



FY 2027 Municipal Community Mitigation Fund Grant Application

Application Instructions:

- I. All applications must be received by the Massachusetts Gaming Commission by January 31, 2026, at 11:59 p.m. to be considered for funding for the FY 2027 grant round.
- II. Each municipality may only submit **ONE** application as a Word Document.
- III. Each project must have its own form within the appropriate category. Forms can be found below as Parts A-E. If there is more than one project in a category, please copy the form. All attachments should directly follow the relevant project form.
- IV. Be sure to fill in all the information requested on the application. Applications that are left incomplete will not be accepted.
- V. All applications must submit a detailed scope of work and timeline for implementation for all projects identified in the application.
- VI. All applications must contain appropriate backup materials that support the application.
- VII. The Municipal Grant Manager will be the person responsible for compiling the information for the quarterly reports. The application must be signed by the municipal administrator or an individual with signatory authority. Submit this completed form as well as any relevant attachments to MGCCMF@Massgaming.gov or as a response to the **COMMBUYS Bid BD-26-1068-1068C-1068L-121911**.

For more detailed instructions as well as the full FY 2027 Application Guidelines visit

<https://massgaming.com/about/community-mitigation-fund/>

| Municipal Grant Manager Information (Person for filing all Quarterly Reports, etc.): |
|---|
| Applicant: The City of Malden |
| Vendor Code: VC6000192110 |
| Name: Rebekah McPheeters |
| Title: Sustainability & Grants Manager |
| Email Address: rmcpheeters@cityofmalden.org |
| Telephone: 781-32-5720 x5736 |
| Address: 215 Pleasant Street, Room 350, Malden, MA 02148 |

Grant Budget Summary

Your community’s FY 2027 proposed allocation can be found at <https://massgaming.com/about/community-mitigation-fund/>.

Use the space below to total all requests by category. Please clarify how many discreet projects your community plans to undertake per category.

| Total FY 2027 Allocation: | | |
|--------------------------------|---------------|---------------------|
| Application Totals by Category | # of Projects | Requested Amount |
| A. Community Planning | | |
| B. Public Safety | | |
| C. Transportation | 1 | \$226,400.00 |
| D. Gambling Harm Reduction | | |
| E. Specific Impact | | |
| TOTAL | | \$226,400.00 |

(Applicants should indicate administrative costs by project where necessary and under specific impact when the funds will be directed across multiple projects.)

Are you requesting a waiver for any program Requirement?

Yes

No

If yes, you must fill out a CMF Municipal Waiver Form. The waiver form can be found as Appendix E to the RFR on COMMBUYS or online at <https://massgaming.com/about/community-mitigation-fund/forms/>.

Applications without a completed waiver form will not be considered for a waiver.

Budget Category Summary

Use the space below to provide an overview of all projects to be covered by this funding. You may add as many items as is pertinent to your application (you can add rows by right clicking on the row and selecting “add row”). Please provide a category, name, brief description, and amount for each item.

| Category | Project Name | Description | Amount |
|----------------------------|---|--|--------------|
| A. Community Planning | | | |
| | | | |
| B. Public Safety | | | |
| | | | |
| C. Transportation | Safety Improvements on Main Street: Phase 2 | Construction: Implement safety and congestion-related improvements on Main Street. | \$226,400.00 |
| | | | |
| D. Gambling Harm Reduction | | | |
| | | | |
| E. Specific Impact | | | |
| | | | |

Applicant Certification

On behalf of the aforementioned applicant, I hereby certify that the funds that are requested in this application will be used solely for the purposes articulated in this application.


Signature: _____

1/28/26
Date: _____

Alexander Pratt, OSPD Director
Name and Title of Signatory:



www.cityofmalden.org

Gary Christenson, Mayor

January 28, 2026

To our partners at the Massachusetts Gaming Commission,

I write today in strong support of Malden's application to the Community Mitigation Fund for funds to continue to improve traffic flow and multi-modal safety on Main Street in Malden.

The City of Malden is a vibrant, diverse City with an ever-increasing appeal to visitors, renters, and home seekers alike. With the establishment of the Encore Casino in our neighboring town of Everett, we want to make sure Malden continues to be safe and easy to both live in and travel through.

With that goal in mind, Malden's top priority is improving safety on Main Street. As the Commission knows, Main Street is a major artery to the casino. Given that the Municipal Block Grant allocations are reduced this year, we have elected to put the entirety of our allocation towards this work. The safety improvements that we are proposing in this application include critical intersection improvements, upgrades for ADA compliance, and traffic calming measures.

I know that the City of Malden and the MGC share a strong commitment to community improvement, and I am confident that this grant proposal meets all of our collective goals. Thank you for your consideration of this request, and please do not hesitate to reach out to me if you have any questions.

Sincerely,

A handwritten signature in blue ink, appearing to read "Gary Christenson".

GARY CHRISTENSON
Mayor, City of Malden

Part B- Transportation The application should include sufficient backup information for the review team to fully understand the project(s). This information could include locus maps, requests for proposals, detailed scopes of work, etc.

| | |
|---|--|
| Project Name: Safety Improvements on Main Street: Phase 2 | |
| Please provide below the contact information for the individual managing this aspect of the grant. If there are multiple people involved in the grants management, please add more lines to accommodate their information. | |
| Project Contact: | Additional Project Contact <i>(if applicable)</i> |
| Name: Yem Lip | Name: |
| Title: City Engineer | Title: |
| Department: Engineering | Department: |
| Email Address: ylip@cityofmalden.org | Email Address: |
| Telephone: 781-873-0213 x2042 | Telephone: |
| Address: 215 Pleasant Street, Rm 340, Malden, MA | Address: |
| <p>I. Please use the space below to identify the impact of the gaming establishment on your municipality. You may use the impacts identified in the FY 2027 Guidelines relevant to this category. If you are using an impact not identified in the guidelines, please use the space below to identify the impact. Please provide documentation or evidence that supports the determination that the operation of the gaming facility causes or is causing the impact (i.e., surveys, data, reports, etc.)</p> | |
| <p>As stated in the grant guidelines, increased traffic associated with the gaming establishment may cause increased congestion on the major routes leading to/from the gaming establishment. One of these “major routes” in Malden is Main Street.</p> | |
| <p>II. Please describe the project in detail and how the proposed project will address the impact indicated above. Please include a breakdown of the proposed scope of work, the scope should be sufficiently detailed to allow the review team to understand the steps required for project completion.</p> | |
| <p>This is a transportation construction project that constitutes a “Phase 2” of the “Safety Improvements on Main Street” project that we submitted (and were awarded funds for) in FY26. This project proposes implementing very similar safety and congestion-related improvements along Main Street, but this time from Salem Street to Clifton Street. Main Street in Malden hosts 2% of casino patron trips according to the trip distribution map included in the grant guidelines (Figure 4-49).</p> <p>SCOPE OF WORK:</p> <ul style="list-style-type: none"> - Intersection Improvements - ADA Compliant Wheelchair Ramps - Pedestrian Safety Improvements - Traffic Calming Improvements - Pavement Markings Improvements | |

- Mill and Overlay Pavement

The work will consist of furnishing all necessary labor, materials and equipment required for intersection and roadway improvements along Main Street from Salem Street to Clifton Street. The work includes 2" mill and overlay hot mix, adjusting structures, new cement concrete sidewalks, new ADA compliant wheelchair ramps, new granite curb, sign upgrades, and additions, new pavement markings, new landscaping and other miscellaneous items of work. All construction services shall be provided in a safe, secure, effective, and efficient manner.

The purpose of the work is to improve roadway safety for vehicles, bicyclists and pedestrians, as well as to reduce congestion throughout the City of Malden. Completed work will have included roadway resurfacing and overall enhanced pedestrian accommodations.

All work done shall be in conformance with the Massachusetts Highway Department Standard Specifications for Highways and Bridges dated 2024 and as amended; the 1996 Construction and Traffic Standard Details (as relates to traffic standard details only); the 2009 Manual on Uniform Traffic Control Devices; the Plans and these Special Provisions.

| Proposed MGC Grant Budget | | | |
|--|----------------------|------------|---------------|
| Please use the following table to outline the project budget. Please include as an attachment any requests for proposals, quotes, or estimates that would quantify the costs associated with the mitigation. | | | |
| Description of Purchase/Work | Timeline | QTY | Budget |
| Construction costs to be funded by grant. (See detailed budget below.) | July – November 2026 | N/A | \$226,400.00 |
| Construction costs to be matched by City. | July – November 2026 | N/A | \$398,034.00 |
| | TOTAL: | | \$624,434.00 |

Detailed Budget for "Safety Improvements on Main Street: Phase 2":

| ITEM NO. | ITEM DESCRIPTION | UNIT | QUANTITY | ENGINEERING ESTIMATE | |
|--------------------------------|---|------|----------|----------------------|---------------|
| | | | | UNIT PRICE | AMOUNT |
| 102.50 | TREE PROTECTION | EA | 4 | \$ 1,000.00 | \$ 4,000.00 |
| 105.11 | STUMP REMOVED OVER 12"-24" DIAMETER | EA | 1 | \$ 750.00 | \$ 750.00 |
| 105.51 | STUMP REMOVED OVER 36" DIAMETER | EA | 0 | \$ 1,500.00 | \$ - |
| 120.1 | UNCLASSIFIED EXCAVATION | CY | 40 | \$ 30.00 | \$ 1,200.00 |
| 120.4 | SIDEWALK EXCAVATION | SY | 592 | \$ 20.00 | \$ 11,840.00 |
| 121.0 | CLASS A ROCK EXCAVATION | CY | 0 | \$ 150.00 | \$ - |
| 129.0 | PAVEMENT MILLING | SY | 10100 | \$ 7.50 | \$ 75,750.00 |
| 170.0 | FINE GRADING AND COMPACTING | SY | 592 | \$ 15.00 | \$ 8,880.00 |
| 220.0 | DRAINAGE/SANITARY STRUCTURE ADJUSTED | EA | 35 | \$ 550.00 | \$ 19,250.00 |
| 220.2 | DRAINAGE/SANITARY STRUCTURE REBUILT | FT | 1 | \$ 600.00 | \$ 600.00 |
| 220.5 | DRAINAGE/SANITARY STRUCTURE REMODELED | EA | 0 | \$ 1,000.00 | \$ - |
| 221.5 | FRAME AND COVER | EA | 15 | \$ 1,200.00 | \$ 18,000.00 |
| 357.0 | NEW WATER MAIN GATE BOX FURNISHED AND INSTALLED | EA | 20 | \$ 500.00 | \$ 10,000.00 |
| 358.0 | GATE BOX ADJUSTED | EA | 17 | \$ 400.00 | \$ 6,800.00 |
| 384.3 | CURB STOP BOX ADJUSTED | EA | 15 | \$ 175.00 | \$ 2,625.00 |
| 402.1 | DENSE GRADED CRUSHED STONE | CY | 237 | \$ 22.00 | \$ 5,214.00 |
| 440.0 | CLACIUM CHLORIDE FOR ROADWAY DUST CONTROL | LB | 0 | \$ 0.50 | \$ - |
| 460.0 | HOT MIX ASPHALT | TON | 1204 | \$ 180.00 | \$ 216,720.00 |
| 460.1 | HOT MIX ASPHALT SHIM COAT | TON | 24 | \$ 205.00 | \$ 4,920.00 |
| 464.0 | BITUMEN FOR TACK COAT | GAL | 1505 | \$ 7.50 | \$ 11,287.50 |
| 464.5 | HOT POURED RUBBERIZED ASPHALT SEALER | FT | 250 | \$ 1.00 | \$ 250.00 |
| 472.0 | HOT MIX ASPHALT FOR MISCELLANEOUS WORK | TON | 100 | \$ 250.00 | \$ 25,000.00 |
| 472.10 | HOT MIX ASPHALT PATCH | TON | | \$ 250.00 | \$ - |
| 482.4 | SAW CUTTING ASPHALT PAVEMENT AND CONCRETE | LF | 3800 | \$ 2.00 | \$ 7,600.00 |
| 514.0 | GRANITE CURB INLET-STRAIGHT | LF | 0 | \$ 120.00 | \$ - |
| 580.0 | CURB REMOVED AND RESET | LF | 200 | \$ 75.00 | \$ 15,000.00 |
| 581.0 | CURB INLET REMOVED AND RESET | EA | 0 | \$ 290.00 | \$ - |
| 594.0 | CURB CORNER REMOVED AND DISCARDED | LF | 20 | \$ 8.50 | \$ 170.00 |
| 701.0 | CEMENT CONCRETE SIDEWALK | SY | 388 | \$ 140.00 | \$ 54,320.00 |
| 701.1 | 6 IN CONCRETE SIDEWALK AT DRIVEWAY | SY | 95 | \$ 195.50 | \$ 18,572.50 |
| 701.2 | CEMENT CONCRETE WHEELCHAIR RAMP | SY | 109 | \$ 215.00 | \$ 23,435.00 |
| 702.0 | HOT MIX ASPHALT WALK SURFACE | SY | 0 | \$ 90.00 | \$ - |
| 703.0 | HOT MIX ASPHALT DRIVEWAY | SY | 0 | \$ 90.00 | \$ - |
| 711.0 | BOUND REMOVED AND RESET | EA | 2 | \$ 1,000.00 | \$ 2,000.00 |
| 748.0 | MOBILIZATION | LS | 0 | \$ 10,000.00 | \$ 2,000.00 |
| 851.0 | SAFETY CONTROLS FOR CONSTRUCTION OPERATIONS | LS | 0.5 | \$ 5,000.00 | \$ 2,500.00 |
| 852.0 | SAFETY SIGNING FOR CONSTRUCTION OPERATIONS | SF | 0.5 | \$ 5,000.00 | \$ 2,500.00 |
| 856.12 | MESSAGE BOARDS | DAY | 25 | \$ 50.00 | \$ 1,250.00 |
| 866.104 | 4 IN DOUBLE YELLOW LINES REFLECTORIZED (THERMO) | LF | 4000 | \$ 4.00 | \$ 16,000.00 |
| 866.112 | 12 IN REFLECTORIZED WHITE LINES (THERMO) | SF | 5000 | \$ 8.00 | \$ 40,000.00 |
| 999.0 | TRAFFIC POLICE | ALL | 1 | \$ 20,000.00 | \$ 20,000.00 |
| | | | | | |
| | | | | | |
| ESTIMATED TOTAL CONTRACT PRICE | | | | | \$ 624,434.00 |

