

COMMITTEE ON PUBLIC SAFETY & LICENSES
MONDAY, JANUARY 24, 2022, AT 6:25 P.M.
CITY COUNCIL CHAMBERS
WOBURN CITY HALL

Voting members present: Chairman Robert Ferullo, Councilor Jeffrey Dillon, and Councilor Joanne Campbell, Councilor Joseph Demers, and Councilor Charles Viola. Absent: None

Non-voting members present: President Michael Concannon, Councilor Richard Gately, Councilor Lou DiMambro, and Councilor Darlene Mercer-Bruen. Absent: None

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MOTION made by Councilor Campbell and seconded by Councilor Dillon to waive the reading of and to approve the minutes of the meeting of December 27, 2021; all in favor, 5-0.

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Petition for new Second Class Motor Vehicles Sales License by Cargotiator LLC dba Cargotiator Auto Sales, 104 Winn St.: Representing the petitioner were Attorney Joseph Tarby, Rubin Rudman LLP, 600 Unicorn Park, Woburn, MA; and Ajay Matai, 104 Winn St., Woburn, MA. Attorney Tarby said his client is looking to utilize the premises at 104 Winn St., for which a special permit was granted on July 10, 1979. He said Mr. Matai is going to take over from the previous user, who did not renew the second class license. He said the petition is technically for a new license at the same location. Chairman Ferullo asked if the client is willing to accept the same conditions from the 1979 special permit, with the exception of a prohibition on parking on the existing hot top. Chairman Ferullo said he thinks the cars ought to be parking on the hot top. Mr. Matai said he is allocated five parking spots, and that's where the cars will be parked. Attorney Tarby said hours of operation on the special permit are from 8 a.m. to 8 p.m. Monday-Saturday, but his client is willing to amend the hours to Monday-Thursday from 10 a.m. to 4 p.m., Friday from 10 a.m. to 1 p.m. and by appointment only on Saturdays. Chairman Ferullo said the proposed hours of operation are an improvement. Mr. Matai said he would like to be able to show cars by appointment after the proposed hours of operation. Councilor Campbell asked if the license is restricted to five cars. Mr. Matai answered affirmatively. Councilor Campbell asked if that is a condition. Chairman Ferullo said that is a condition and it is going to stay. Motion made by Councilor Dillon and seconded by Councilor Campbell that the license renewal "ought to pass," with the following conditions: 1.) Limit of five cars for sale; 2.) Hours of operations shall be Monday-Thursday 10 a.m. to 4 p.m., 10 a.m. to 1 p.m. on Fridays, or by appointment; 3.) No exterior signs or lights; approved, 5-0.

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Petitions for renewal of Second Class Motor Vehicle Licenses by Route 16 Auto Broker, 280 Salem St., E & C Auto Brokers, 505 Main St., McDermottroe Auto Sales, 229 Lexington St.; Anchor Auto Sales, 3 Breed Avenue: Representing E & C Auto Brokers was Christopher Costigan, 505 Main St., Woburn, MA. Chairman Ferullo said all paperwork is in

order for McDermottroe Auto Sales. Motion made by Councilor Demers and seconded by Councilor Campbell that the license renewal “ought to pass” with any existing conditions or limits; approved, 5-0. Chairman Ferullo said all paperwork is in order for Anchor Auto Sales. Motion made by Councilor Campbell and seconded by Councilor Demers that the license renewal “ought to pass” with any existing conditions or limits; approved, 5-0. Chairman Ferullo said the renewal for Anchor Auto Sales lacks the certificate of Treasurer/Collector and he would like to keep that in committee. Chairman Ferullo said he has questions for Mr. Costigan about the capacity of the lot. He said the special permit for E & C Auto Brokers stipulates a limit of five cars and it seems like there are a lot more than five cars parked on the lot. He suggested that Mr. Costigan contact his attorney to modify the special permit. He said he understands part of the problem is due to a co-tenant. Mr. Costigan said he has been selling cars from the premises for five years. He said he has been allotted the same size area since he started. He said he should have had his attorney apply for an amendment to the special permit to allow him more cars. He said he has spoken to the Building Commissioner about this issue. Councilor Demers said there seems to be a logistical issue because there are three separate tenants – the gasoline component, the auto body shop, and the used car component. He said he received a complaint about parking on Harlow Court and he wanted to make sure that was being addressed. He said Commissioner Quinn was going to reach out to the property owner. He said it seems like the problem has metastasized. He said it seems like the best way to resolve whatever issues there are is by having Commissioner Quinn meet with the tenants. Councilor Campbell asked if the problems on the property lie with this particular tenant. Councilor Demers said Mr. Costigan is over the limit of how many vehicles he can keep for sale. He said the only complaint he has received is about off-site parking by the Amazon trucks that are at the site. Councilor Campbell asked Mr. Costigan how many vehicles he has for sale on the property. Mr. Costigan said there are approximately 15-20 vehicles on the lot. He said all his vehicles are parked on the right side of the lot. He said the problem is all the vehicles under his control are not ready for sale. Chairman Ferullo said there are 8-9 vehicles parked up front and the rest are parked behind the building. Councilor Campbell said the license indicates there is a limit of five vehicles. Mr. Costigan said he wants to amend the license to allow up to 20 vehicles. He said there were never any issues at the site until the Amazon trucks arrived. Councilor Demers said if Mr. Costigan were to come back with a parking plan and there was a meeting with the rest of the tenants, he would consider an increase in the number of vehicles allowed under the special permit. Chairman Ferullo said the application also lacks an insurance binder indicating the dealership has a valid workmen’s compensation policy. He asked Mr. Costigan to provide the clerk with an updated insurance binder. Mr. Costigan said he can do that tomorrow. Councilor Dillon suggested contacting the landlord, who perhaps can shed some light on the situation on the premises. He asked Mr. Costigan if he could encourage the landlord to communicate with the committee. Mr. Costigan said the landlord can be difficult to contact. Chairman Ferullo said he would recommend the license renewal ought to pass as long as the applicant provides the clerk with an insurance binder. Councilor Demers said he is ok with the renewal. He said he will speak to Commissioner Quinn about arranging a meeting. Motion made by Councilor Demers and seconded by Councilor Campbell that the license renewal “ought to pass” with any existing limits or conditions, and upon the provision of an insurance binder indicating there is valid workmen’s compensation insurance; approved, 5-0.

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MOTION made by Councilor Dillon and seconded by Councilor Campbell to adjourn; all in favor, 5-0. Chairman Ferullo adjourned the meeting at 6:39 p.m.

A TRUE RECORD ATTEST

Gordon Vincent
Clerk of Committees