

Board of Aldermen Minutes
City of Rutland
Monday, December 15, 2025

Members present: President Allaire, Aldermen Talbott, Gillam, Davis, Cupoli, McClure, Donahue, Clifford, and Tadio. Also, present Mayor Doenges, Treasurer Markowski and City Clerk Kapusta.
Absent: Alderman Whitcomb and Adams.

7:00 PM BOARD OF ALDERMEN MEETING

President Allaire called the meeting to order at 7:00 PM and started with the Pledge of Allegiance and welcomed everyone to the meeting.

ADDITIONS, DELETIONS OR OTHER MODIFICATIONS TO THE AGENDA

President Allaire asked if there were any additions, deletions or other modifications to the agenda. The two executive sessions were moved to the end of the agenda and Alderman Adams' committee report for Charter and Ordinance was removed from the agenda and will be brought back at the January 5, 2026, Board meeting. So moved by Alderwoman Davis and Alderman Donahue.

AMENDMENT AND APPROVAL OF MINUTES OF PREVIOUS MEETING(S) (December 1, 2025)

A motion was made and seconded (Talbott, Tadio) approving the minutes of the previous meeting. President Allaire asked if there were any changes or corrections. There were none. Motion passed.

PUBLIC COMMENT

Bob Pearo, 10 Melrose Avenue spoke about affordability of property taxes and the budget.

Kam Johnston, from Pine Street, spoke about the sale of 52 Pine Street.

COMMUNICATIONS FROM THE MAYOR

Mayor Doenges talked briefly about the budget and his door is open if any Board members have questions before the final budget meeting on Thursday.

Mayor Doenges also stated that Segment 5 of the Creek Path is the last part to be completed and that Sean Adkins, RRA is taking the lead on this segment.

The search for a City Attorney is continuing.

CONSIDERATION OF SPECIAL EVENT PERMIT REQUESTS

There were no Special Event Permit Requests.

REPORTS AND LETTERS FROM DEPARTMENT HEADS AND OFFICIALS

Building Inspector Sadakierski: 56 Cleveland Ave; Single Family & 296 West St.; Two Family

Building Inspector Sadakierski requested that 56 Cleveland Avenue, 296 West Street and 36 Pine Street be referred to the City Owned Properties committee. 36 Pine Street was a newly added request after the agenda was set.

A motion was made and seconded (Davis, Gillam) to refer 56 Cleveland Avenue, 296 West Street, and 36 Pine Street to the City Owned Properties Committee. Motion passed.

Planning Director Bove: Review of City Owned Properties Committee; recommendation for sale of 52 Pine Street

Planning Director Bove introduced the request. The City Owned Properties Committee met on December 5, 2025, to review the applications for 52 Pine Street, which were submitted on October 17, 2025, and opened at the October 24, 2025, Board of Finance meeting. The Committee is recommending sale of 52 Pine Street to Devan Maniery for \$70,000. The proposal is to rehabilitate the property as a single-unit dwelling.

A motion was made and seconded (Tadio, Gillam) to suspend the rules. Motion passed. A motion was made and seconded (Tadio, Donahue) to sell 52 Pine Street to Devan Maniery for \$70,000. Motion passed.

Treasurer Markowski: Review of Financial Reports for the City & RRA period ending November 30, 2025

Treasurer Markowski provided an update on the financials for the City and RRA for period ending November 30, 2025. Treasurer Markowski reported that the 1% Option Tax would see an increase of \$115,000 a year as the State of Vermont will require 25% of the revenue to process as opposed to the usual 30%.

Treasurer Markowski: Request for Board approval of financing for DPW 2026 Plow Truck

Treasurer Markowski stated that the financing documents have been reviewed by Attorney Bloomer from SP&F Attorneys, P.C. A resolution requires Board approval and sign-off by the Board President and this will also serve as authorization for Mayor Doenges to sign the documents on behalf of the City.

A motion was made and seconded (Gillam, McClure) to suspend the rules. Motion passed. A motion was made and seconded (Talbott, Clifford) to approve the resolution for the financing of the 2026 DPW Plow Truck, in the amount of \$217,123, authorize the Board President to sign the resolution and the Mayor to sign on behalf of the City. Motion passed.

REPORTS OF STANDING COMMITTEES

Alderman Gillam: Public Works Committee Meeting from December 2, 2025

Alderman Gillam read the Public Works committee report from December 2, 2025. The City Engineer presented the four alternatives for the scoping study for US Route 7 and US Route 4 intersections. The Public Works committee agreed that Alternative #2 is the "Preferred Alternative" to be considered.

A motion was made and seconded (Gillam, McClure) to have the Public Works Department file a report with the Rutland Regional Planning Commission and VTrans for Alternative #2 as presented in the Traffic Scoping Study to be selected as the Preferred Alternative. Motion passed.

REPORTS OF SELECT COMMITTEES

Alderwoman McClure: Human Resources Committee Meeting from December 8, 2025

Alderwoman McClure read the Human Resources committee report from December 8, 2025. The committee met to discuss the background check documents for both the Recreation Department and City Employees. The committee approved the language and the documents and Alderwoman McClure so moved. Seconded by Alderwoman Davis. Motion passed.

REPORTS OF REPRESENTATIVES

There were no Reports of Representatives.

PETITIONS, LETTERS, MISCELLANEOUS COMMUNICATION

There were no Petitions, Letters, or Miscellaneous Communication.

BOARD OF CONTROL COMMISSIONERS

There were no items for the Board of Control Commissioners.

BOARD OF CANNABIS COMMISSIONERS

There were no items for the Board of Cannabis Commissioners.

UNFINISHED BUSINESS

There was no Unfinished Business.

MISCELLANEOUS MOTIONS, RESOLUTIONS, NEW BUSINESS

Alderman Donahue: Howe Center and Franklin Center: Madison Street Signage Removal

Alderman Donahue made a motion to refer Madison Street Signage to the Community and Economic Development Committee. Seconded by Alderwoman Davis. Motion passed.

Chief Lovett: Executive Session; Correction to the Firefighter 1 Pay Scale in CBA

Motion to find that premature general public knowledge regarding the negotiation of a labor relations agreement would clearly place the City at a substantial disadvantage because the discussion will divulge the Board's position on the agreement provisions to be negotiated. So moved by Alderwoman Davis and seconded by Alderman Talbott. Motion passed.

Motion to enter into executive session (with the inclusion of the Mayor, City Clerk, Treasurer, and Chief Lovett to discuss the labor relations agreement as allowed under Title 1, Section 313(a)(1)(B). So moved by Alderman Talbott and seconded by Alderwoman McClure. Motion passed.

The Board went into executive session at 7:47 PM.

At 7:52 PM a motion was made and seconded (Davis, Donahue) to come out of executive session. Motion passed.

A motion was made and seconded (Davis, Cupoli) to approve the IAFF Amendment to Level 1, keep the current employee as is with no adjustments and authorize the Mayor to sign. Motion passed.

Chief Kilcullen: Executive Session; Discussion on Settlement of a Claim

Motion to find that premature general public knowledge regarding pending litigation, to which the City is a party, would clearly place the City at a substantial disadvantage because the discussion will divulge the City's strategy in such pending litigation and will include confidential attorney-client communications made for the purpose of providing professional legal services to the City. So moved by Alderman Donahue and seconded by Alderwoman Davis. Motion passed.

Motion to enter into executive session (with the inclusion of the Mayor, City Clerk, Treasurer, and Commander Williams to discuss pending litigation, as allowed under Title 1, Section 313(a)(1)(E) and Title 1, Section 313(a)(1)(F). So moved by Alderman Talbott and seconded by Alderwoman McClure. Motion passed.

The Board went into executive session at 7:54 PM.

At 7:58 PM a motion was made and seconded (Davis, Gillam) to come out of executive session. Motion passed.

A motion was made and seconded (Davis, Gillam) to approve the settlement with the deductible to come out of the Police Department budget. Motion passed.

Megan LaChance, Esq.: Executive Session; Litigation update on the IAFF Union Contract and Rutland City

Motion to find that premature general public knowledge of confidential attorney-client communications made for the purpose of providing professional legal services would clearly place the City at a substantial disadvantage because it would violate statutes protecting attorney-client privilege and divulge the Board's position on legal risks and strategies pertaining to ongoing legal matters. So moved by Alderwoman Davis and seconded by Alderwoman Tadio. Motion passed.

Motion to enter into executive session (with the inclusion of the Mayor, City Clerk, Treasurer, Chief Lovett, Attorney's Megan LaChance and Courtney D'Amato to discuss an ongoing legal matter and be provided with legal advice as allowed under Title 1 of the Vermont Statutes Annotated, Section 313(a)(1)(F). So moved by Alderman Gillam and seconded by Alderman Talbott. Motion passed.

At 7:59 PM the Board went into executive session.

At 8:12 PM a motion was made and seconded (Davis, Talbott) to come out of executive session. Motion passed.

At 8:13 PM a motion was made and seconded (Talbott, Tadio) to adjourn. Motion passed.

Respectively submitted by,

Tracy L. Kapusta
City Clerk