



RUTLAND REDEVELOPMENT AUTHORITY
CITY OF RUTLAND
1 Strongs Avenue
RUTLAND, VERMONT 05701
(802) 775-2910

Regular Meeting / February 25, 2025
Minutes

Attendance: Edward Clark, Mary Markowski, Chris Ettori, Michael Talbott, Dick Courcelle, Lori Arner, Israel Mac and Stephanie Romeo

Also attending: Mayor Doenges, Ed Bove, Tyler Richardson, Mary Cohen, Melanie Paskevich, Hal Issente and Alexandra Jakab.

Absent: N/A

- I. Edward called the meeting to order at 8:00 am.
- II. Additions/Deletions- None
- III. Michael moved to approve the minutes of February 11, 2025. Dick seconded. Motion was approved 7-0.
- IV. Public Comment – None.
- V. Warrant – Israel moved to direct the Chair to sign the warrant for 800 expenses totaling \$102.65 and recommend approval to the Board of Finance for payment of Fund 100 expenses totaling \$4,519.40. Michael seconded. Motion was approved 7-0.
- VI. Rutland Market Rate Revolving Loan Fund – Melanie Paskevich of Neighborworks provided an update of the City RLF. She noted that 9 landlords have applied for funding through the City RLF. One of the applicants has been approved, two did not complete the process but were able to seek alternate financing, the remaining six included applicants with over 4 units or the applicant did not meet the requirements for the RLF. The Committee discussed the process with Melanie and Mary Cohen. The RRA agreed that the program needs additional marketing.
- VII. BOA Update – Michael said that the Aldermen approved the IT vendor, referred Food Truck policy to the Mayor’s office, signed the LOI for the Belden Hotel and tabled the discussion of the tax stabilization for 24 Wales Street to committee.
- VIII. Old Business –Executive Director Search Update – moved to the end of the meeting for executive session to discuss a contract.

Mentor Connector Request – The board discussed the request, including past disbursements, budget, and requests from other organizations. There was no motion on the matter.

City owned property - Ed Bove reported that he was working on city owned property and would be bringing forward recommendations to the RRA board.

Rail Gateway – Ed discussed the project and the bids for the fence. Ed Clark made a motion to authorize Ed to go out to bid for the fencing. Michael seconded; motion was approved 7-0.

DRP – Hal gave a brief report of the last DRP board meeting. He reported that the meeting included a presentation by the Beldens regarding the hotel project. He noted that the DRP and CEDDR would be collaborating on marketing related to the hotel project. Alexandra reported on the women in business grant and there are plans for women in business workshops and events.

IX. New Business – Treasurers report for the period ending January 31, 2025. Mary reviewed the balance sheet and income/expense report. Mary noted that the board had approved up the \$10,000 for the DRP sign project and the project was overspent by \$216.79. Chris made a motion to approve the \$216.79 sign expense, Stephanie seconded, and the motion passed 7-0.

X. Executive Session – Dick moved to go into Executive Session under 1 VSA §313 (a) (1) (a) for discussion of the negotiation of a contract. Lori seconded. Motion was approved.

Stephanie moved to go into executive session with the inclusion of the Mayor at 8:31am. Dick seconded; motion was approved.

The Mayor exited executive session at 8:54am.

Executive Session exited at 8:57 am. Michael Talbott made a motion to approve the RFP from Gallagher Flynn and work with Gallagher Flynn on a contract for the executive director search. Stephanie seconded the motion; motion approved 7-0.

XI. Adjourn – Chris moved to adjourn. Mary seconded. Motion was approved 7-0. The meeting adjourned at 8:59am. The next meeting will be held on March 11th at 8 am.

These minutes were approved this ____ day of _____, 2025.

Mary A. Markowski, Secretary