



Medford City Council
Medford, Massachusetts

The Twelfth Regular Meeting, June 23, 2026

City Council

Isaac B. “Zac” Bears
Anna Callahan
Emily Lazzaro
Matt Leming
Liz Mullane
George A. Scarpelli
Justin Tseng

This meeting will take place at 7:00 P.M. in the City Council Chamber, 2nd Floor, Medford City Hall, 85 George P. Hassett Drive, Medford, MA and via Zoom.

Zoom Link:

<https://us06web.zoom.us/j/87165620335?pwd=ubVBKUAFokGKmEZdHWD00CWsVubSZR.1>

Call-in Number: +19292056099,,87165620335#,,,,*486577#

Live: Channel 22 (Comcast), Channel 43 (Verizon), [YouTube](#), and medfordtv.org.

To submit written comments, please email ccmembers@medford-ma.gov.

CALL TO ORDER & ROLL CALL

SALUTE TO THE FLAG

ANNOUNCEMENTS, ACCOLADES, REMEMBRANCES, REPORTS, AND RECORDS

26-116 - Offered by Isaac Bears, Council President, Justin Tseng, City Councilor

Resolution to Celebrate Marie Cassidy and Her Years of Service and Devotion to the Children and City of Medford

Records

The Records of the Meeting of June 9, 2026 were passed to Councilor Callahan

The Records of the Special Joint Meeting of June 11, 2026 were passed to Councilor Leming

Reports of Committees

26-107 - Offered by Isaac Bears, Council President

Committee of the Whole, June 9, 2026, Report

26-094 - Offered by Emily Lazzaro, Council Vice President

Public Health and Community Safety Committee, June 16, 2026, Report to Follow

24-354 and 26-024 - Offered by Liz Mullane, City Councilor

Resident Services and Public Engagement Committee, June 16, 2026, Report to Follow

MOTIONS, ORDERS, AND RESOLUTIONS

26-117 - Offered by Isaac Bears, Council President, Anna Callahan, City Councilor, Matt Leming, City Councilor

Resolution to Support Rent Stabilization Campaign and Legislative Compromise Efforts

26-118 - Offered by George Scarpelli, City Councilor

Resolution to Appeal Deficient Public Records Response of City Administration Regarding Legal Matters

26-119 - Offered by George Scarpelli, City Councilor

Resolution for Administration to Prepare 1/12th Budget Due to Missing Financial Information

COMMUNICATIONS FROM THE MAYOR

26-105

Submitted by Mayor Breanna Lungo-Koehn

Free Cash Appropriation for Affordable Housing Trust

26-120

Submitted by Mayor Breanna Lungo-Koehn

Free Cash and Retained Earnings Appropriations

26-121

Submitted by Mayor Breanna Lungo-Koehn

Free Cash Appropriation for Medford Family Network

26-112

Submitted by Mayor Breanna Lungo-Koehn

Request for Food Truck Permits for "Tandoor + Curry" and "Revlry" - Medford Square
Fest: Brews, Bites & Beats

26-122

Submitted by Mayor Breanna Lungo-Koehn

Community Preservation Committee Appropriation Request - Royall House and Shiloh
Baptist Church

26-123

Submitted by Mayor Breanna Lungo-Koehn

Capital Stabilization Fund Appropriation Request - Curtis/Tufts Capital Needs
Assessment

26-124

Submitted by Mayor Breanna Lungo-Koehn

Personnel Ordinance Amendments - Director and Assistant Director of Health and
Human Services

26-125

Submitted by Mayor Breanna Lungo-Koehn

Main Street Corridor – Order to Acquire Easements, Order of Taking and Order of
Alteration of Layout

26-061

Submitted by Mayor Breanna Lungo-Koehn

Fiscal Year 2027 Budget Submission - Revised

26-126

Submitted by Mayor Breanna Lungo-Koehn

Fiscal Year 2027 Budget Submission – Supplemental Appropriations

COMMUNICATIONS FROM CITY OFFICERS AND EMPLOYEES

26-105

Submitted by Medford Public Schools

Resolution to Establish a Special Education Reserve Fund for Medford

PUBLIC PARTICIPATION

To participate outside of Zoom, please e-mail REliseo@medford-ma.gov.

UNFINISHED BUSINESS

<u>26-003</u>	Appointment of a City Messenger for 2026 and 2027	
IN CITY COUNCIL	JANUARY 6, 2026	
TABLED		
<u>25-054</u>	Chapter 10, Article VIII - Proposed Vacant Building Ordinance	
IN CITY COUNCIL	MAY 12, 2026	APPROVED FOR FIRST READING
ADVERTISED	JUNE 25, 2026 & JULY 2, 2026	MEDFORD TRANSCRIPT & SOMERVILLE JOURNAL
IN CITY COUNCIL	JULY 14, 2026	ELIGIBLE FOR THIRD READING
<u>26-091</u>	Amendment to Personnel Ordinance - Assistant Network Administrator	
IN CITY COUNCIL	MAY 12, 2026	APPROVED FOR FIRST READING
ADVERTISED	JUNE 25, 2026 & JULY 2, 2026	MEDFORD TRANSCRIPT & SOMERVILLE JOURNAL
IN CITY COUNCIL	JULY 14, 2026	ELIGIBLE FOR THIRD READING
<u>26-092</u>	Amendment to Personnel Ordinance - Wage Adjustment for Non-Union Personnel	
IN CITY COUNCIL	MAY 12, 2026	APPROVED FOR FIRST READING
ADVERTISED	JUNE 13/14, 2026 & JUNE 20/21, 2026	BOSTON HERALD
IN CITY COUNCIL	JUNE 23, 2026	ELIGIBLE FOR THIRD READING

<u>26-106</u>	Amendment to Personnel Ordinance - Tree Warden	
IN CITY COUNCIL	MAY 12, 2026	APPROVED FOR FIRST READING
ADVERTISED	JUNE 25, 2026 & JULY 2, 2026	MEDFORD TRANSCRIPT & SOMERVILLE JOURNAL
IN CITY COUNCIL	JULY 14, 2026	ELIGIBLE FOR THIRD READING

Reports Due/Deadlines

<u>16-574</u>	University Accountability Report (Next Report Due in November 2025)
<u>22-026</u>	Quarterly Presentation on City’s Financial Health by Chief Financial Officer/Auditor
<u>22-027</u>	Monthly Copy of Warrant Articles from Chief Financial Officer/Auditor

Adjournment



Medford City Council
Medford, Massachusetts

MEETING DATE

June 23, 2026

SPONSORED BY

Isaac Bears, Council President,
Justin Tseng, City Councilor

AGENDA ITEM

26-116 - Resolution to Celebrate Marie Cassidy and Her Years of Service and Devotion to the Children and City of Medford

FULL TEXT AND DESCRIPTION

Be it Resolved by the Medford City Council that we congratulate Marie Cassidy on her retirement as Director of the Medford Family Network and thank her for decades of public service to the City of Medford, especially her 33 years as the heart and soul of the MFN, which has been essential to building thriving childhoods and community connections for generations of children and parents in our city.

RECOMMENDATION

FISCAL IMPACT

ATTACHMENTS

None



Medford City Council
Medford, Massachusetts

MEETING DATE

June 23, 2026

SPONSORED BY

Isaac Bears, Council President,
Anna Callahan, City Councilor, Matt
Leming, City Councilor

AGENDA ITEM

26-117 - Resolution to Support Rent Stabilization Campaign and Legislative Compromise Efforts

FULL TEXT AND DESCRIPTION

Whereas, the rising cost of housing in the City of Medford continues to create significant financial strain for renters, placing seniors, working families, and essential workers at risk of displacement and housing insecurity; and

Whereas, housing affordability remains one of the most pressing concerns among Medford residents; and

Whereas, housing instability contributes to broader community challenges, including disruption to students, classrooms, and families, negative impacts on physical and mental health, and the weakening of neighborhood cohesion; and

Whereas, rent stabilization is a critical tool that can help prevent displacement, provide predictability for tenants, and promote long-term community stability; and

Whereas, stabilizing rents may also support the local economy by allowing residents to remain in Medford, with sustainable housing costs allowing them to contribute even more to local businesses and the broader community; and

Whereas, current Massachusetts law prohibits municipalities from enacting rent stabilization policies, necessitating action at the state level; and

Whereas, a proposed initiative petition for the November 2026 ballot and legislation currently under consideration by the Massachusetts Legislature both seek to enable rent stabilization policies; and

Whereas, these proposals include exemptions for owner-occupied buildings with four or fewer units and for newly constructed housing during an initial period, protecting tenants and small-scale landlords

while encouraging new housing development; now, therefore:

Be it Resolved by the Medford City Council that we hereby express our support for both the initiative petition entitled “An Initiative Petition to Protect Tenants by Limiting Rent Increases” and the legislation entitled “An Act enabling cities and towns to stabilize rents and protect tenants”; and

Be it Further Resolved that we urge the Massachusetts Legislature to work with the Homes for All Coalition and the groups representing developers and real estate companies to approve the compromise legislation they negotiated to avert a ballot question campaign and to advance policies that protect tenants, prevent displacement, and strengthen communities across the Commonwealth; and

Be it Further Resolved that the City Clerk is hereby requested to transmit a copy of this resolution to the Attorney General, the Governor of the Commonwealth, the Mayor of Medford, the Senate President, the Speaker of the House, and all members of Medford’s legislative delegation.

RECOMMENDATION

FISCAL IMPACT

ATTACHMENTS

None



Medford City Council
Medford, Massachusetts

MEETING DATE

June 23, 2026

SPONSORED BY

George Scarpelli, City Councilor

AGENDA ITEM

26-118 - Resolution to Appeal Deficient Public Records Response of City Administration Regarding Legal Matters

FULL TEXT AND DESCRIPTION

Whereas, on April 29, 2026 the City Council, through its President, Isaac B. Bears filed a public records request to the Law Department, Janice Spencer, seeking various public records. This request is set forth in Council Paper 26-077; and

Whereas, the Council's April 29, 2026 request for public records was substantially based on the failure of the administration to respond to a request for records and information sent to it by the Council in February 2026 in Council Paper 26-043; and

Whereas, on May 13, 2026, Janice Spencer filed a request with the Public Records Division seeking an additional thirty (30) days to respond to the Council's request. The request for an extension of thirty days to respond was granted by the Supervisor of Public Records on May 19, 2026; and

Whereas, on Tuesday, June 16, 2026, Nina Nazarian, on behalf of the administration sent a series of five emails to the City Council to which she attached a small handful of settlement agreements including one that included a "confidentiality" provision in spite of the fact that the Mayor had previously stated to the Council that "...the city does not have any non-disclosure agreements"; and

Whereas, the extended period for the City to respond had expired; now, therefore:

Be it Resolved by the Medford City Council that, in light of the sparse and inadequate response of the administration along with the questionable veracity of its prior statements, we authorize, by roll call vote, an appeal of the administrations response to the Secretary of State's Office, Public Records Division.

RECOMMENDATION

FISCAL IMPACT

ATTACHMENTS

None



Medford City Council
Medford, Massachusetts

MEETING DATE

June 23, 2026

SPONSORED BY

George Scarpelli, City Councilor

AGENDA ITEM

26-119 - Resolution for Administration to Prepare 1/12th Budget Due to Missing Financial Information

FULL TEXT AND DESCRIPTION

Be it resolved that in light of the administration's repeated failure to provide the Council with information regarding lawsuits, claims, costs and other financial impact of "lawsuits, claims, administrative proceedings, arbitrations and other legal actions" which would allow it to properly discern whether to approve the budget submitted by the Mayor, that the Council vote to reject the budget submitted by the Mayor and, instead, vote that the mayor submit a "1/12" budget which is a "continuing appropriation budget ... on a month to month basis for a period not to exceed three months" pursuant to G.L. c. 44, § 32.

RECOMMENDATION

FISCAL IMPACT

ATTACHMENTS

None



**MEDFORD, MASSACHUSETTS
MAYOR BREANNA LUNGO-KOEHN**

May 20, 2026

Via Electronic Delivery

To The Honorable President and
Members of the Medford City Council
Medford City Hall
Medford, MA 02155

Re: Use of Free Cash

Dear President Bears and City Councilors:

Considering the importance that both your Honorable Body and I have placed on Affordable Housing, I respectfully request and recommend that your Honorable Body approves the appropriation of Free Cash in the amount of Two Hundred and Fifty Thousand Dollars and Zero Cents (\$250,000.00) for the Affordable Housing Trust.

The balance of free cash before this vote is \$21,012,459.

Housing Planner Katherine Buckingham and Chairwoman Lisa Anne Davidson will be present to address the Council.

Respectfully submitted,


Breanna Lungo-Koehn
Mayor



**MEDFORD, MASSACHUSETTS
MAYOR BREANNA LUNGO-KOEHN**

June 16, 2026

Via Electronic Delivery

To The Honorable President and
Members of the Medford City Council
Medford City Hall
85 George P. Hassett Drive
Medford, MA 02155

Re: Free Cash and Retained Earnings Appropriations

Dear President Bears and City Councilors:

I respectfully request and recommend that your Honorable Body approves the appropriations of:

1. Free Cash in the amount of Ten Million, Ninety-Nine Thousand, Two Hundred Seventy Dollars and Four Cents (\$10,099,270.04) on the following items:
 - \$7,447,658.04 to replenish the Capital Stabilization Fund back to \$13 million (would contain \$5,552,341.96 if the Capital Stabilization Fund appropriation request is approved);
 - \$1,355,311.55 for snow and ice deficit;
 - \$1,281,300.45 for FY23 and FY24 for patrol, superiors and dispatch union's retro; and
 - \$15,000.00 for a feasibility study for a project labor agreement for the construction of the new Medford High School.

As of the submission of this request, the balance of free cash is \$21,012,459.

2. Retained Earnings from the Water & Sewer Enterprise in the amount of Five Hundred Sixty Thousand Dollars and Zero Cents (\$560,000.00) on the following item:
 - \$560,000.00 to replenish the Water & Sewer Capital Stabilization Fund back to \$2 million (currently contains \$1,440,000.00).

As of the submission of this request, the balance retained earnings in the water & sewer enterprise is \$5,091,021.

Respectfully submitted,


Breanna Lungo-Koehn
Mayor

**85 George P. Hassett Drive, Medford, MA 02155
781-396-5500 * www.medfordma.org**



**MEDFORD, MASSACHUSETTS
MAYOR BREANNA LUNGO-KOEHN**

June 16, 2026

Via Electronic Delivery

To The Honorable President and
Members of the Medford City Council
Medford City Hall
85 George P. Hassett Drive
Medford, MA 02155

Re: Free Cash Appropriation

Dear President Bears and City Councilors:

I respectfully request and recommend that your Honorable Body approves the appropriation of Free Cash in the amount of One Hundred Thousand Dollars and Zero Cents (\$100,000.00) for the Medford Family Network (MFN) for a grant to bridge a funding gap that MFN has identified, given the loss of funding from one of their major funders, the Children's Trust.

MFN has identified a funding need of \$240,000 for FY27. Fortunately, through efforts by our state delegation, School Committee members, and myself, Tufts University is donating \$50,000, the Cummings Foundation is providing a \$100,000 grant for a period of 3 years, and Senator Jehlen has been working hard on a \$100,000 budget amendment.

This free cash appropriation, together with other funding sources that have been secured or are currently being pursued, will enable the City to begin developing a formal grant agreement this summer. In the meantime, MFN can rely on grant funds it has already received, or expects to receive, to support operations through at least the first quarter. If funding for MFN is not provided in the upcoming state budget, I will work with you all to increase the amount of funds available for the City's one-time grant for MFN to avoid any shortfalls.

We want to be clear that negotiating and executing the grant agreement will take time, and we are working to ensure the process is completed thoughtfully and in accordance with all legal requirements.

As of the submission of this request, the balance of free cash is \$21,012,459.

Respectfully submitted,


Breanna Lungo-Koehn
Mayor

**85 George P. Hassett Drive, Medford, MA 02155
781-396-5500 * www.medfordma.org**



**MEDFORD, MASSACHUSETTS
MAYOR BREANNA LUNGO-KOEHN**

May 21, 2026

Via Electronic Delivery

To the Honorable President and
Members of the Medford City Council
Medford City Hall
Medford, MA 02155

Re: Food Truck Permit

Dear President Bears and Members of the City Council:

On behalf of the below entity, I respectfully submit to the Medford City Council the following request for a "food truck" permit in the City of Medford. In addition to City Council approval, vendors are required to adhere to Health Department food safety requirements.

Business Name: Tandoor + Curry

Date + Time: 06/13/2026 - 12:00 PM – 5:00 PM
08/01/2026 - 12:00 PM – 5:00 PM

Location: Clippership Pop-up
75 Riverside Drive
Medford, MA 02155

Event: Medford Square Fest: Brews, Bites & Beats

About the Event: Family-friendly event with free music, a beer tent, and food.

Thank you for your kind attention to this matter.

Sincerely,

Breanna Lungo-Koehn, Mayor



**MEDFORD, MASSACHUSETTS
MAYOR BREANNA LUNGO-KOEHN**

May 21, 2026

Via Electronic Delivery

To the Honorable President and
Members of the Medford City Council
Medford City Hall
Medford, MA 02155

Re: Food Truck Permit

Dear President Bears and Members of the City Council:

On behalf of the below entity, I respectfully submit to the Medford City Council the following request for a "food truck" permit in the City of Medford. In addition to City Council approval, vendors are required to adhere to Health Department food safety requirements.

Business Name: Revlry

Date + Time: 07/18/2026 - 12:00 PM – 5:00 PM
07/25/2026 - 12:00 PM – 5:00 PM
08/08/2026 - 12:00 PM – 5:00 PM

Location: Clippership Pop-up
75 Riverside Drive
Medford, MA 02155

Event: Medford Square Fest: Brews, Bites & Beats

About the Event: Family-friendly event with free music, a beer tent, and food.

Thank you for your kind attention to this matter.

Sincerely,

Breanna Lungo-Koehn, Mayor



**MEDFORD, MASSACHUSETTS
MAYOR BREANNA LUNGO-KOEHN**

June 16, 2026

Via Electronic Delivery

To the Honorable President and
Members of the Medford City Council
Medford City Hall
85 George P. Hassett Drive
Medford, MA 02155

**Re: FY26 CPA Appropriation Requests – Royall House Emergency Perimeter Wall Repair
and Shiloh Baptist Church ADA Improvements Final Contingency**

Dear President Bears and City Councilors:

On behalf of the Community Preservation Committee, I respectfully request and recommend that your Honorable Body approve the following FY26 recommendations of the Community Preservation Committee:

Requesting the appropriation of \$38,000.00 from the CPA General Reserve to the Royall House Association, to fund emergency perimeter wall repairs at the Royall House and Slave Quarters Museum; and

Requesting the appropriation of \$70,000.00 from the CPA General Reserve to Shiloh Baptist Church of Medford, to provide final contingency funding for their ADA Improvements project.

The project will be tracked in the Community Preservation Fund. The CPC recommendation letters are attached and incorporated. Community Preservation Act Manager Theresa Dupont will be in attendance to address the Council.

Thank you for your consideration.

Respectfully submitted,


Breanna Lungo-Koehn
Mayor

Enclosure



Funding Recommendation Decision

June 10, 2026

Applicant Name: Royall House Association

Applicant Address: 15 George Street, Medford MA 02155

Project: Emergency Perimeter Wall Restoration

On June 9, 2026, the City of Medford Community Preservation Committee (“CPC”) voted 8-0 to recommend to City Council that the Royall House Association be awarded \$38,000.00 of Community Preservation Act (“CPA”) funds for the Royall House Emergency Perimeter Wall Restoration project. In reaching their decision, the CPC found that the project meets the CPA objective of preserving and restoring historical resources.

Conditions of Approval:

1. The rehabilitation shall comply with the Standards for Rehabilitation stated in the United States Secretary of the Interior's Standards for the Treatment of Historic Properties codified in 36 C.F.R. Part 68.
2. The Applicant shall provide a technical report on the safety of the lead flashing material used during the restoration that addresses any leaching or toxicity and demonstrates that it is within acceptable limits, as determined by the Massachusetts Department of Public Health, to the Community Preservation Act Manager.
3. Applicant will ensure that the Massachusetts Historical Commission, as the holder of the Preservation Restriction on the Property, approves the restoration project, including the mortar mix color and profile.

Signed by:

Roberta Cameron

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Roberta Cameron, Chair
Community Preservation Committee



Funding Recommendation Decision

May 13, 2026

Applicant Name: Shiloh Baptist Church of Medford

Applicant Address: 1 Holton Street, Medford, MA 02155

Project: Shiloh Baptist Church | ADA Improvement Final Contingency

On May 12, 2026, the City of Medford Community Preservation Committee (“CPC”) voted 8-0 to recommend to City Council that Shiloh Baptist Church of Medford be awarded \$70,000 of Community Preservation Act (“CPA”) final contingency funding for their ADA Improvement Project. In reaching their decision, the CPC found that the project meets the CPA objective of preserving and restoring historical community resources.

Conditions of Approval:

1. The rehabilitation shall comply with the Standards for Rehabilitation stated in the United States Secretary of the Interior's Standards for the Treatment of Historic Properties codified in 36 C.F.R. Part 68.

Signed by:

Roberta Cameron

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Roberta Cameron, Chair
Community Preservation Committee

City of Medford FY26 Community Preservation Act

Royall House
Emergency Perimeter Wall Repair

Shiloh Baptist Church
ADA Improvements Final Contingency

EXECUTIVE SUMMARY FOR CITY COUNCIL
JUNE 23, 2026



Dear City Council,

This executive summary provides an overview of two (2) FY26 Community Preservation Act (“CPA”) funding recommendations made by the Community Preservation Committee (“CPC”) for the Medford City Council to consider.

These recommendations took into consideration public feedback received at community outreach events/surveys and priorities of City leadership, was informed by the City’s Comprehensive Plan and historical significance designations made by local and state agencies. This information is intended to provide additional detail of the projects and the community impact.

We thank you for your time and consideration.

Respectfully submitted,

Theresa Dupont
Community Preservation Act Manager

Project: Royall House - Emergency Perimeter Wall Repair

Funding Recommendation: \$38,000

Applicant: Royall House Association

CPA Category: Historic Preservation

[Link to application materials here](#) or by visiting medfordma.org/boards-commissions/community-preservation-committee and selecting ‘FY26 Applications Under Consideration’

Project Summary:

This funding would see emergency repairs to the historic, exterior perimeter brick wall surrounding the Royall House & Slave Quarter museum property. There is significant mortar loss and subsequent warping/bowing on one section of the wall that is at risk of failure and partial collapse. This wall serves as a property boundary to abutting neighbors.

Objectives:

- To rehabilitate and restore historically-significant assets to the Medford community; by repairing and preserving the exterior perimeter wall, this will help ensure that this asset is maintained for current and future visitors to the museum.

Key Outcomes:

- Preserve a key feature to the Royall House property
- Reduce the risk of wall failure, for the safety of visitors to the museum and to abutters

CPC Funding conditions

1. The rehabilitation shall comply with the Standards for Rehabilitation stated in the United States Secretary of the Interior's Standards for the Treatment of Historic Properties codified in 36 C.F.R. Part 68.
2. The Applicant shall provide a technical report on the safety of the lead flashing material used during the restoration that addresses any leaching or toxicity and demonstrates that it is within acceptable limits, as determined by the Massachusetts Department of Public Health, to the Community Preservation Act Manager.
3. Applicant will ensure that the Massachusetts Historical Commission, as the holder of the Preservation Restriction on the Property, approves the restoration project, including the mortar mix color and profile.

Project: Shiloh Baptist Church - ADA Improvements - Final Contingency Funding

Funding Recommendation: \$70,000

Applicant: Shiloh Baptist Church of Medford

CPA Category: Historic Preservation

[Link to application materials here](#) or by visiting medfordma.org/boards-commissions/community-preservation-committee and selecting 'FY26 Applications Under Consideration'

Project Summary:

After a multi-year, multi-phase approach to the ADA improvements at Shiloh Baptist Church of West Medford, the Church is seeking final contingency funding to help with the remaining change orders from the improvement project, due to project cost escalations and unforeseen construction repairs.

Objectives:

- To rehabilitate and bring accessibility to historically-significant assets to the Medford community

Key Outcomes:

- Preserve a historically-significant community building and further activating it as a community hub that is accessible to all neighbors and visitors of all physical abilities.

- Improvements made the space accessible to accommodate a childcare provider to the Medford family community

CPC Funding conditions

- The rehabilitation shall comply with the Standards for Rehabilitation stated in the United States Secretary of the Interior's Standards for the Treatment of Historic Properties codified in 36 C.F.R. Part 68.



**MEDFORD, MASSACHUSETTS
MAYOR BREANNA LUNGO-KOEHN**

June 16, 2026

Via Electronic Delivery

To the Honorable President and
Members of the Medford City Council
Medford City Hall
85 George P. Hassett Drive
Medford, MA 02155

Re: Capital Stabilization Fund Appropriation Request

Dear President Bears and City Councilors:

I respectfully request and recommend that your Honorable Body approve an appropriation from the Capital Stabilization Fund in the amount of Seventeen Thousand Five Hundred Dollars and Zero Cents (\$17,500.00) to fund a Capital Needs Assessment of the Curtis Tufts High School in support of planning for the building's future use.

The Capital Stabilization Fund has a balance of \$5,569,841.96.

Director of Facilities David MacIntyre will be available for questions.

Thank you for your kind attention to this matter.

Respectfully submitted,


Breanna Lungo-Koehn
Mayor



**MEDFORD, MASSACHUSETTS
MAYOR BREANNA LUNGO-KOEHN**

June 16, 2026

Via Electronic Delivery

To the Honorable President and
Members of the Medford City Council
Medford City Hall
85 George P. Hassett Drive
Medford, MA 02155

Re: Personnel Ordinance Amendments

Dear President Bears and City Councilors:

I respectfully request and recommend that your Honorable Body approve the following amendments to the Revised Ordinances Chapter 66 entitled "Personnel," Article II entitled "Reserved" (the city's "Classification and Compensation Plan)," formerly included as Art. II §§, 66-31—66-40, by adopting the following changes, effective July 1, 2026:

Amendment A

The language of "CAF-12" shall be amended to remove "Prevention & Outreach Manager" and the language of "CAF-13" shall be amended to include the following position:

"Assistant Health and Human Services Director"

Amendment B

The language of "CAF-19" shall be amended to remove "Director of Public Health" and replace it with the following position:

"Director of Health and Human Services"

Director of Public Health MaryAnn O'Connor will be available to speak on this request.

Respectfully submitted,


Breanna Lungo-Koehn
Mayor

**85 George P. Hassett Drive, Medford, MA 02155
781-396-5500 * www.medfordma.org**



**MEDFORD, MASSACHUSETTS
MAYOR BREANNA LUNGO-KOEHN**

June 18, 2026

Via Electronic Delivery

To the Honorable President and
Members of the Medford City Council
Medford City Hall
85 George P. Hassett Drive
Medford, MA 02155

**Re: Main Street Corridor – Order to Acquire Easements, Order of Taking and
Order of Alteration of Layout**

Dear President Bears and City Councilors:

As you are aware, the City is working in coordination with MassDOT to construct traffic and safety improvements to the Main Street corridor, beginning just south of Thomas St. and extending just north of the westbound Mystic Valley Parkway (Route 16) on- and off-ramps. The work area also extends on Mystic Ave (Route 38) from Main St. to just beyond Union St. The project will add traffic signals to three major intersections and include roadway mill and overlay, intersection geometry revisions, and improvements to sidewalks, bus lanes, bicycle lanes, crosswalks, signage, and pavement markings.

The federal funding granted for this project requires that the right-of-way be in complete ownership and physical control of the City. A survey prepared for the project identified nine (9) private properties that contain public infrastructure. The City needs to acquire permanent and temporary easements as part of the project to facilitate the reconstructions of sidewalks, driveway entrances, and relocating overhead wires. The project also requires the City to alter the layouts of Main Street and Mystic Avenue to include within said layouts the public infrastructure on private properties. The layout alterations have been approved by the Mayor and by the Community Development Board.

Enclosed are the following documents for your consideration: a City Council Order to acquire the easements; the Order of Taking, to take the easements by eminent domain; an Order of Alteration of Layout to alter the layout of Main Street and Mystic Avenue; the Alteration Plan; and the recommendation of the Community Development Board.

The easements were appraised by a certified General Appraiser, and those appraisals were reviewed by a certified General Review Appraiser to establish just compensation for the easements. Written offers were sent to all nine (9) property owners via certified mail on May 6, 2026. Assistant City Engineer Sierra Schatz has been in contact with each owner to answer



MEDFORD, MASSACHUSETTS
MAYOR BREANNA LUNGO-KOEHN

questions and address concerns throughout this process beginning with the initial contact letter sent in February 2026.

I respectfully request that the City Council vote to adopt the Order approving the acquisition of the easements and to execute the Order of Taking, effectuating the acquisition, and the Order of Alteration of Layouts at your regular June 23, 2026 meeting.

Assistant City Engineer Sierra Schatz will be in attendance to answer questions on this matter.

Thank you for your kind attention to this matter.

Sincerely,


Breanna Lungo-Koehn
Mayor

Enclosures

ORDERED: That the City Council of the City of Medford, on behalf of the City and pursuant to the authority granted by Chapter 82, Sections 21-24 and Chapter 79 of the Massachusetts General Laws, as amended, and any and every other power and authority which is hereunto in any way enabling, acquire by purchase, gift, and/or eminent domain, fee ownership of and/or permanent and temporary easements (which temporary easements shall be for five years) for any and all purposes for which public ways are used in the City of Medford and for the purpose of undertaking the Main Street (Route 38) Corridor and Intersection Improvements Project including, without limitation, constructing, inspecting, operating, maintaining, repairing, removing, replacing, relocating, and abandoning in place rights of way, sidewalks, walkways, utilities and any and all other structures, appurtenances and/or facilities related or incidental thereto, in, on, over, under, across and along the parcels of land shown on the plan entitled "Alteration Plan of Main Street (Route 38) Prepared for the City of Medford Middlesex County", dated April 29, 2026, prepared by Greenman-Pedersen, Inc, a copy of which is on file with the City Clerk, and accept easements therefor and adopt and execute an Order of Taking provided this date by counsel to acquire said easements, and, in connection with said taking, to award damages for the taking to each property owner in the amounts set forth in Schedule B, attached to but not to be recorded with said Order of Taking; and execute, and to authorize the Council President to execute, on behalf of the City Council, any and all other agreements and/or documents and take any and all other action as may be necessary or appropriate to accomplish the foregoing.



City of Medford

Office of Planning, Development and Sustainability

City Hall - Room 308
85 George P. Hassett Drive
Medford, Massachusetts 02155

Contact:
(781)393-2480
Fax: (781)393-2342
ocd@medford-ma.gov

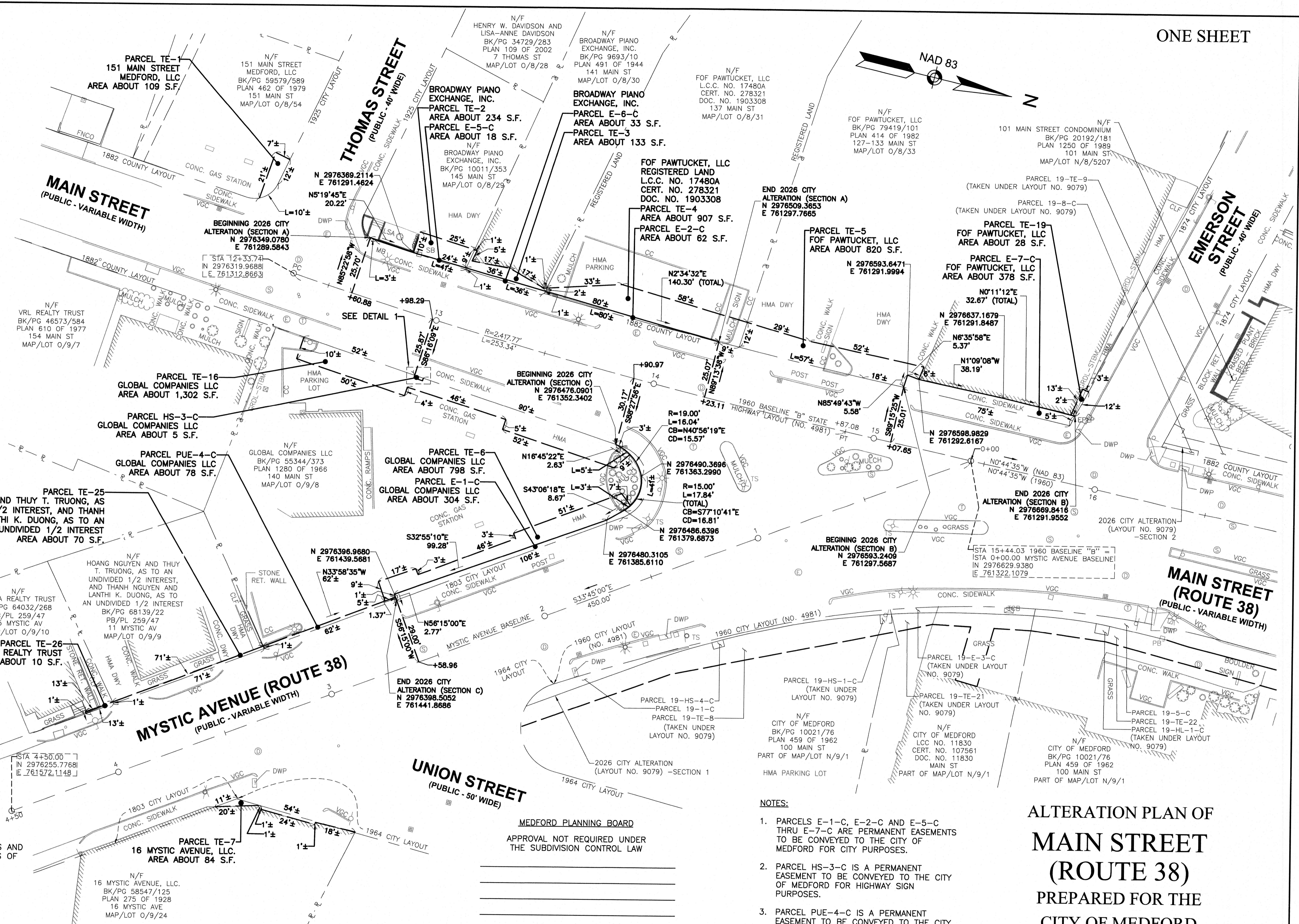
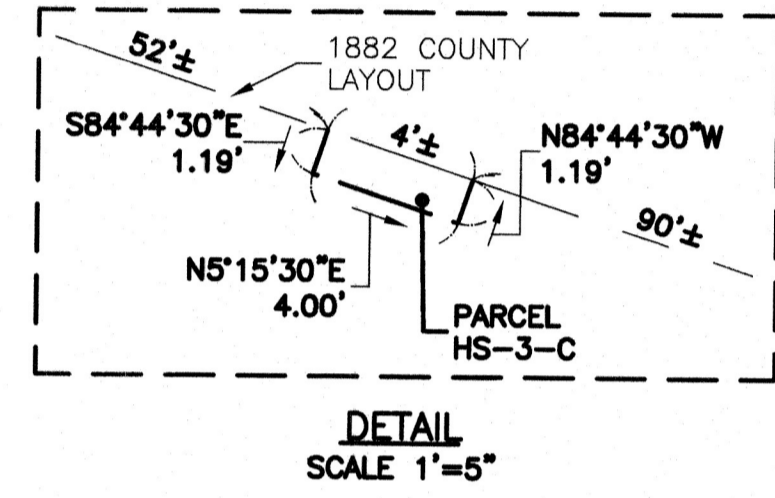
To: City Council President Bears and Honorable Members of the City Council
From: Danielle Evans, Senior Planner, Office of Planning, Development, and Sustainability *on behalf of* the City of Medford Community Development Board
Date: June 15, 2026
RE: Community Development Board Recommendation (Alteration of the Main Street layout)

On May 20, 2026, the Community Development Board held a meeting and voted unanimously to recommend for acceptance by City Council the alteration of the Main Street layout and the associated temporary and permanent easements as shown on the plan entitled, "Alteration Plan of Main Street (Route 38)" prepared by Greenman-Pedersen, Inc and dated April 29, 2026. These alterations are in connection with the safety improvements of MassDOT project No. 611974.

Board members present at the meeting were Chair Douglas Carr, Member John Anderson, Member Sean Beagan, Member Page Buldini, Member Dina Caloggero, and Member Ari Fishman.

cc: Alicia Hunt, Director of Planning, Development, and Sustainability
Breanna Lungo-Koehn, Mayor
Richard Eliseo, Acting City Clerk

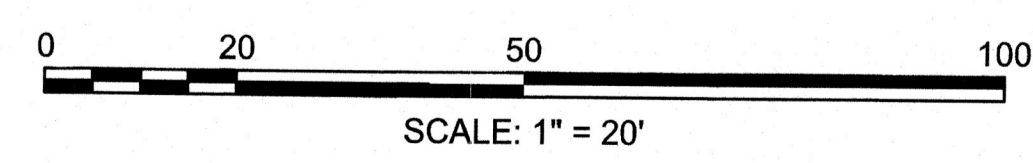
PLAN PREPARED BY:
GREENMAN-PEDERSEN, INC.
181 BALLARDALE STREET, SUITE 202
WILMINGTON, MASSACHUSETTS 01887
978-570-2999 WWW.GPINET.COM



I CERTIFY THAT THIS PLAN HAS BEEN PREPARED IN CONFORMITY WITH THE RULES AND REGULATIONS OF THE REGISTERS OF DEEDS OF THE COMMONWEALTH OF MASSACHUSETTS.



5/19/26 Jeffrey P. Bradford
DATE: JEFFREY P. BRADFORD, PLS #41862



MEDFORD PLANNING BOARD
APPROVAL NOT REQUIRED UNDER
THE SUBDIVISION CONTROL LAW

DATE: _____

NOTES:

- 1. PARCELS E-1-C, E-2-C AND E-5-C THRU E-7-C ARE PERMANENT EASEMENTS TO BE CONVEYED TO THE CITY OF MEDFORD FOR CITY PURPOSES.
- 2. PARCEL HS-3-C IS A PERMANENT EASEMENT TO BE CONVEYED TO THE CITY OF MEDFORD FOR HIGHWAY SIGN PURPOSES.
- 3. PARCEL PUE-4-C IS A PERMANENT EASEMENT TO BE CONVEYED TO THE CITY OF MEDFORD FOR PUBLIC UTILITY PURPOSES.
- 4. PARCELS TE-1 THRU TE-7, TE-16, TE-25 AND TE-26 ARE TEMPORARY CONSTRUCTION EASEMENTS TO BE CONVEYED TO THE CITY OF MEDFORD.

ALTERATION PLAN OF
MAIN STREET
(ROUTE 38)
PREPARED FOR THE
CITY OF MEDFORD
MIDDLESEX COUNTY

SCALE: 1"=20'

APRIL 29, 2026

Order of Layout

ORDERED: That the City Council of the City of Medford, on behalf of the City and pursuant to the authority granted by Chapter 82, Sections 21-24 of the Massachusetts General Laws, as amended, in connection with the Main Street (Route 38) Corridor and Intersection Improvements Project, having determined that common convenience and necessity require the alteration of the layouts of portions of Main Street and Mystic Avenue as public ways to include within said layouts the parcels of land shown as Parcels E-1-C, E-2-C, E-5-C, E-6-C, and E-7-C on the plan entitled “Alteration Plan of Main Street (Route 38) Prepared for the City of Medford Middlesex County”, dated April 29, 2026, prepared by Greenman-Pedersen, Inc., hereby orders that said layouts be altered in the manner depicted on said plan.

COMMONWEALTH OF MASSACHUSETTS

MIDDLESEX, SS.

CITY OF MEDFORD

ORDER OF TAKING

At a regularly convened meeting of the City Council of the City of Medford (the “City”) held on this _____ day of _____, 2026, it was voted and ordered as follows:

The City Council of the City of Medford, duly elected, qualified, and acting as such, on behalf of the City and by virtue of and in accordance with the authority of City Council Order _____, a certified copy of which is attached hereto and incorporated herein, the provisions of Chapter 79 and Chapter 82, Sections 21-24 of the General Laws, and any and every other power and authority hereunto enabling it in any way, hereby takes, for all purposes for which public ways are used and for the purpose of undertaking the Main Street (Route 38) Corridor and Intersection Improvements Project (the “Project”), the following interests in, on, under, over, across and along certain parcels of land abutting or near Main Street, Medford, Massachusetts, and shown more particularly on a plan entitled: “Alteration Plan of Main Street (Route 38) Prepared for the City of Medford Middlesex County”, dated April 29, 2026, prepared by Greenman-Pedersen, Inc., recorded with the Middlesex South District Registry of Deeds (the “Registry”) herewith in Plan Book _____, Plan _____ (the “Plan”), as set forth more particularly below:

1. Permanent Roadway Easements. Permanent easements in, on, under, over, across and along the parcels of land shown on the Plan as “E-1-C”, “E-2-C”, and “E-5-C” through and including “E-7-C” (collectively, the “Roadway Easement Premises”) for any and all purposes for which public ways are used in the City of Medford, together with attendant customary uses, including, without limitation, for the purposes of constructing, inspecting, operating, maintaining, repairing, removing, replacing, relocating, and abandoning in place rights of way and any and all structures and facilities necessary or convenient to support the same, or related thereto, including, without limitation, rights of way, sidewalks, walkways, guardrails, supporting and/or retaining walls, signs, drains, utilities (including water and sewer), hydrants, light posts, and any related appurtenances.

2. Permanent Utility Easement. A permanent easement in, on, under, over, across and along the parcel of land shown on the Plan as “PUE-4-C” (the “Utility Easement Premises”) for the purpose of installing, constructing, improving, inspecting, maintaining, repairing, replacing, relocating and/or abandoning in place utilities within the Utility Premises and all appurtenances related thereto, including, but not limited to, water (including public water mains, fire hydrants, and related facilities), sewer, drainage, guy wires, anchors, bolts, poles, conduits, telephone lines and wires (including overhead wires), and for any and all purposes and uses incidental thereto, including utilities for the transmission of power, intelligence and communications.

3. Permanent Sign Easement. A permanent easement in, on, under, over, across and along the parcel of land shown on the Plan as “HS-3-C” (the “Sign Easement Premises”) for the

purpose of installing, constructing, maintaining, repairing and replacing roadway signs and any structures and appurtenances related thereto.

4. Temporary Construction Easements. Temporary construction easements in, on, over, under and along the parcels of land shown on the Plan as “TE-1” though and including “TE-7”, TE-16”, “TE-19”, “TE-25”, and “TE-26” (collectively, the “Temporary Easement Premises”), for the purpose of undertaking the Project, including, without limitation, grading land, constructing, operating, improving, maintaining, repairing, replacing, relocating, realigning and/or reconstructing slopes of excavation and/or embankment driveways, sidewalks, retaining walls, stone walls, landscaping, loaming, planting trees, seeding, paving, and/or erosion control, which temporary construction easements shall terminate automatically five (5) years from the date on which this Order of Taking is recorded with the Registry without the necessity of recording any instrument with said Registry. Nothing in this paragraph shall affect the permanent easements acquired by the City hereunder.

The City shall have the right to enter upon and pass over the Roadway Easement Premises, the Utility Easement Premises, the Sign Easement Premises, and the Temporary Easement Premises (collectively, the “Easement Premises”) from time to time, by foot, vehicle, or heavy equipment, for all any and all purposes stated herein and uses necessary or incidental thereto, including, without limitation, using and temporarily storing, as needed, construction equipment, materials or other incidental items within the Easement Premises for the purposes set forth herein. No temporary or permanent buildings, structures or other objects shall be constructed, installed or placed upon the Roadway Easement Premises, the Utility Easement Premises, and the Sign Easement Premises and, for the term set forth herein, the Temporary Easement Premises. The City may assign such easements to or authorize use of such easement areas by any utility company.

The taking includes the right, but not the obligation, of the City to remove any buildings, structures, objects, utilities and/or vegetation (including trees and shrubs) now or hereafter located within the Easement Premises whenever their removal shall be necessary or convenient to exercise the rights taken hereunder and/or for the purposes set forth herein. Utilities and related facilities located within the Easement Premises that are owned by private utility companies and easements held by private utility companies are not taken.

The parcels of land subject to said easements are owned or supposed to be owned and/or formerly owned by the parties listed in Schedule A, which parties are hereinafter collectively referred to as Owners. If in any instance the name of any Owner is not correctly stated, the names of the supposed Owners being given as of this Order of Taking, it is understood that in such instance the land referred to is owned by an Owner or Owners unknown to us.

The amount awarded as damages to the Owner or Owners of the parcels in accordance with the provisions of G.L. c.79, §6, as amended, and to any other person or corporation having an interest therein, is set forth on Schedule B, which shall not be recorded with the Registry.

No betterments are to be assessed under this taking.

IN WITNESS WHEREOF, the City of Medford, acting by and through the City Council, has set its hands and seal on this ____ day of June, 2026.

CITY OF MEDFORD,
By its City Council

Isaac B. Bears, President

Emily Lazzaro, Vice President

Anna Callahan, Councilor

Matt Leming, Councilor

Liz Mullane, Councilor

George A. Scarpelli, Councilor

Justin Tseng, Councilor

THE COMMONWEALTH OF MASSACHUSETTS

Middlesex, ss.

On this ____ day of June, 2026, before me, the undersigned notary public, personally appeared _____, member(s) of the Medford City Council, as aforesaid, who proved to me through satisfactory evidence of identification, which was _____, to be the person(s) whose name(s) is/are signed on the preceding document, and acknowledged to me that he/she/they signed it voluntarily for its stated purpose on behalf of the City of Medford.

Notary Public
My Commission Expires:

SCHEDULE A

List of Property Owners

Interest(s) Taken	Owner(s)	Address (Medford, MA)	Deed Reference (Book/Page)
TE-1 (109±s.f.)	151 Main Street Medford, LLC	151 Main Street	59579-589
E-5-C (18±s.f.) TE-2 (234±s.f.)	Broadway Piano Exchange, Inc.	145 Main Street	10011-353
E-6-C (33±s.f.) TE-3 (133±s.f.)	Broadway Piano Exchange, Inc.	141 Main Street	8209-117 (Confirmatory Deed 9693-10)
E-7-C (378±s.f.) TE-5 (820±s.f.) TE-19 (28±s.f.)	FOF Pawtucket, LLC	127-133 Main Street	79419-101
E-2-C (62±s.f.) TE-4 (907±s.f.)	FOF Pawtucket, LLC	137 Main Street	79475-530; Ctf. 278324, Document No. 1903308, LC Plan Book 300, Page 233
E-1-C (304±s.f.) HS-3-C (5±s.f.) PUE-4-C (78±s.f.) TE-6 (798±s.f.) TE-16 (1,302±s.f.)	Global Companies LLC	140 Main Street	55344-373
TE-25 (70±s.f.)	Hoang Nguyen and Thuy T. Truong (1/2) and Thanh Nguyen and Lanthi K. Duong (1/2)	11-13 Mystic Avenue	68139-22
TE-26 (10±s.f.)	Peter M. Grava, Trustee of the Grava Realty Trust	15 Mystic Avenue	64032-268
TE-7 (84±s.f.)	16 Mystic Avenue LLC	16 Mystic Avenue	58547-125

SCHEDULE B

Damages Awarded

Owner(s)	Address (Medford, MA)	Damages Awarded
151 Main Street Medford, LLC	151 Main Street	\$2,300.00
Broadway Piano Exchange, Inc.	145 Main Street	\$7,700.00
Broadway Piano Exchange, Inc.	141 Main Street	\$8,600.00
FOF Pawtucket, LLC	127-133 Main Street	\$83,900.00
FOF Pawtucket, LLC	137 Main Street	\$29,800.00
Global Companies LLC	140 Main Street	\$101,900.00
Hoang Nguyen and Thuy T. Truong (1/2) and Thanh Nguyen and Lanthi K. Duong (1/2)	11-13 Mystic Avenue	\$1,500.00
Peter M. Grava, Trustee of the Grava Realty Trust	15 Mystic Avenue	\$200.00
16 Mystic Avenue LLC	16 Mystic Avenue	\$1,800.00



**MEDFORD, MASSACHUSETTS
MAYOR BREANNA LUNGO-KOEHN**

June 18, 2026

Via Electronic Delivery

To the Honorable President and
Members of the Medford City Council
Medford City Hall
85 George P. Hassett Drive
Medford, MA 02155

Re: Fiscal Year 2027 Budget Submissions - Revised

Dear President Bears and City Councilors:

Pursuant to M.G.L. c. 44, §32, I respectfully request and recommend that your Honorable Body approve the proposed Fiscal Year 2027 General Fund Budget, Public, Educational and Governmental (PEG) Access Special Revenue Fund and Water/Sewer Enterprise Fund Budget.

The total submitted appropriation for all departments, including schools, is \$217,375,456.13.

<u>Department</u>	<u>2027 Salaries</u>	<u>2027 Ordinary</u>	<u>Total Request</u>
Assessor	428,049.09	164,280.00	592,329.09
Legislative	244,774.00	50,100.00	294,874.00
Executive	610,560.33	124,068.99	734,629.32
Finance	635,079.45	262,740.00	897,819.45
Treasury/Collections	513,531.29	300,675.00	814,206.29
Law	230,866.60	298,700.00	529,566.60
Information Technology	125,191.04	396,120.00	521,311.04
Clerk	347,606.71	16,950.00	364,556.71
Elections	325,498.78	160,100.00	485,598.78
Licensing Commission	4,500.00	400.00	4,900.00
Conservation Commission	5,750.00	1,100.00	6,850.00
Planning, Develop. & Sustainability	722,105.83	150,100.00	872,205.83
Community Development Board	14,300.00	300.00	14,600.00
Zoning Board of Appeals	12,500.00	0.00	12,500.00



**MEDFORD, MASSACHUSETTS
MAYOR BREANNA LUNGO-KOEHN**

Historic District Commission	1,500.00	3,500.00	5,000.00
Historical Commission	0.00	35,000.00	35,000.00
Cable	0.00	0.00	0.00
Hormel Commission	5,400.00	0.00	5,400.00
Bicycle Commission	0.00	2,200.00	2,200.00
Building	880,527.48	230,363.00	1,110,890.48
Electrical	345,542.72	444,725.00	790,267.72
Facilities	290,794.55	1,921,500.00	2,212,294.55
Police	16,711,653.91	771,145.00	17,482,798.91
Traffic Supervisors	371,025.00	9,000.00	380,025.00
Traffic Commission	4,500.00	26,000.00	30,500.00
Fire	15,282,563.88	726,500.00	16,009,063.88
Emergency Management	8,840.00	400.00	9,240.00
Parking	796,749.44	292,440.00	1,089,189.44
Recreation	682,126.96	0.00	682,126.96
Library	1,822,565.52	598,500.00	2,421,065.52
DPW-Highway	2,804,960.06	12,206,796.86	15,011,756.92
DPW-Cemetery	823,798.97	262,859.00	1,086,657.97
DPW-Parks	632,524.81	305,100.00	937,624.81
DPW-Engineering	643,645.83	92,833.20	736,479.03
DPW-Forestry	439,888.96	173,200.00	613,088.96
Health	883,980.46	158,437.00	1,042,417.46
Council on Aging	190,486.03	16,582.00	207,068.03
Human Resources	306,061.21	57,122.50	363,183.71
DEI	130,461.76	18,900.00	149,361.76
Veteran's	140,527.28	301,132.00	441,659.28
Contractual Agreements	377,250.00	0.00	377,250.00
Workers' Compensation	1,183,000.00	30,000.00	1,213,000.00
Insurance	33,273,325.00	809,875.00	34,083,200.00
Pensions	84,043.00	17,467,242.00	17,551,285.00
Bonds & Interest	0.00	6,050,413.63	6,050,413.63
Education	89,100,000.00		89,100,000.00
CITY TOTAL			217,375,456.13



**MEDFORD, MASSACHUSETTS
MAYOR BREANNA LUNGO-KOEHN**

And to meet these appropriations, the sum of Two Hundred Sixteen Million, Six Hundred Twenty Four Thousand, Two Hundred Three Dollars and Eighty One Cents (\$216,624,203.81) be raised and appropriated from the Fiscal Year 2027 tax levy and other general revenues of the City: and that One Hundred Eight Thousand, Seven Hundred Fifty Dollars (\$108,750.00) be transferred from Sale of Cemetery Lots, that Two Hundred Eighty-Eight Thousand, Seven Hundred and Fifty-Nine Dollars and Forty-Four Cents (\$288,759.44) be transferred from Cemetery Perpetual Care funds, and Three Hundred and Fifty-Three Thousand, Seven Hundred Forty-Two Dollars and Eighty-Eight Cents (\$353,742.88) be transferred from Casino Mitigation funds.

<u>Department</u>	<u>2027 Salaries</u>	<u>2027 Ordinary</u>	<u>Total Request</u>
PEG Access Special Revenue Fund	225,101.97	51,000.00	276,101.97
CITY TOTAL			276,101.97

Further, that Two Hundred Seventy-Six, One Hundred One Dollars, and Ninety-Seven Cents (\$276,101.97) be funded by revenue from Cable Access Fees.

<u>Department</u>	<u>2026 Salaries</u>	<u>2026 Ordinary</u>	<u>Total Request</u>
Water/Sewer Budget	2,111,870.47	25,588,171.71	27,700,042.18
Bonds & Interest	-	2,330,862.50	2,330,862.50
WATER/SEWER TOTAL			30,030,904.68

Further, that Thirty Million, Thirty Thousand, Nine Hundred Four Dollars and Sixty-Eight Cents (\$30,030,904.68) be funded by anticipated revenue of the Water & Sewer Enterprise Fund.

Thank you for your kind attention to this matter.

Sincerely,


Breanna Lungo-Koehn
Mayor



**MEDFORD, MASSACHUSETTS
MAYOR BREANNA LUNGO-KOEHN**

June 4, 2026

Via Electronic Delivery

To the Honorable President and
Members of the Medford City Council
Medford City Hall
85 George P. Hassett Drive
Medford, MA 02155

Re: Fiscal Year 2027 Budget Submissions

Dear President Bears and City Councilors:

Pursuant to M.G.L. c. 44, §32, I respectfully request and recommend that your Honorable Body approve the proposed Fiscal Year 2027 General Fund Budget, Public, Educational and Governmental (PEG) Access Special Revenue Fund and Water/Sewer Enterprise Fund Budget.

The total submitted appropriation for all departments, including schools, is \$217,375,456.13.

<u>Department</u>	<u>2027 Salaries</u>	<u>2027 Ordinary</u>	<u>Total Request</u>
Assessor	428,049.09	164,280.00	592,329.09
Legislative	232,774.00	50,100.00	282,874.00
Executive	610,560.33	124,068.99	734,629.32
Finance	635,079.45	262,740.00	897,819.45
Treasury/Collections	513,531.29	300,675.00	814,206.29
Law	230,866.60	298,700.00	529,566.60
Information Technology	125,191.04	396,120.00	521,311.04
Clerk	347,606.71	16,950.00	364,556.71
Elections	325,498.78	160,100.00	485,598.78
Licensing Commission	4,500.00	400.00	4,900.00
Conservation Commission	5,750.00	1,100.00	6,850.00
Planning, Develop. & Sustainability	722,105.83	150,100.00	872,205.83
Community Development Board	14,300.00	300.00	14,600.00
Zoning Board of Appeals	12,500.00	0.00	12,500.00



**MEDFORD, MASSACHUSETTS
MAYOR BREANNA LUNGO-KOEHN**

Historic District Commission	1,500.00	3,500.00	5,000.00
Historical Commission	0.00	35,000.00	35,000.00
Cable	0.00	0.00	0.00
Hormel Commission	5,400.00	0.00	5,400.00
Bicycle Commission	0.00	2,200.00	2,200.00
Building	880,527.48	230,363.00	1,110,890.48
Electrical	345,542.72	444,725.00	790,267.72
Facilities	290,794.55	1,921,500.00	2,212,294.55
Police	16,711,653.91	771,145.00	17,482,798.91
Traffic Supervisors	371,025.00	9,000.00	380,025.00
Traffic Commission	4,500.00	26,000.00	30,500.00
Fire	15,282,563.88	726,500.00	16,009,063.88
Emergency Management	8,840.00	400.00	9,240.00
Parking	796,749.44	292,440.00	1,089,189.44
Recreation	682,126.96	0.00	682,126.96
Library	1,822,565.52	598,500.00	2,421,065.52
DPW-Highway	2,804,960.06	12,206,796.86	15,011,756.92
DPW-Cemetery	823,798.97	262,859.00	1,086,657.97
DPW-Parks	632,524.81	305,100.00	937,624.81
DPW-Engineering	643,645.83	92,833.20	736,479.03
DPW-Forestry	439,888.96	173,200.00	613,088.96
Health	883,980.46	158,437.00	1,042,417.46
Council on Aging	190,486.03	16,582.00	207,068.03
Human Resources	306,061.21	57,122.50	363,183.71
DEI	130,461.76	18,900.00	149,361.76
Veteran's	140,527.28	301,132.00	441,659.28
Contractual Agreements	389,250.00	0.00	389,250.00
Workers' Compensation	1,183,000.00	30,000.00	1,213,000.00
Insurance	33,273,325.00	809,875.00	34,083,200.00
Pensions	84,043.00	17,467,242.00	17,551,285.00
Bonds & Interest	0.00	6,050,413.63	6,050,413.63
Education	89,100,000.00		89,100,000.00
CITY TOTAL			217,375,456.13



**MEDFORD, MASSACHUSETTS
MAYOR BREANNA LUNGO-KOEHN**

And to meet these appropriations, the sum of Two Hundred Sixteen Million, Six Hundred Twenty Four Thousand, Two Hundred Three Dollars and Eighty One Cents (\$216,624,203.81) be raised and appropriated from the Fiscal Year 2027 tax levy and other general revenues of the City: and that One Hundred Eight Thousand, Seven Hundred Fifty Dollars (\$108,750.00) be transferred from Sale of Cemetery Lots, that Two Hundred Eighty-Eight Thousand, Seven Hundred and Fifty-Nine Dollars and Forty-Four Cents (\$288,759.44) be transferred from Cemetery Perpetual Care funds, and Three Hundred and Fifty-Three Thousand, Seven Hundred Forty-Two Dollars and Eighty-Eight Cents (\$353,742.88) be transferred from Casino Mitigation funds.

<u>Department</u>	<u>2027 Salaries</u>	<u>2027 Ordinary</u>	<u>Total Request</u>
PEG Access Special Revenue Fund	225,101.97	51,000.00	276,101.97
CITY TOTAL			276,101.97

Further, that Two Hundred Seventy-Six, One Hundred One Dollars, and Ninety-Seven Cents (\$276,101.97) be funded by revenue from Cable Access Fees.

<u>Department</u>	<u>2026 Salaries</u>	<u>2026 Ordinary</u>	<u>Total Request</u>
Water/Sewer Budget	2,111,870.47	25,588,171.71	27,799,042.18
Bonds & Interest	-	2,330,862.50	2,330,862.50
WATER/SEWER TOTAL			30,030,904.68

Further, that Thirty Million, Thirty Thousand, Nine Hundred Four Dollars and Sixty-Eight Cents (\$30,030,904.68) be funded by anticipated revenue of the Water & Sewer Enterprise Fund.

Thank you for your kind attention to this matter.

Sincerely,


Breanna Lungo-Koehn
Mayor



**MEDFORD, MASSACHUSETTS
MAYOR BREANNA LUNGO-KOEHN**

June 16, 2026

Via Electronic Delivery

To the Honorable President and
Members of the Medford City Council
Medford City Hall
85 George P. Hassett Drive
Medford, MA 02155

Re: Fiscal Year 2027 Budget Submission – Supplemental Appropriations

Dear President Bears and City Councilors:

As you know, pursuant to M.G.L. c. 44, §32, I respectfully request and recommend that your Honorable Body approve the proposed Fiscal Year 2027 General Fund Budget, Public, Educational and Governmental (PEG) Access Special Revenue Fund and Water/Sewer Enterprise Fund Budget as outlined my letter dated June 4, 2026 which appears in the City Council’s June 9, 2026 Regular Meeting packet.

As part of City Council and Mayor budget negotiations, this offer is conditioned upon the Council approving the budget as proposed, without any reductions, I am also requesting and recommending the following supplemental appropriations to the Fiscal Year 2027 General Fund budget.

The total in supplemental appropriations is \$112,929.00, as outlined in the following table:

<u>Department</u>	<u>2027 Salaries</u>	<u>2027 Ordinary</u>	<u>Total Supplemental</u>
Legislative	25,000.00	-	25,000.00
Executive	15,000.00	5,000.00	20,000.00
Law	22,230.00	-	22,230.00
Recreation	25,000.00	-	25,000.00
Library	20,696.00	-	20,696.00
TOTAL SUPPLEMENTAL			112,926.00

And to meet these appropriations, the sum of One Hundred Twelve Thousand, Nine Hundred Twenty-Six Dollars and Zero Cents (\$112,926.00) be raised and appropriated from the Fiscal Year 2027 tax levy.

Thank you for your kind attention to this matter and for negotiating a solid FY27 budget that includes a number of key priorities, important to both the Council and me.

Sincerely,


Breanna Lungo-Koehn
Mayor

resolution

Resolution to Establish a Special Education Reserve Fund for Medford

WHEREAS the Medford Public Schools district experiences significant and recurring volatility in special education expenditures, driven by statutory obligations to provide appropriate services and by student enrollment changes occurring throughout each school year;

WHEREAS the number of students requiring special education services in Medford has grown substantially over the past three years, with a 2% cumulative increase in students with Individualized Education Plans (IEPs), an 83% increase in students requiring 1:1 paraprofessional support, a 24% increase in students with Out-of-District (OOD) placements, and a 7% increase in students requiring specialized transportation, placing increasing pressure on the district's annual budget;

WHEREAS the number of students requiring special education services fluctuates significantly during the school year as new students enter the district with existing IEPs, students transfer out of district, and ongoing evaluations identify additional students requiring services not anticipated when the budget was created;

WHEREAS in FY 2025-2026 alone, Medford experienced an influx of “move-ins” during the year of 73 additional students (a 4% increase) with IEPs, 8 students requiring 1:1 paraprofessionals (29% increase), 2 students requiring Out-of-District placements, and 19 additional students requiring specialized transportation, creating unbudgeted costs that forced the district to reallocate funds from other line items;

WHEREAS special education expenditures in Medford increased 27% between FY2023 and FY2025, while corresponding funding from the general fund and grants increased only 17% during the same period, widening the gap between obligations and resources;

WHEREAS the federal Individuals with Disabilities Education Act (IDEA) grant, which accounts for approximately 5% of Medford's total special education funding, faces growing instability from federal budget disputes and shifting policy priorities, evidenced locally by an approximately 8% reduction in Medford's IDEA allocation between FY2024 and FY2025, further straining the district's capacity to meet its obligations to students with disabilities;

WHEREAS Massachusetts General Law, Chapter 40, Section 13E authorizes municipal and regional school districts to establish a special education reserve fund that can be used in future years for these unanticipated or unbudgeted costs of special education, out of district (OOD) tuition, transportation and recovery high school tuition;

WHEREAS M.G.L. Chapter 40, § 13E enables the establishment of a special education reserve fund through a majority vote of both the Medford School Committee and the Medford City Council to mitigate these fiscal risks provided that the fund balance does not exceed 2% of the annual net school spending amount established for the school district;

WHEREAS the establishment of such a fund provides a proactive, strategic approach to planning for unforeseeable special education costs and to provide stability in the delivery of public education that could otherwise be adversely impacted by unanticipated expenses;

WHEREAS, a key advantage of a special education reserve fund over other reserve mechanisms is that it may earn interest, enabling the district to build reserves strategically year-over-year and access funds whenever needed through the required approval process, rather than being limited to single-fiscal-year reimbursement programs;

WHEREAS, the Medford School Committee has determined that establishing this fund is prudent financial management aligned with the District's responsibility to provide a stable, high-quality educational environment for all students while exercising responsible stewardship of public funds; now, therefore, be it

Resolved, that the Medford School Committee:

1. Accepts the provisions of Massachusetts General Laws Chapter 40, Section 13E thereby authorizing the establishment of a Special Education Reserve Fund, pending secondary approval through a majority vote by the Medford City Council;
2. Directs the Superintendent to email a copy of this resolution the President of the Medford City Council and the Acting City Clerk and request that they place this resolution, or similar, on their June 23, 2026 Council Agenda for their vote;
3. Establishes a Special Education Reserve Fund for the Medford Public Schools to pay, without further appropriation, for unanticipated or unbudgeted costs of:
 - a. Special education services and programming;
 - b. Out-of-district tuition for students requiring specialized educational placements;
 - c. Special education transportation services (both in-district and out-of-district);
 - d. Recovery high school program tuition;
 - e. Extraordinary expenses related to special education staffing, evaluation, and assessment services that were not anticipated in the current fiscal year's operating budget, provided that any such expense funded through the reserve shall be incorporated into the district's annual operating budget in the subsequent fiscal year and may not be funded from the reserve in consecutive fiscal years;
4. Specifies that the reserve fund shall be funded through:
 - a. Transfers of year-end balances and surpluses from the annual school operating budget approved by the Medford School Committee;
 - b. Free cash appropriations as determined by the Medford School Committee and City Council;
 - c. Interest and earnings on the fund balance, which shall automatically be credited to the fund;
 - d. Any other permissible revenue sources as approved by majority vote of both the School Committee and City Council;

5. Requires that any distribution from this fund be authorized by a majority vote of both the School Committee and the City Council;
6. Requires that all distributions and transfers from the Special Education Reserve Fund shall be approved only by a majority vote of both the Medford School Committee and the Medford City Council, and that no distribution shall be made without prior written request from the District Superintendent or designated school administrator documenting the necessity for the withdrawal;
7. Limits the maximum balance of the reserve fund to 2% of the annual net school spending established for the school district, in accordance with state law;
8. Establishes a minimum balance of \$200,000 in the interest bearing reserve fund once that level has been achieved, below which transfers out shall not be permitted;
9. Affirms that the Special Education Reserve Fund is complementary to, and shall not replace, other district financial management practices including the Circuit Breaker reimbursement program, budgeting for anticipated special education costs, and maintaining emergency reserves for general operating contingencies; and
10. Directs the School Committee to report to the community annually on the status of the Special Education Reserve Fund and its role in maintaining fiscal stability and program quality in special education services.