

Community and Economic Development Committee

Date: Thursday, February 13, 2025

Topics:

- 1) Tax Stabilization
- 2) Food Trucks Discussion
- 3) Rutland Downtown Plaza & Walmart

Members: Chair Tadio, Alderwoman Davis, Alderman McCann,

Others: Mayor Doenges, President Talbott, Alderman Barbagallo, Alderman Gillam, Barbara Spaulding from the RRA, Treasurer Markowski, Superintendent Kim Peters, Jason Evans from Hangry Hog, Tom Donahue, Gail Donahue, Lyle Jepson from CEDRR, Attorney LaChance, Clair Purcell.

Meeting was called to order at: 5:30pm.

The first topic of the meeting was to discuss Food Trucks in our community. This item was referred because food trucks are currently charged \$500 to get a Peddlers License, are not charged the rooms and meals fee, and have been being directed to the Recreation Department to determine where they can park.

In advance conversation with Bob Protivansky, the head of the Department of Public Works, Bob expressed that the main interactions he has with food trucks is to help them with power and finding a location to plug in during events. He expressed they should not park in existing parking spots or in front of restaurants but the Department of Public Works doesn't care where they park otherwise.

Kim Peters, head of the Rutland Recreation Department, reported that in the past the Rec Department has worked to bring food carts to events and that depending on where they park, if they park in a City Park, then food trucks are charged a fee, which is slightly higher for non-city residents. There are some parks with power outlets that can be turned on, such as Depo Park. She stated it would be helpful to have a document that stated where food trucks are approved to be, which comes with their license.

Currently, the Hangry Hog is one of the only food trucks in Rutland who has paid for a Peddlers fee and who has been in touch with Kim Peters regularly. Jason Evans from the Hangry Hog spoke about research he has done, and that other cities charge significantly less for Food Trucks to do business in their communities. He stated that Brandon only charges \$100, and Middlebury charges \$50. Jason said the next fee will be due in March, and would like the city to take a look at options to reduce this fee. Treasurer Markowski stated that food trucks should pay the rooms and meals tax that restaurants pay.

Alderwoman Davis made a motion to direct the Mayor to establish a food truck criteria including a discussion with the Recreation Department, Police Department, the Department of Public Works, the City Treasurer, and the Planning and Zoning director to determine appropriate locations for food trucks, to remove the peddlers fee, establish a

new food truck permit fee and clarify that food trucks will be subject to the rooms and meals tax.

Motion passed 3-0.

The second topic of the meeting was to discuss the residential property tax stabilization for Clair Purcell for condos 7-12 at 24 Wales Street. The Rutland Redevelopment Authority board recommended approval of the residential property Tax Stabilization for Clair Purcell's properties. Her goal is to get these apartments online by June 2025. Alderwoman Davis suggested doing 20% increases in taxes each year. The base value will be determined during the assessment and revaluation that will be completed in April 2025 by the Rutland City Assessor. There will be an increase in taxes from years 1-5.

A motion was made to recommend to the full board to approve Clair Purcell's application for a Residential Property Tax Stabilization for condos 7-12 at 24 Wales Street, including a recommendation for the state tax stabilization.

Motion passed 3-0.

The last topic of conversation was about Walmart and the plaza. There has been lots of discussions about how to handle Walmart leaving the plaza and what role the city will play. The city created a Plaza task force which consists of Alderwoman Davis, Alderman Gillam, the Mayor and many others. Alderwoman Davis spoke about what the city needs. She stated that the city needs more housing and a movie theater, and she spoke to how can the city take control of the site. The task force has been discussing what kind of pedestrian traffic the city desires, what view the city want from Center street, and the public desire for retail.

The committee entered executive session to discuss the Act 250 Permit and the impact on the downtown.

No decisions were made at this time and the Walmart discussion will remain in Committee.

Meeting adjourned at 6:35pm.