

**City Councillor
Joseph A. DelGrosso
City Council Chamber
May 21, 2012**

Regular meeting of the Revere City Council was called to order at 6:00 P.M.

President Penta presiding.

Salute to the Flag by the members of the Revere City Council and those in attendance.

Roll Call of members: Councillors Arrigo, Correggio, Guinasso, Haas, Novoselsky, Patch, Powers, Reardon, Zambuto and Penta present. Councillor Giannino absent.

Approval of the Journal of the meeting of May 14, 2012.

The Journals were declared approved as presented.

2. Dan Cameron addressed the Council on double poles citywide.

12-158 3. Ordered on a Motion of Councillor Zambuto: That the Mayor request the Fire Chief to direct the Electrical Inspector, Deputy Chief Michael Conley, to update the PLM Database for double poles, in a timely manner following the removal of fire alarm from a double pole.

Public Hearings

12-121 4. Hearing called, as ordered, upon An Ordinance Amending Title 2, Chapter 2.06, Section 2.06.190 of the Revised Ordinances of the City of Revere – Compensation of City Employees called to active military duty as members of the Armed Forces of the United States.

Proponents

Nick Bua, Veterans Agent

Opponents

None

Hearing held, subject matter referred to Legislative Affairs Committee.

Unfinished Business

12-149 5. Motion presented by Councillor Powers: That the Mayor request the DPW Sign Department to install “No Dumping” signage at the end of Maggie Road.

Motion was taken from the table and Ordered.

12-150 6. Motion presented by Councillor Powers: That the Mayor and/or Superintendent of Public Works appear before the next regular meeting of the City Council on May 21, 2012 to advise the City Council as to when construction will begin on the John Avenue pump station.

Motion was taken from the table and Ordered.

Committee Reports

7. Re: Report of the Appointment sub-committee.

12-129 Reappointment of Meninno Construction Company.

12-151 Reappointment of J and A Contracting Services, Inc., as a licensed drainlayer for the City of Revere.

12-152 Reappointment of Meola Construction Corp. as a licensed drainlayer for the City of Revere.

Ordered on a Motion of Councillor Guinasso: That upon the confirmation of the above list drainlayers, the same be and hereby are confirmed.

Motion to confirm was declared Ordered on a Roll Call: Councillors Arrigo, Correggio, Guinasso, Haas, Patch, Powers, Reardon, and Penta voting "yes." Councillor Giannino, Novoselsky and Zambuto absent.

12-075 8. Re: Motion of Councillor Penta relative to the installation of trash barrels by Creative Outdoor Advertising throughout the City of Revere.

Ordered on a Motion of Councillor Patch: That a meeting be scheduled between all concerned parties to discuss this matter further.

CZ-12-01 9. Re: Steven R. Caruso, Trustee, R and S Realty Trust, 320 Charger Street, Revere, Ma., requesting an amendment of the Zoning Ordinances of the City of Revere by amending the definition of garage, commercial and by inserting a new definition, "self-service station."

Communication to the Council from the Site Plan Review Committee.

RE: Zoning Amendment for Self-Service Gas Stations

Pursuant to Section 17.56.040 of the Revised Revere Zoning Ordinance, the Planning Board at a regular meeting held on May 14, 2012 subsequent to a public hearing held on May 14, 2012 voted on the following recommendation with modifications to Section 2 of the proposed zoning amendment to allow self-service gas station as of right within the GB District:

Section 2. Title 17, Chapter 17.16, is hereby amended by inserting a new section as follows:

17.16.460 Self-Service Gas Station.

A self-service gas station erected, constructed, placed, altered, converted or otherwise changed may be allowed by right in the GB District only in conformance with the following minimum criteria:

The minimum parcel size shall be twenty-five thousand square feet and shall have a minimum frontage of one hundred fifty feet directly on State Highway Route 60 also known as Squire Road. One off-street parking space shall be provided for every five hundred square feet of office/storage space that is accessory and incidental to the self-service gas station. One off-street parking space shall be provided for every two hundred and fifty square feet of retail sales accessory and incidental to the self-service gas station.

Ordered received and made part of CZ-12-01.

Proposed Ordinance is now before the City Council on a second reading.

Amendment offered by Councillor Reardon: That the Ordinance be further amended by adding “a minimum 150 foot frontage thoroughfare within the GB District directly on State Highway Route 60 known as Squire Road.

Amendment was Ordered on a Roll Call: Councillors Arrigo, Correggio, Haas, Novoselsky, Patch, Powers, Reardon, Zambuto and Penta voting “yes.” Councillor Guinasso voting “no.” Councillor Giannino absent.

Amended Ordinance is now before the City Council on a second reading, and was Ordered on a Roll Call: Councillors Arrigo, Correggio, Haas, Novoselsky, Patch, Powers, Reardon, Zambuto and Penta voting “yes.” Councillor Guinasso voting “no.” Councillor Giannino absent.

Subject matter is now before the Council on a third and final reading:

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF REVERE AS FOLLOWS:

AN ORDINANCE FURTHER AMENDING THE ZONING ORDINANCES OF THE CITY OF REVERE

Section 1. Title 17, Chapter 17.08, Section 17.08.320 – Definitions of the Revised Ordinances of the City of Revere is hereby amended by deleting the definition of “garage, commercial” in its entirety and inserting in place thereof the definition of “garage, commercial” as follows:

“garage, commercial” means any building wherein is kept or stored one or more motor vehicles including among other things a public or private garage, carport, motor vehicle repair shop or service station; it shall not include auto body or paint shop.

Section 2. Title 17, Chapter 17.16 – Use Regulations of the Revised Ordinances of the City of Revere is hereby amended by inserting a new section as follows:

17.16.460 Self-Service Station.

A self-service station erected, constructed, placed, altered, converted or otherwise changed may be allowed by right in the GB district with the following minimum criteria:

The minimum parcel size shall be twenty-five thousand square feet, and shall have a minimum frontage of one hundred fifty feet directly on State Highway Route 60 also known as Squire Road.

One off-street parking space shall be provided for every five hundred square feet of office/storage space.

One off-street parking space shall be provided for every two hundred and fifty square feet of retail sales/service space.

A self-service station erected, constructed, placed, altered, converted or otherwise changed that fails to meet the above minimum criteria may be allowed in the GB district by special permit in accordance with Section 17.48.080 Revised Ordinances of the City of Revere.

Section 3. Title 17, Chapter 17.16, Section 17.16.040 Generally Table of Uses of the Revised Ordinances of the City of Revere is hereby amended by adding the following definition under Sub-Section D. BUSINESS USES AND CONSUMER SERVICES:

Use	RA	RA1	RB	RB1	RC	RC1	RC2	RC3	PDD1	PDD2	NB	GB	GB1
Self-Service Station	no	No	No	no	no	no	no	no	no	no	no	yes+	no

Section 4. Title 17, Chapter 17.16, Section 17.16.040 Generally Table of Uses of the Revised Ordinances of the City of Revere is hereby amended by inserting a new footnote under Sub-Section D. BUSINESS USES AND CONSUMER SERVICES, "+ In accordance with Section 17.16.460 of the Revised Ordinances of the City of Revere."

Subject matter was ENGROSSED and ORDAINED on a Roll Call: Councillors Arrigo, Correggio, Haas, Novoselsky, Patch, Powers Reardon, Zambuto and Penta voting "yes." Councillor Guinasso voting "no." Councillor Giannino absent.

Councillor Reardon moved immediate reconsideration hoping it would not prevail.

Reconsideration was declared Lost.

Councillor Reardon referred back to the regular order of business.

Communications

12-159 10. Communication from the Mayor:

I am writing to request that the City Council consider the following reappointments:

For reappointment to the Building Department, Building Inspector, Benjamin DeChristoforo for a three year term expiring on April 4, 2015.

For reappointment to the Department of Public Works, Superintendent, Donald Goodwin, for a five year term expiring on January 21, 2017.

For reappointment to the Assessors Office, Dana Brangiforte, for a three year term expiring on the First Monday of February 2015.

Motion presented by the City Council: That upon the reappointments of various Department Heads, the same be and hereby are confirmed.

Motion to confirm was declared Ordered on a Roll Call: Councillors Arrigo, Correggio, Giannino, Guinasso, Haas, Novoselsky, Powers, Reardon, Zambuto and Penta voting “yes.” Councillor Guinasso absent.

12-141 11. Communication from Carolyn Russo:

G.L. C. 32, s 103 (i) requires that the Retirement Board notify the legislative body thirty days prior to taking a vote on granting Cost of Living Adjustments to retirees. Please be advised that the Revere Retirement Board is scheduled to take a vote on whether to grant an FY 13 Cost of Living Adjustment for retirees on June 20, 2012. At the present time, the Board may grant a cost of living increase not to exceed three percent of the first \$12,000 in benefits, or a maximum of \$360 per retiree per year. If the City Council approves the proposed increase in the base from \$12,000 to \$13,000, which is currently before it, prior to June 20, 2012, and the motion is approved by the Mayor, the Retirement Board will vote whether to grant a cost of living increase not to exceed three percent of the first \$13,000 in benefits or a maximum of \$390 per retiree per year. If you have any questions or need any additional information, please contact the Retirement Office.

Ordered referred to Ways and Means.

12-122 12. Communication from the Mayor:

Attached, you will find Ma. Highway’s response to Council Order No. 12-122 regarding street sweeping the section of Route 1A south from the General Edwards Bridge to Mills Avenue, and also, the signalization area at the intersection of Oak Island at Revere Street and Oak Island at American Legion Highway.

Communication to the Council from Ma. Highway:

Thank you for your recent letter regarding the Revere City Council’s request for Mass DOT to perform Highway cleaning on Route 1A. North Shore Road, from Oak Island Street to the General Edwards Bridge in the City of Revere.

I am pleased to inform you that District 4 maintenance personnel have been sweeping this section of roadway this week and should be completed including sidewalk cleaning by Tuesday, May 15th.

Please convey to members of the City Council that they are welcome to contact Mass. DOT District 4 via phone at 781-641-8300 regarding these or other matters related to State Highways in the City of Revere.

If you have any questions regarding the above, please contact Peter Collette, District Four Maintenance Engineer, at 781-641-8406.

Ordered received and placed on file.

Ordered on a Motion of Councillor Zambuto: That several lates be admitted for consideration.

12-155 13. Ordered on a Motion presented by Councillor Powers: That the Mayor request the DCR to remove the damaged fencing on Revere Beach that was installed to protect the nests of piping plovers. Its present condition is an eyesore to the beach. Further, that the DCR provide an update to the City Council as to how much more of the beach will be fenced off for the purpose of protecting the birds.

12-156 14. Ordered on a Motion presented by Councillor Powers: That the Mayor direct the Suffolk County maintenance crew to cut the high grass along Mills Avenue. Further, that the grassy area on the westerly side of North Shore Road at Beachland Avenue be cut.

Ordered on a Motion of Councillor Zambuto: That the City Council now stand adjourned to meet on Monday, June 4, 2012, at 6:00 P.M

Ordered adjourned at 7:02 P.M.

Attest:

**Ashley E. Melnik
City Clerk**