

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**From:** Casey-Lee Bastien <[cbastien@bscgroup.com](mailto:cbastien@bscgroup.com)>  
**Sent:** Monday, May 06, 2024 2:37 PM  
**To:** Tom Philbin  
**Subject:** Notes for tonight Restoration projects.

With the Original MyRWA MAWCA habitat project starting in 2020 we did planting, nest feature preparations,

Phase 1 was 1 acre of wetland Forest approximately 600 trees

Phase 2 The meadow and trail is  $\frac{3}{4}$  acre. where we added the firefly art with Carolyn. we continue to suppress invasives and add diversity seeding, and transplant native trees out of it for restoration.

Phase 3 was  $\frac{3}{4}$  acre. of wetland heath (shrubland) 500 flowering trees and shrubs

Phase 4 was trail stabilization, invasive control, restoration, and diversity interplanting for an additional 1.5 acres  
We have added dozens of trees and shrubs along the trails.

Last Years MVP at Rivergreen project planted more than 500 trees, shrubs, and wetland plants in the areas of South Creek. This years STEM club and Summer program will Double that. (Note the MACC youth Service award)

The Gateway Forest Stewardship planting that began this spring and is ongoing will include more than 3,600 trees and floodplain forest shrubs restoring the species depleted area of the park and replacing the dangerous low value phragmites.

In addition to the plants themselves we are re introducing natural old growth forest nesting features, and soil building fungi and animals that turn a planting into a real forest.

Our work has informed the growing Urban forestry push across the state and is benefiting from project cross pollination of ideas, methods, and materials.

**Caseylee Bastien, RLA, CPSI** (he, him)

[Landscape Architect/ Ecologist, Senior Associate](#)

1 Mercantile Street, Suite 610 / Worcester, MA 01606

O: 508-792-4500 / D: 617-896-4523 / C: 508-395-8731

[cbastien@bscgroup.com](mailto:cbastien@bscgroup.com)

[www.bscgroup.com](http://www.bscgroup.com)

**BSC GROUP** 



C0162-24

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**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** April 22, 2024

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**Agenda Item:**

An order requesting the confirmation of the re-appointment of Colleen Mejia to the position of City Solicitor to a term ending January 5, 2026.

**Background and Explanation:**

**Attachments:**

***CITY OF EVERETT***  
***Office of the Mayor***

**Carlo DeMaria, Jr.**  
Mayor



**Everett City Hall**  
484 Broadway  
Everett, MA 02149-3694  
Phone: (617) 394-2270  
Fax: (617)381-1150

April 17, 2024

Honorable City Council  
484 Broadway  
Everett, MA 02149

Dear Honorable Members:

Please be advised that in accordance with Section 3-3 of the City Charter and, Section IV(E)(I)(a) of the City of Everett Administrative Code, I hereby re-appoint, subject to confirmation by the City Council, Colleen Mejia to the position of City Solicitor to a term ending January 5, 2026.

Under the terms of the Administrative Code, this appointment shall not exceed a term of three (3) years. I am submitting for your approval an appointment for a term with an expiration date to coincide with the last date of my current term in office.

Thank you for your favorable consideration.

Respectfully submitted,

Carlo DeMaria  
Mayor



April 17, 2024  
*City of Everett, Massachusetts*  
**CITY COUNCIL**

Offered By: \_\_\_\_\_  
**Councilor Robet Van Campen, as President**

**Bill Number:** Be it  
**Bill Type: Order** Ordered: BY THE CITY COUNCIL OF THE CITY OF  
EVERETT,

I hereby re-appoint, subject to confirmation by the City Council, and accordance with Section 3-3 of the City Charter and, Section IV(E)(I)(a) of the City of Everett Administrative Code, Colleen Mejia to the position of City Solicitor for a term ending January 5, 2026.

#8-C0162-24

Legislative Affairs & Election Committee  
May 6, 2024

The Committee on Legislative Affairs & Elections met on Monday, May 6, 2024 at 6pm in the City Council Chambers.

The meeting was recorded by ECTV and can be viewed on the City of Everett website.

Members present were Councilor Michael Marchese, presiding, Councilors Stephanie Smith, Stephanie Martins, Katy Rogers and Robert Van Campen, as ex-officio.

The Committee considered an Appointment offered by Councilor Robert Van Campen, as President: an Order requesting the confirmation of the re-appointment of Colleen Mejia to the position of City Solicitor to a term ending January 5, 2026

City Solicitor Colleen Mejia was also present.

Solicitor Mejia explained that she has been working for the City for 22 years and was promoted to City Solicitor in 2008. She informed the Committee that she provides legal advice to the Mayor – City Council – and every City Department Head. She stated that her job is to defend the City and that she works with the City’s Insurance Consultants and is the Public Record Officer for the City. She noted that her office is short staffed and that the office is very busy. She added that she received her law degree in 1997 and started out as a Public Defender.

The Committee voted: to report back to the City Council with a recommendation for Favorable action.

Respectfully Submitted,

John W. Burley  
Clerk of Committees



C0164-24

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**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** April 22, 2024

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**Agenda Item:**

An order requesting the confirmation of the re-appointment of Kevin Dorgan to the position of Director of Information Technology to a term ending January 5, 2026.

**Background and Explanation:**

**Attachments:**

***CITY OF EVERETT***  
***Office of the Mayor***

**Carlo DeMaria, Jr.**  
Mayor



**Everett City Hall**  
484 Broadway  
Everett, MA 02149-3694  
Phone: (617) 394-2270  
Fax: (617)381-1150

April 17, 2024

Honorable City Council  
484 Broadway  
Everett, MA 02149

Dear Honorable Members:

Please be advised that in accordance with Section 3-3 of the City Charter and, Section IV(K)(I)(a) of the City of Everett Administrative Code, I hereby re-appoint, subject to confirmation by the City Council, Kevin Dorgan to the position of Director of Information Technology to a term ending January 5, 2026.

Under the terms of the Administrative Code, this appointment shall not exceed a term of three (3) years. I am submitting for your approval an appointment for a term with an expiration date to coincide with the last date of my current term in office.

Thank you for your favorable consideration.

Respectfully submitted,

Carlo DeMaria  
Mayor





April 17, 2024

*City of Everett, Massachusetts*

# CITY COUNCIL

Offered By: \_\_\_\_\_  
Councilor Robet Van Campen, as President

**Bill Number:**  
**Bill Type: Order**

Be it  
Ordered: BY THE CITY COUNCIL OF THE CITY OF  
EVERETT,

I hereby re-appoint, subject to confirmation by the City Council, and accordance with Section 3-3 of the City Charter and, Section IV(K)(I)(a) of the City of Everett Administrative Code, Kevin Dorgan to the position of Director of Information Technology for a term ending January 5, 2026.

#4-C0164-24

Legislative Affairs & Election Committee  
May 6, 2024

The Committee on Legislative Affairs & Elections met on Monday, May 6, 2024 at 6pm in the City Council Chambers.

The meeting was recorded by ECTV and can be viewed on the City of Everett website.

Members present were Councilor Michael Marchese, presiding, Councilors Stephanie Smith, Stephanie Martins, Katy Rogers and Robert Van Campen, as ex-officio.

The Committee considered an Appointment offered by Councilor Robert Van Campen, as President: an Order requesting the confirmation of the re-appointment of Kevin Dorgan to the position of Director of Information Technology to a term ending January 5, 2026

Director of Information Technology Kevin Dorgan was also present.

Mr. Dorgan explained that he has worked for the City since 2012 and was promoted to Director in 2015. He stated that the position was very challenging and rewarding as he provided an overview of his office and noted that he serves all technology users in the City.

The Committee voted: to report back to the City Council with a recommendation for Favorable action.

Respectfully Submitted,

John W. Burley  
Clerk of Committees



C0165-24

---

**To:** Mayor and City Council

**From:** Councilor Robert J. Van Campen, Councilor Anthony DiPierro

**Date:** April 22, 2024

---

**Agenda Item:**

An order requesting the confirmation of the appointment of Jay Monty to the position of Director of Transportation and Mobility to a term ending January 5, 2026.

**Background and Explanation:**

**Attachments:**

***CITY OF EVERETT***  
***Office of the Mayor***

**Carlo DeMaria, Jr.**  
Mayor



**Everett City Hall**  
484 Broadway  
Everett, MA 02149-3694  
Phone: (617) 394-2270  
Fax: (617)381-1150

April 17, 2024

Honorable City Council  
484 Broadway  
Everett, MA 02149

Dear Honorable Members:

Please be advised that in accordance with Section 3-3 of the City Charter and, Section IV(P)(I)(a) of the City of Everett Administrative Code, I hereby appoint, subject to confirmation by the City Council, Jay Monty to the position of Director of Transportation and Mobility to a term ending January 5, 2026.

Under the terms of the Administrative Code, this appointment shall not exceed a term of three (3) years. I am submitting for your approval an appointment for a term with an expiration date to coincide with the last date of my current term in office.

Thank you for your favorable consideration.

Respectfully submitted,

Carlo DeMaria  
Mayor



April 17, 2024

*City of Everett, Massachusetts*  
**CITY COUNCIL**

Offered By: \_\_\_\_\_  
**Councilor Robet Van Campen, as President**

**Bill Number:**  
**Bill Type: Order**

Be it  
Ordered: BY THE CITY COUNCIL OF THE CITY OF  
EVERETT,

I hereby appoint, subject to confirmation by the City Council,  
and accordance with Section 3-3 of the City Charter and,  
Section IV(P)(I)(a) of the City of Everett Administrative Code,  
Jay Monty to the position of Director of Transportation and  
Mobility for a term ending January 5, 2026.

#5-C0165-24

Legislative Affairs & Election Committee  
May 6, 2024

The Committee on Legislative Affairs & Elections met on Monday, May 6, 2024 at 6pm in the City Council Chambers.

The meeting was recorded by ECTV and can be viewed on the City of Everett website.

Members present were Councilor Michael Marchese, presiding, Councilors Stephanie Smith, Stephanie Martins, Katy Rogers and Robert Van Campen, as ex-officio.

The Committee considered an Appointment offered by Councilor Robert Van Campen, as President: an Order requesting the confirmation of the appointment of Jay Monty to the position of Director of Transportation and Mobility to a term ending January 5, 2026

Director of Transportation and Mobility Jay Monty was also present.

Mr.Monty explained that he has been working in the field of Planning for about 20 years and has previously worked at MassPort, Mass DOT and the City Cambridge and has also attend Grad School. He noted that he was appointed Director 3 years ago and wears many hats and follows projects from inception to completion. He also mentioned the many grants his office has obtained on behalf of the City.

The Committee voted: to report back to the City Council with a recommendation for Favorable action.

Respectfully Submitted,

John W. Burley  
Clerk of Committees



C0167-24

---

**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** April 22, 2024

---

**Agenda Item:**

An order requesting the confirmation of the appointment of Sabrina Firicano to the position of Director of Public Health to a term ending January 5, 2026.

**Background and Explanation:**

**Attachments:**

***CITY OF EVERETT***  
***Office of the Mayor***

**Carlo DeMaria, Jr.**  
Mayor



**Everett City Hall**  
484 Broadway  
Everett, MA 02149-3694  
Phone: (617) 394-2270  
Fax: (617)381-1150

April 17, 2024

Honorable City Council  
484 Broadway  
Everett, MA 02149

Dear Honorable Members:

Please be advised that in accordance with Section 3-3 of the City Charter and, Section IV(J)(VII)(a) (1) of the City of Everett Administrative Code, I hereby appoint, subject to confirmation by the City Council, Sabrina Firicano to the position of Director of Public Health to a term ending January 5, 2026.

Under the terms of the Administrative Code, this appointment shall not exceed a term of three (3) years. I am submitting for your approval an appointment for a term with an expiration date to coincide with the last date of my current term in office.

Thank you for your favorable consideration.

Respectfully submitted,

Carlo DeMaria  
Mayor





April 17, 2024

*City of Everett, Massachusetts*  
**CITY COUNCIL**

Offered By: \_\_\_\_\_  
**Councilor Robet Van Campen, as President**

**Bill Number:**  
**Bill Type: Order**

Be it  
Ordered: BY THE CITY COUNCIL OF THE CITY OF  
EVERETT,

I hereby appoint, subject to confirmation by the City Council,  
and accordance with Section 3-3 of the City Charter and,  
Section IV(J)(VII)(a)(1) of the City of Everett Administrative  
Code, Sabrina Firicano to the position of Director of Public  
Health for a term ending January 5, 2026.

#7-C0167-24

Legislative Affairs & Election Committee  
May 6, 2024

The Committee on Legislative Affairs & Elections met on Monday, May 6, 2024 at 6pm in the City Council Chambers.

The meeting was recorded by ECTV and can be viewed on the City of Everett website.

Members present were Councilor Michael Marchese, presiding, Councilors Stephanie Smith, Stephanie Martins, Katy Rogers and Robert Van Campen, as ex-officio.

The Committee considered an Appointment offered by Councilor Robert Van Campen, as President: an Order requesting the confirmation of the appointment of Sabrina Firicano to the position of Director of Public Health to a term ending January 5, 2026

Director of Public Health Sabrina Firicano was also present.

Ms. Firicano informed the Committee that she has been working for the City since 2011 starting out as a Public Health Nurse and was promoted to her current position during the Covid pandemic. She noted that she has 6 employees and manages all the school nurses as well. She stated that her office investigates all infectious diseases and provides Flu and Covid vaccines.

The Committee voted: to report back to the City Council with a recommendation for Favorable action.

Respectfully Submitted,

John W. Burley  
Clerk of Committees



C0161-24

---

**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** April 22, 2024

---

**Agenda Item:**

An order requesting approval to appropriate \$150,000.00 from the General Fund Budgetary Fund Balance (Free Cash) to the Treasurer/Collector other expenses account. This appropriation is necessary to pay the credit card expenses for the remainder of the year.

**Background and Explanation:**

**Attachments:**



**CARLO DeMARIA**  
**MAYOR**

**CITY OF EVERETT - OFFICE OF THE MAYOR**  
484 Broadway Everett, Massachusetts 02149

☎ 617-394-2270

✉ [mayorcarlo.demaria@ci.everett.ma.us](mailto:mayorcarlo.demaria@ci.everett.ma.us)

---

April 17, 2024

The Honorable City Council  
City Hall  
484 Broadway  
Everett, Massachusetts 02149

Dear Honorable Members:

I hereby submit for your consideration an order to appropriate **\$150,000** from General Fund Budgetary Fund Balance (Free Cash) to the Treasurer/Collector other expenses account. This appropriation is necessary to pay the credit card expenses for the remainder of the year.

The balance in General Fund Free Cash is **\$7,017,931**.

I recommend your favorable passage of this order.

Respectfully submitted,

Carlo DeMaria  
Mayor



April 17, 2024

# City of Everett, Massachusetts CITY COUNCIL

Offered By: \_\_\_\_\_  
Councilor Robert VanCampen, as President

**Bill Number:**  
**Bill Type: Order**

Be it  
Ordered: BY City Council OF THE CITY OF EVERETT, as  
follows:

That the sum of \$150,000 be appropriated from the General  
Fund Budgetary Fund Balance (Free Cash) to the  
Treasurer/Collector's other expenses account.

This is necessary to pay the credit card expenses for the  
remainder of the fiscal year.



C0060-24

---

**To:** Mayor and City Council

**From:** Councilor Stephanie Martins

**Date:** February 12, 2024

---

**Agenda Item:**

That the CFO provide an update on the formation of the Municipal Scholarship Committee and its potential activation for the graduating class of 2024

**Background and Explanation:**

**Attachments:**

**From:** [Eric Demas](#)  
**To:** [Stephanie Martins](#)  
**Cc:** [David Flood](#); [Michael Mangan](#)  
**Subject:** Scholarship Committee  
**Date:** Monday, February 26, 2024 3:27:07 PM  
**Attachments:** [image001.png](#)

---

Hello Councilor,

I am pleased to provide the following update regarding the City's Scholarship Committee. The Administration has been meeting with School Superintendent and his staff regarding the City's Scholarship Committee. We should have the membership finalized by the end of this week and will be setting up our first meeting within the next few weeks. I will ensure that the Committee keeps you advised to our progress and will share our meeting dates with you as well.

Thank you



**Eric J. Demas, CFE, MBA**  
**Chief Financial Officer / City Auditor**  
**City of Everett**  
**484 Broadway, Room 14**  
**Everett, MA 02149**

617-944-0247





C0127-24

---

**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** March 25, 2024

---

**Agenda Item:**

An order requesting approval to appropriate \$3,000,000.00 by borrowing for Everett Square Improvements.

**Background and Explanation:**

**Attachments:**





**CARLO DeMARIA**  
**MAYOR**

***CITY OF EVERETT - OFFICE OF THE MAYOR***

*484 Broadway Everett, Massachusetts 02149*

☎ 617-394-2270

✉ [mayorcarlo.demaria@ci.everett.ma.us](mailto:mayorcarlo.demaria@ci.everett.ma.us)

March 20, 2024

The Honorable City Council  
City Hall  
484 Broadway  
Everett, Massachusetts 02149

Dear Honorable Members:

I hereby request the amount of **\$3,000,000.00** be appropriated by borrowing for Everett Square Improvements. We will be making a presentation to the Council detailing the scope of this project being requested.

I recommend your favorable passage of this order.

Respectfully submitted,

Carlo DeMaria  
Mayor

March 20, 2024

*City of Everett, Massachusetts*  
**CITY COUNCIL**

Offered By: \_\_\_\_\_  
Councilor Robert VanCampen, as President



BE IT

ORDERED: BY THE CITY COUNCIL OF THE CITY OF EVERETT, as Follows:

That the City hereby appropriates the amount of Three million dollars (\$3,000,000) to be funded by borrowing for Everett Square Improvements, including the payment of all other costs incidental and related thereto, and that to meet this appropriation the Treasurer, with the approval of the Mayor, is authorized to borrow said amount under and pursuant to M.G.L. c.44, §8 or pursuant to any other enabling authority, and to issue bonds and notes therefore, provided, that any premium received upon the sale of any bonds or notes approved by this Order, less any such premium applied to the payment of the costs of such issuance of bonds or notes, may be applied to the payment of costs approved by this order in accordance with M.G.L. c. 44, §20, thereby reducing the amount authorized to be borrowed to pay such costs by a like amount; and to take any other action relative thereto.

# Everett Square Streetscape Plan

## Final Design Presentation and Funding Request

Item Number 25



# Project History

## Initial Study

- Prior to the Pandemic, the City conducted a comprehensive study regarding the future of Everett Square
- Study addressed issues of re-development, zoning, parking and reconfiguration of the park.
- Engaged with over 1,000 Everett residents through a virtual meeting and surveys
- Final presentation to, and endorsement from, the Everett City Council in 2017



Reimagined Square



Study Area

- Larger context study area
- More focused area for proposed interventions



Zoning Recommendations

Regulation	Existing	Proposed
Use	Mixed-use requires special exception by City Council, large lots only	<b>Mixed-use allowed by right</b>
Height (stories)	4	<b>6</b>
Height (feet)	65	70
FAR	Residential: 1.5 Commercial: 2	Not specified (governed by height limit)
Parking	Residential: 2 per unit Hotel: 1 per 2 beds Restaurant: 1 per 4 seats Office: 1 per 500 GSF Retail: 1 per 300 GSF	<b>Residential: 1 per unit (min/max) Hotel: 1 per key (min/max) Restaurant: none required Office: none required Retail: none required</b>
Parking for mixed-use developments	Sum of minimum required for each use	<b>Shared parking</b> calculated by demand by time of day

# Project History

## Urban Renewal Plan

Item Number 25

- The City Council along with the Department of Housing and Community Development endorsed the Everett Square Urban Renewal Plan in 2019.
- Further refined the project area and re-development goals for Everett Square
- Two public forums held prior to solicit resident feedback
- City later solicited proposals for re-development of blighted parcels.

### Everett Square Urban Revitalization Plan City of Everett, MA April 2019



SUBMITTED TO:  
DEPARTMENT OF HOUSING AND  
COMMUNITY DEVELOPMENT  
100 CAMBRIDGE STREET, SUITE 300  
BOSTON, MA 02114

PREPARED FOR:  
CITY OF EVERETT  
EVERETT REDEVELOPMENT AUTHORITY  
484 BROADWAY  
EVERETT, MA 02148



PREPARED BY:  
BSC GROUP INC.  
33 WALDO STREET  
WORCESTER, MA 01609



Scheme A: Low Level Development (Existing Braza Bar and Grill to remain)  
EVERETT SQUARE- BOUVIER BLOCK  
CITY OF EVERETT  
January 8, 2019



# Current Project

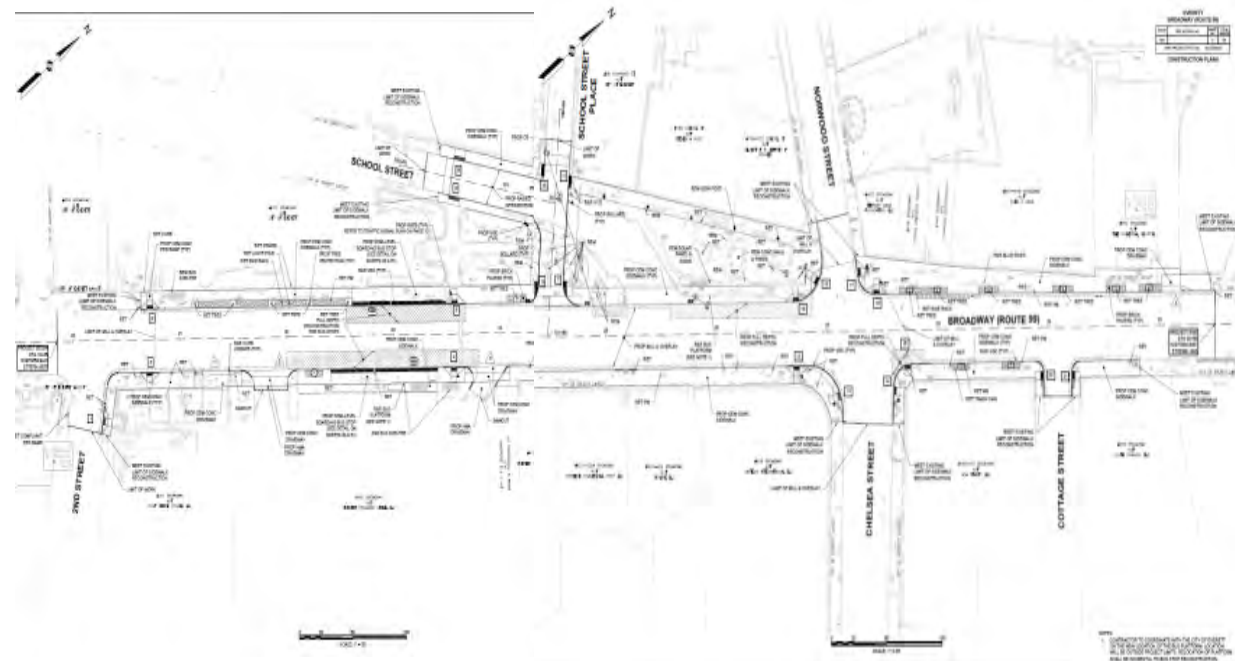
Item Number 25

## Everett Square Park and Streetscape Reconstruction

- Combination of pandemic and current market conditions have posed a challenge to re-development of private parcels.
- City has in the meantime advanced design of the public realm components (park, streets etc)
- City has secured multiple grants totaling \$2M to assist in funding reconstruction of Everett Square Park.
- Construction can begin as early as June 2024 if funding request is approved.



Page 126/157

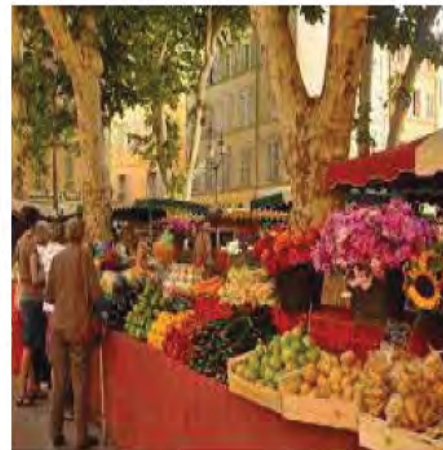


# Project Design Philosophy and Scope

Item Number 25

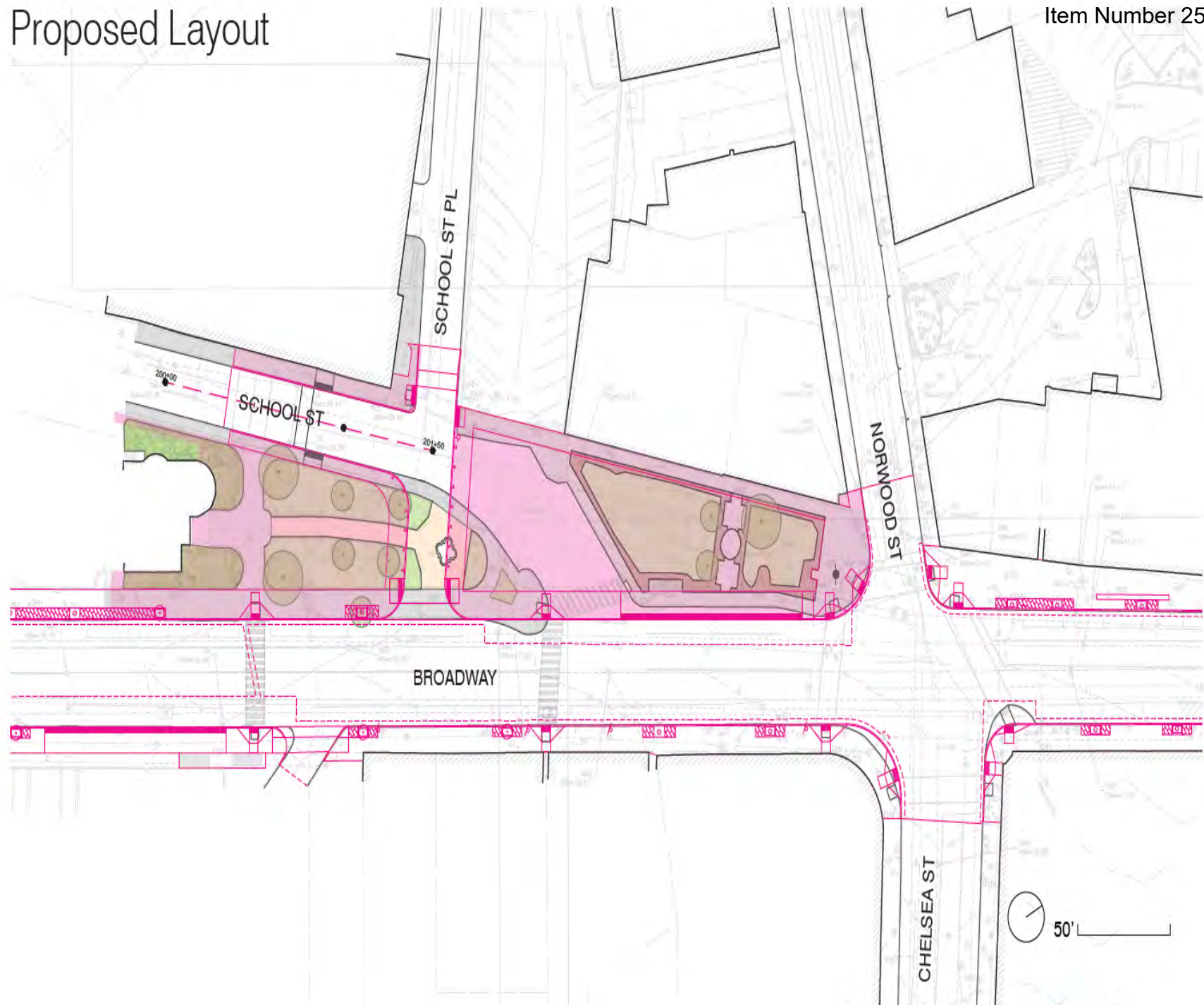
## Everett Square Park and Streetscape Reconstruction

- Create a public realm that is welcoming to the public and usable for public events, outdoor dining, etc.
- Connect the public areas between the Parlin Library and Everett Square
- Flexibility for events, farmers markets, community gatherings, etc.
- Preserve the 9/11 Memorial
- Address pedestrian safety issues at School Street/Broadway



# Proposed Layout

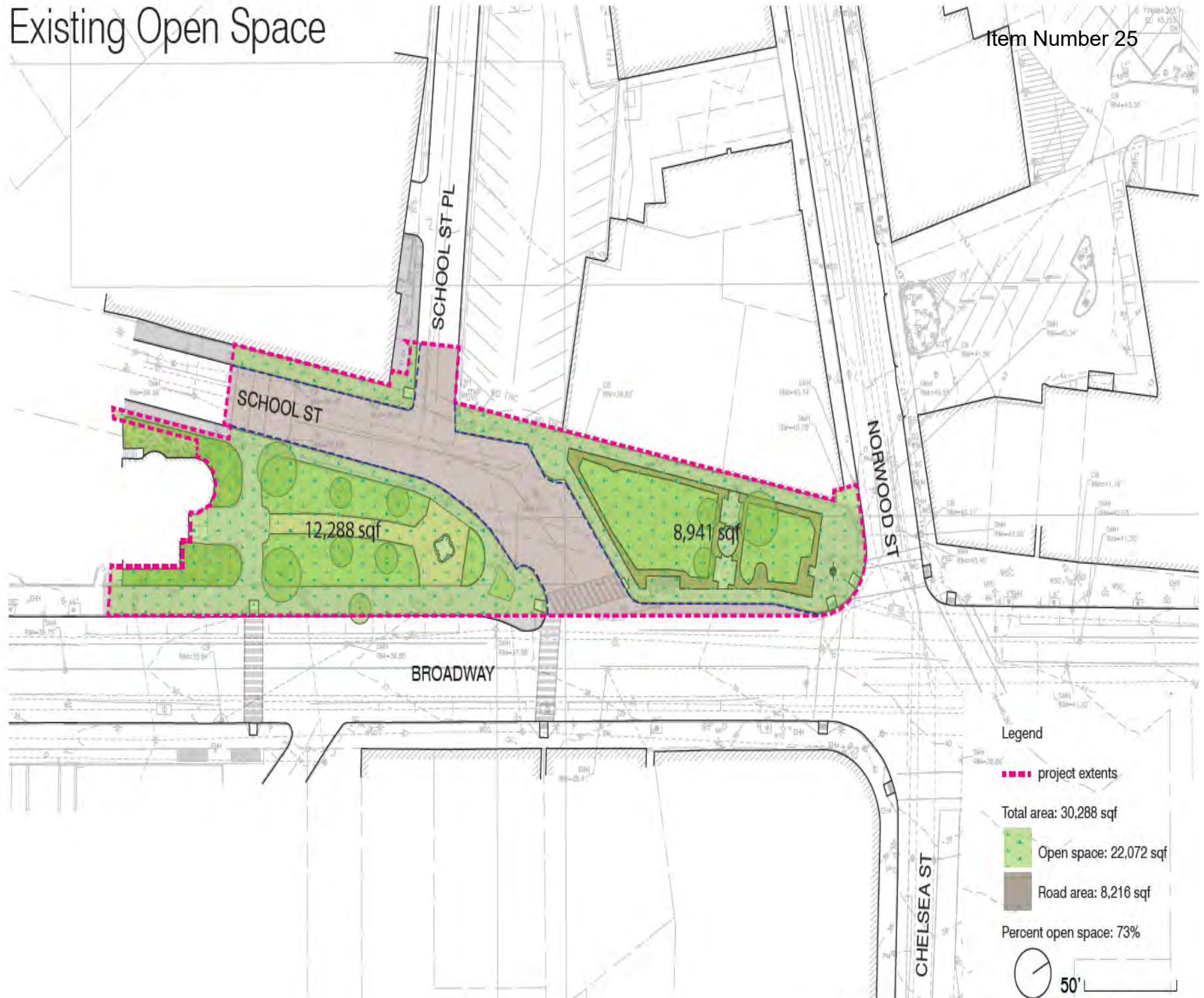
Item Number 25





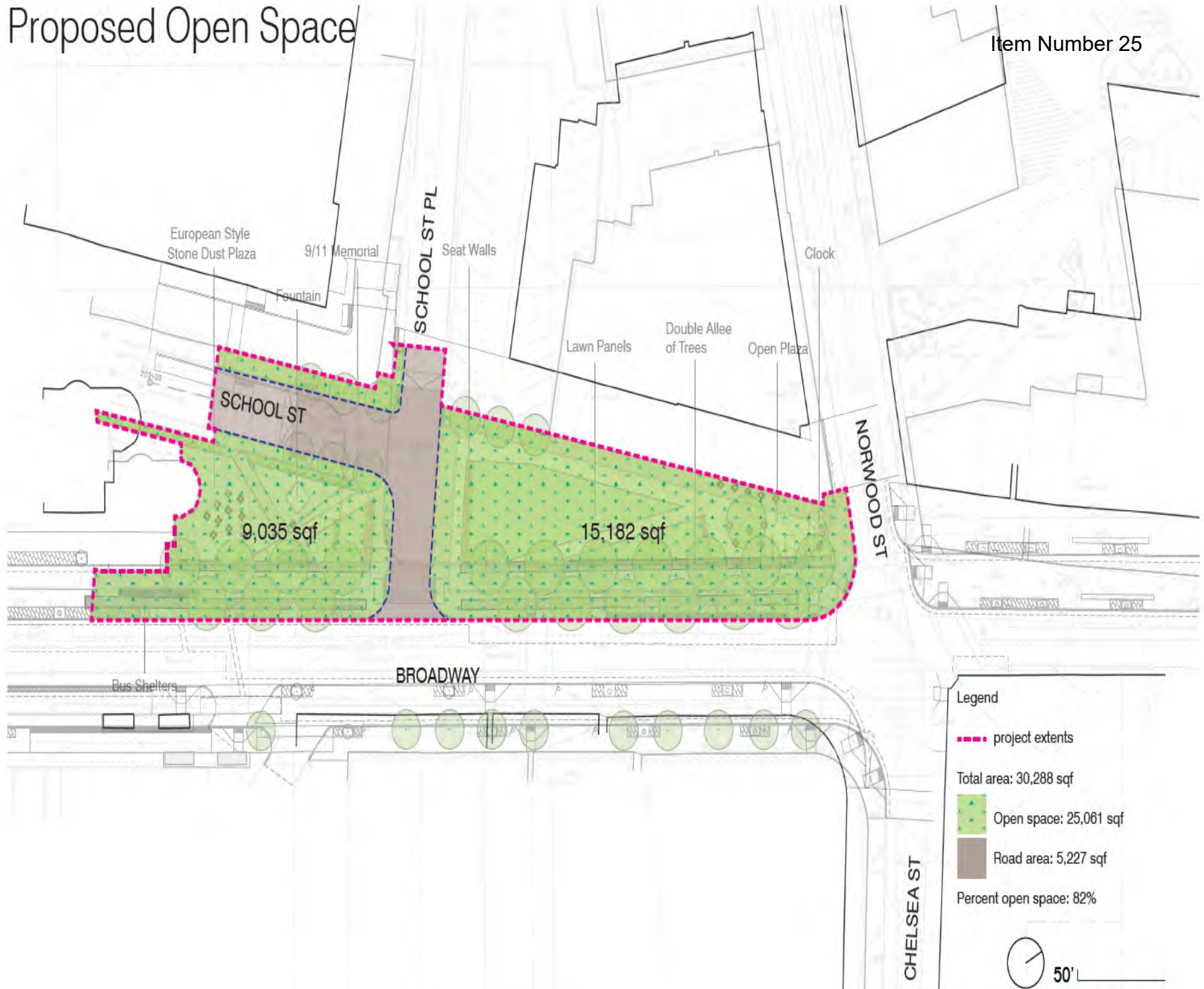
# Existing Open Space

Item Number 25



# Proposed Open Space

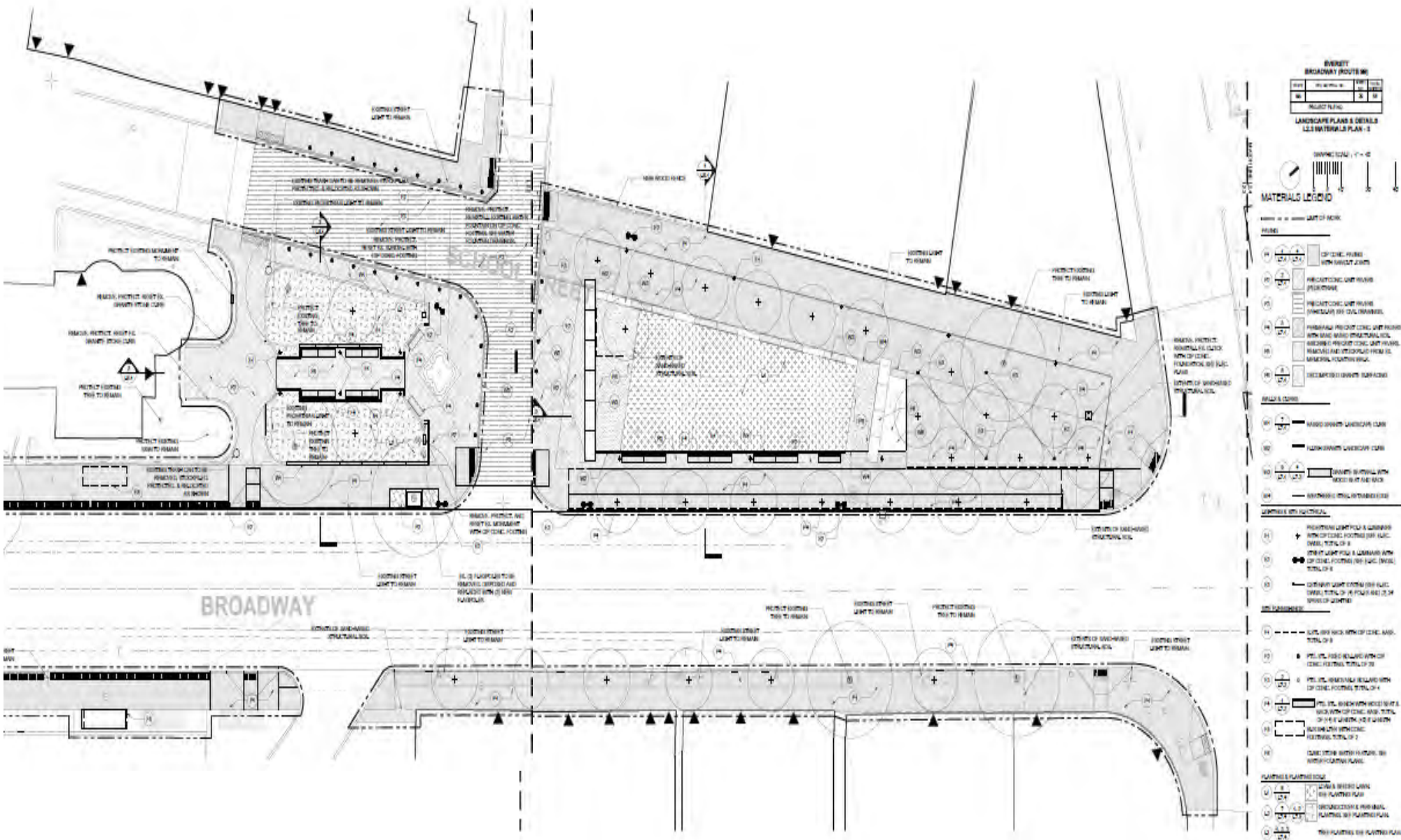
Item Number 25



# Final Concept



# Final Concept



# Final Concept

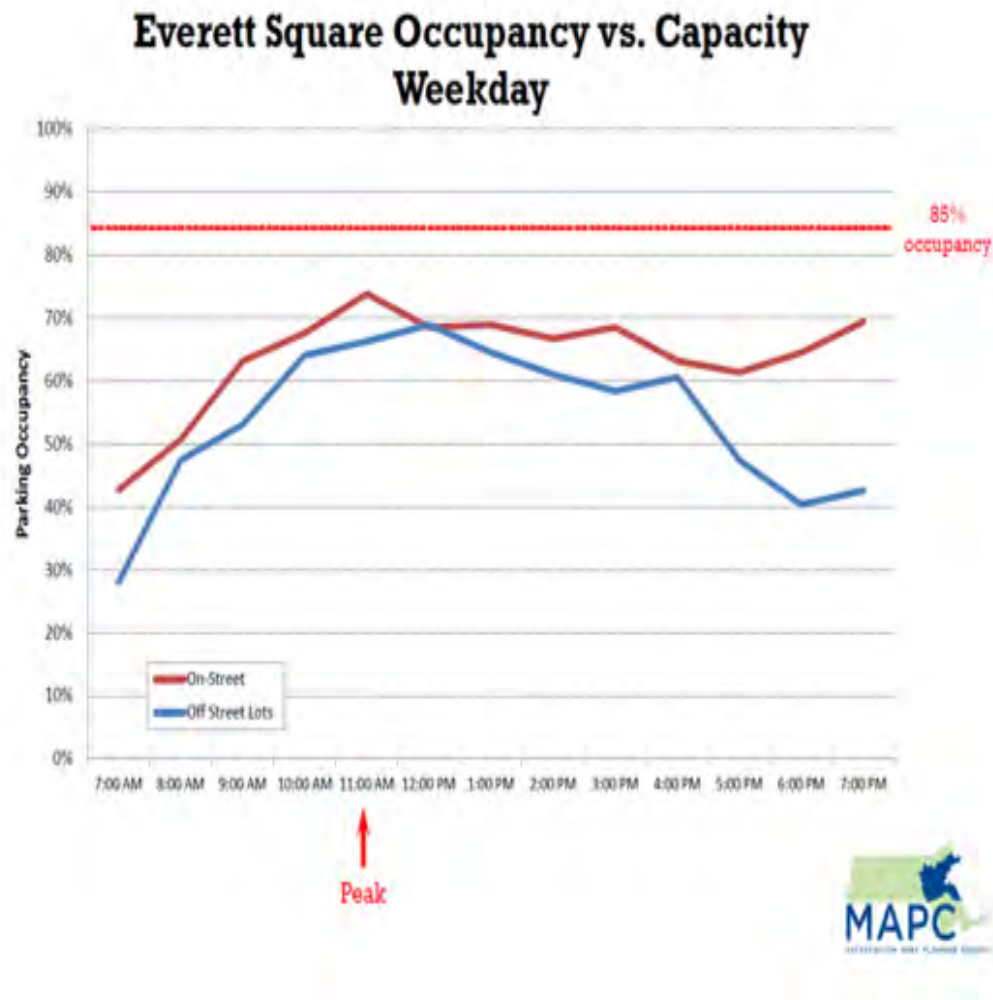


# Final Concept



# Parking Study/Impacts

- No net loss of parking in project area
  - Loss of 4 parking spaces on School Street is offset by consolidating two existing bus stops into one.
  - Access to School Street Lot will be from School Street Place (opposite Sacro Plaza)



# Project Cost and Budget

- Total Estimated Project Cost: \$5,000,000

(Includes 20% contingency)

- Anticipated Funding:
  - Mass Gaming Commission: \$1,000,000
  - Previously Appropriated CIP funds \$400,000
  - • Legislative Earmark/ARPA: \$600,000
  - **CIP Funding Request** **\$3,000,000**

---

Total: \$5,000,000



# Project Schedule

- Engineering Design (complete): 2022 – April 2024
  - Bid for Construction: May 2024
  - Construction Start: June 2024
  - School Street Roadway and Curb Work: Summer/Fall 2024
  - Park Construction: Fall 2024 – Fall 2025
  - Remaining Broadway work: Spring – Fall 2025
- 
- Approving this funding Request in advance of usual CIP schedule allows construction to take place during 2 construction seasons rather than 3



C0149-24

---

**To:** Mayor and City Council  
**From:** Councilor Stephanie V. Smith  
**Date:** April 22, 2024

---

**Agenda Item:**

That the City of Everett gives priority to the youth sports/enrichment programs in Everett and EPS for field permits prior to providing permits to other Cities

**Background and Explanation:**

**Attachments:**



C0168-24

---

**To:** Mayor and City Council

**From:** Councilor Guerline Alcy Jabouin, Councilor Michael K. Marchese

**Date:** May 13, 2024

---

**Agenda Item:**

That the Administration include a representative of the City Council, to the greatest extent possible, in discussions and/or negotiations involving any Host Agreements, PILOT agreements, MOUs or MOAs with private developers

**Background and Explanation:**

**Attachments:**



C0172-24

---

**To:** Mayor and City Council  
**From:** Councilor Peter Pietrantonio  
**Date:** May 13, 2024

---

**Agenda Item:**

That the chairperson of the Zoning Board of Appeals be invited to appear before the City Council, and if she can provide the Council with information for the last two years on how many variances & denials that they gave out.

**Background and Explanation:**

**Attachments:**



C0173-24

---

**To:** Mayor and City Council

**From:** Councilor Guerline Alcy Jabouin, Councilor Katy L. Rogers

**Date:** May 13, 2024

---

**Agenda Item:**

That the Superintendent of Schools, and any relevant representatives of the school administration appear before the City Council to present and discuss existing and foreseeable space needs throughout the entire district at all grade levels including potential use of Pope John and the former Everett High School

**Background and Explanation:**

**Attachments:**



C0175-24

---

**To:** Mayor and City Council  
**From:** Councilor Stephanie V. Smith  
**Date:** May 13, 2024

---

**Agenda Item:**

That the city considers purchasing two credit card terminals (one for both libraries) so they can process overdue fees

**Background and Explanation:**

**Attachments:**



C0180-24

---

**To:** Mayor and City Council  
**From:** Councilor Robert J. Van Campen  
**Date:** May 13, 2024

---

**Agenda Item:**

A order amending the City Council's current remote participation rules for members

**Background and Explanation:**

**Attachments:**



**CITY COUNCIL .....No. C0180-24**

IN THE YEAR TWO THOUSAND AND TWENTY-FOUR

**AN ORDER AMENDING THE CITY COUNCIL’S CURRENT REMOTE PARTICIPATION RULES FOR MEMBERS**

/s/Councilor Robert J. Van Campen, as President

**Whereas:** The City Council’s current remote participation rule does not include any mention that the city council can only have remote participation of its members in accordance with current state law; and

**Whereas:** The City Council’s current remote participation rule is written from a perspective of all members participating remotely in the same meeting and that will not always be the case.

**Now,** therefore, by the authority granted to the City Council of the City of Everett, Massachusetts by its City Charter to adopt rules regulating its procedures:

**Be it Ordered** by the City Council of the City of Everett, Massachusetts that Rule 7.6 of the Rules of the Everett City Council of Everett be amended as follows:

Rule 7.6 is hereby amended by deleting the current text of the rule in its entirety and replacing it with a new version of the rule as follows:

**RULE 7.6 Remote video participation; conduct and decorum.**

(C0096-21, C00180-24)

- A. Remote video participation by any city councilor shall only be allowed in any meeting of the city council or in meetings of any of its subcommittees in conformance with current state laws.

Unless otherwise allowed by current state law, remote video participation in a city council meeting or meetings of any of its subcommittees shall only be allowed:

1. During a declared state of emergency;
2. If the councilor has a documented medical condition requiring an accommodation for remote video participation;
3. If the councilor has a court order requiring an accommodation for remote video participation; or
4. If the councilor’s physical attendance would otherwise be unreasonably difficult.



**B.** City council members utilizing remote video participation to attend any meeting of the city council or any of its subcommittees shall adhere to the following conduct and decorum requirements:

1. Members shall conduct themselves with the same level of attention and professionalism as if physically present at a meeting in the council chamber.
2. Members shall arrange their devices so that they and their camera are stationary during the meeting to avoid any distracting movement.
3. The background used by the member shall be appropriate.
4. Physical presence of the member on camera shall be required for attendance and active participation.
5. Proper attire for remote video participation shall be in accordance with City Council Rule 35.
6. Member's microphones shall be muted when not speaking to help eliminate feedback and background noise.
7. Members shall avoid interrupting or speaking over others when they are speaking.
8. Members shall seek the attention of the chair if they wish to speak by physically raising their hand, using the "raise hand" feature that is available in the participant panel or some other respectful manner.
9. Members shall eliminate any distracting noises (tv, music, others talking) in the background, especially when their microphone is on.
10. Members shall be attentive and keep their cell phones on silent.
11. Members shall not smoke or consume food or alcohol while on camera.
12. If a member goes off camera or takes a telephone call, the camera must be shut off to avoid distracting other members.
13. No member participating remotely shall be driving or performing any other activity that requires undivided attention.
14. During executive sessions with remote participation:
  - i. Members participating remotely shall keep their cameras on at all times. The meeting chair shall monitor for compliance.
  - ii. The meeting chair shall be responsible to ensure that there are no unauthorized persons present, listening or participating in any way for the entirety of the executive session.

This act shall take effect upon its passage.



A true copy attest

*Sergio Cornelio*

Sergio Cornelio, City Clerk



C0181-24

---

**To:** Mayor and City Council  
**From:** Councilor Stephanie V. Smith  
**Date:** May 13, 2024

---

**Agenda Item:**

An order amending the Everett City Council rule regarding City Council member's actual and necessary expenses

**Background and Explanation:**

**Attachments:**



**CITY COUNCIL .....No. C0181-24**

IN THE YEAR TWO THOUSAND AND TWENTY-FOUR

**AN ORDER AMENDING THE EVERETT CITY COUNCIL RULE REGARDING CITY COUNCIL MEMBER’S ACTUAL AND NECESSARY EXPENSES**

/s/Councilor Stephanie V. Smith

**Whereas:** A recent review of the City Council Rule regarding city council member’s actual and necessary expenses revealed that the rule could use some enhancements to provide better controls and transparency.

**Now,** therefore, by the authority granted to the City Council of the City of Everett, Massachusetts by its City Charter to adopt rules regulating its procedures:

**Be it Ordered** by the City Council of the City of Everett, Massachusetts that Rule 54 of the Rules of the Everett City Council of Everett be amended as follows:

Subsection A.1 of Rule 54 is hereby amended by adding the following phrase at the end of the subsection’s only sentence “ up to the amount appropriated for each member during a fiscal year”; and

Subsection D of Rule 54 is hereby amended by deleting the current text of the subsection in its entirety and replacing it with a new version of the subsection text as follows:

**D. Procedure**  
(C0181-24)

1. In each fiscal year’s city council budget, there shall be a line item established that shall be used exclusively to reimburse city council members’ actual and necessary expenses.
2. During the city annual budget process, the city council may determine and approve an appropriation for the members’ actual and necessary expenses.
3. Once appropriated, the amount established by the city council to be expended for members’ actual and necessary expenses under this rule shall be equally divided by the number of members. No member shall be entitled to an amount in excess of the amount determined by this subsection or an amount in excess of any other member.

4. Members wishing to be reimbursed for their actual and necessary expenses that they have made on their own behalf shall submit monthly an expense report for approval by the council president. No member shall submit more than one report of their expenses to the president each month.
5. Members of the city council staff may make reservations that may generate actual and necessary expenses for city council members. If such reservation requires a reimbursement:
  - a. Reimbursement shall be made from the same line item used to reimburse members for their personal actual and necessary expenses;
  - b. The council staff member who made the reservation shall submit expense reports as necessary for such reimbursements; and
  - c. Such expense reports may contain expenses attributed to one or more members; but such reports shall clearly delineate the expenses attributed to each member.
6. All expenses submitted for reimbursement must be accompanied with appropriate documentation substantiating the expense to the member.
7. In the first six (6) months of even-numbered fiscal years, no member shall be reimbursed for their actual and necessary expenses in excess of one-half (1/2) of the fiscal year's members expense appropriation unless they have been already re-elected for the next term of the city council.
8. New city council members elected in an even-numbered fiscal year, for their first six (6) months in office, shall be entitled to reimbursement of their actual and necessary expenses in an amount not to exceed of one-half (1/2) of the fiscal year member expense appropriation.
9. The amount available for the reimbursement of actual and necessary expenses for city council members appointed to fill an unexpired term shall be determined by the president on a case-by-case basis.
10. Once approved by the president, expense reports shall be submitted to the city auditor's office so that a check will be issued to the member in accordance with applicable laws.
11. A monthly reconciliation of members' expenses shall be completed by the city council office staff to ensure that members are not exceeding the fiscal year's member expense appropriation.
12. During the fiscal year, if it is determined that there are funds in the city council members' expense line item that will not be needed to pay members' actual and expenses, those funds may be transferred to other city council expense line items with the approval of the president.
13. At the end of a fiscal year, any unused funds remaining in the members' expense line item shall be returned to the city by the city council in accordance with municipal finance laws.

This act shall take effect upon its passage.



A true copy attest

*Sergio Cornelio*

Sergio Cornelio, City Clerk



C0190-24

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**To:** Mayor and City Council

**From:** Councilor Anthony DiPierro, Councilor Michael K. Marchese

**Date:** May 13, 2024

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**Agenda Item:**

A resolution requesting that the Planning and Development Department engage the owners of the Glendale Square Shopping Center to discuss the future of the plaza and to potentially form a public / private partnership moving forward.

**Background and Explanation:**

A resolution requesting that the Planning and Development Department engage the owners of the Glendale Square Shopping Center to discuss the future of the plaza and to potentially form a public / private partnership moving forward.

**Attachments:**



C0192-24

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**To:** Mayor and City Council  
**From:** Councilor Holly D. Garcia  
**Date:** May 13, 2024

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**Agenda Item:**

That the city reconsiders the traffic pattern on Rich St. at the request of homeowners

**Background and Explanation:**

**Attachments:**





C0193-24

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**To:** Mayor and City Council

**From:** Councilor Holly D. Garcia

**Date:** May 13, 2024

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**Agenda Item:**

That the administration considers adding visual communication boards to all offices that work directly with the public

**Background and Explanation:**

**Attachments:**



C0194-24

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**To:** Mayor and City Council

**From:** Councilor Wayne A. Matewsky, Councilor Stephanie Martins, Councilor Katy L. Rogers, Councilor Guerline Alcy Jabouin, Councilor Holly D. Garcia

**Date:** May 13, 2024

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**Agenda Item:**

That the Everett Police Department abide by the Emergency Animal Control Calls Ordinance and dispatch the ACO to emergency animal calls as outlined by the ordinance as a service to our residents.

**Background and Explanation:**

**Attachments:**



C0195-24

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**To:** Mayor and City Council

**From:** Councilor Stephanie Martins

**Date:** May 13, 2024

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**Agenda Item:**

That the administration consider creating a business assistance fund for businesses affected by the ongoing construction in the city and the significant impacts to their business revenue

**Background and Explanation:**

**Attachments:**



C0197-24

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**To:** Mayor and City Council

**From:** Councilor Stephanie Martins, Councilor Stephanie V. Smith

**Date:** May 13, 2024

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**Agenda Item:**

A resolution requesting the creation of a zoning plan to provide available incentives for the construction of workforce housing

**Background and Explanation:**

**Attachments:**



C0203-24

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**To:** Mayor and City Council  
**From:** Councilor Guerline Alcy Jabouin  
**Date:** May 13, 2024

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**Agenda Item:**

An resolution requesting that the Everett Youth Initiative Council to come to the May 13th meeting to present their ARPA projects, and the status as it it nearing the end of the school year.

**Background and Explanation:**

**Attachments:**