

Mayor: Tim Smith
Ward 1: Timothy Hawkins
Ward 2: Lindsay Hunn
Ward 3: Vacant
Ward 4: Trudy Cioffi



Ward 5: Erik Johnson
Ward 6: Chad Boudreau
Clerk/Treasurer: Nicole Robtoy
City Manager: Dominic Cloud

St. Albans City Council
Special Meeting
Monday, January 26, 2026
5:30 pm, Council Chambers
Zoom Link: <https://us02web.zoom.us/j/85689781221>

AGENDA

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| 1. Convene Open Session with Pledge of Allegiance | 5:30 |
| 2. Public Comment on matters within Council purview; two minute per speaker | 5:32 |
| 3. Consider adoption of Aldis Hill Necessity Resolution (D&V) | 5:35 |
| 4. Consider adoption of Aldis Hill Declaration of Official Intent to Reimburse Certain Expenditures from Indebtedness (D&V) | 5:40 |
| 5. Consider approval of 2026 Town Meeting Warning (D&V) | 5:45 |
| 6. Adjourn (D&V) | 5:50 |

CITY OF ST. ALBANS
ST. ALBANS, VERMONT

NECESSITY RESOLUTION CERTIFICATE

ALDIS HILL STORAGE TANK REFURBISHMENT IMPROVEMENTS

RESOLVED, that the public interest and necessity demand that certain infrastructure improvements be made, namely the refurbishment of the Aldis Hill storage tank, a one million gallon above-ground water storage tank;

BE IT FURTHER RESOLVED, that the cost of completing said improvements, after application of funds available from the State or Federal governments, will be too great to be paid out of the ordinary annual income and revenue of the City of St. Albans; and,

BE IT FURTHER RESOLVED, that a proposal for issuance of general obligation bonds or notes of the City of St. Albans in an amount not to exceed One Million Six Hundred Thousand Dollars (\$1,600,000) to pay for the cost of said improvements should be submitted to the legal voters of the City at the annual meeting to be held on March 3, 2026; and

BE IT FURTHER RESOLVED, that all acts relating to the proposition of incurring indebtedness or the issuance of general obligation bonds or notes of the City of St. Albans for the purpose of financing such improvements as well as the construction, maintenance, and operation of such improvements shall be in accordance with the relevant provisions of the Vermont Statutes Annotated and the St. Albans City Charter.

Dated, January __, 2026

ATTEST: _____
City Clerk

Received for record and recorded this __th day of January, 2026, in the records of the City of St. Albans.

Nicole Robtoy, City Clerk
City of St. Albans

DECLARATION OF OFFICIAL INTENT
OF THE CITY OF ST. ALBANS
TO REIMBURSE CERTAIN EXPENDITURES
FROM PROCEEDS OF INDEBTEDNESS

WHEREAS, the City of St. Albans, Vermont (the “Issuer”) intends to refurbish the Aldis Hill storage tank, a one million gallon above-ground water storage tank (the “Project”), with funding for these improvements to be considered by the Issuer at an annual or special meeting to be called and held for that purpose; and

WHEREAS, the Issuer expects to pay certain capital expenditures (the “Reimbursement Expenditures”) in connection with the Project prior to the issuance of indebtedness for the purpose of financing costs associated with the Project on a long-term basis; and

WHEREAS, the Issuer reasonably expects that for that part of the Project consisting of design, engineering, permitting, financing, legal, acquisition and construction costs, debt obligations in an amount not expected to exceed One Million Six Hundred Thousand Dollars (\$1,600,000) will be issued and that certain of the proceeds of such debt obligations will be used to reimburse the Reimbursement Expenditures; and

WHEREAS, the Issuer declares its reasonable official intent to reimburse prior expenditures for the above-described part of the Project with proceeds of a subsequent borrowing:

NOW THEREFORE, the Issuer declares:

Section 1. The Issuer finds and determines that the foregoing recitals are true and correct, and that all of the capital expenditures covered by this Resolution were or will be made not earlier than 60 days prior to the date of this Resolution.

Section 2. This declaration is made solely for the purpose of establishing compliance with the requirements of Section 1.150-2 of the Treasury Regulations. This declaration does not bind the Issuer to make any expenditure, incur any indebtedness, or proceed with the Project.

Section 3. The Issuer hereby declares its official intent to use proceeds of indebtedness to reimburse itself for Reimbursement Expenditures, within 18 months of either the date of the first expenditure of funds by Issuer for such Project or the date that such Project is placed in service, whichever is later (but in no event more than three years after the date of the original expenditure of Issuer funds for such Project), and to allocate an amount not to exceed One Million Six Hundred Thousand Dollars (\$1,600,000) of the proceeds thereof to reimburse itself for its expenditures in connection with the Project.

Section 4. The Issuer’s debt obligations for the aforementioned purpose will not be “private activity bonds” within the meaning of Section 141 of the Internal Revenue Code of 1986.

Section 5. All prior actions of the officials and agents of Issuer that are in conformity with the purpose and intent of this Resolution and in furtherance of the Project shall be and the same hereby are in all respects ratified, approved and confirmed.

Section 6. All other resolutions of the legislative body of the Issuer, or parts of resolutions, inconsistent with this Resolution are hereby repealed to the extent of such inconsistency.

Section 7. It is hereby found that all discussions and deliberations of the legislative body of the Issuer leading to the adoption of this Resolution occurred at one or more meetings of the legislative body conducted pursuant to public notice and open to public attendance.

Section 8. This declaration shall take effect from and after its adoption.

The undersigned, City Clerk of the Issuer, hereby certifies that the foregoing is a full, true and correct copy of the declaration of the legislative body of said Issuer duly made at a meeting thereof held on the date, specified below, and that said declaration has not been amended, modified or revoked.

Nicole Robtoy, City Clerk

_____, 2026

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**WARNING
ANNUAL CITY MEETING
CITY OF ST. ALBANS**

Tuesday, March 3, 2026

The legal voters of the City of St. Albans are hereby warned and notified to meet at the City Hall Auditorium, located at 100 North Main Street, on Tuesday March 3, 2026, for the purpose of voting upon the articles as herein set forth. The polls will open at 7:00 a.m. and will remain open until 7:00 p.m. Articles will be voted upon by use of the voter checklist and official printed ballots.

Article 1: Elected Positions

To elect from the legal voters of said City, the following officers:

- Mayor for a term of two years;
- City Councilor to represent Ward Three for a term of three years;
- City Councilor to represent Ward Four for a term of three years;
- Two Trustees for the St. Albans Free Library for a term of three years each;
- Any other officer or officers required by law to be elected at said meeting.

Article 2: City Budget

Shall the voters adopt the City Council's proposed budget for FY 2027 totaling \$15,515,530 with an estimated tax rate of 0.7156?

Article 3: Water Tank Refurbishment

Shall the City of St. Albans issue general obligation bonds or notes in an amount not to exceed \$1,600,000 for the purpose of refurbishing the Congress Street water tank, the total estimated cost of such improvements being \$1,600,000, with reductions of \$800,000 anticipated through grants and debt forgiveness from the state and federal governments, and said bonds to be paid by the users of the water system?

A public informational hearing on all Town Meeting articles is scheduled for Monday, February 23, 2026 at 6:30 pm at City Hall .

Adopted and approved at a Special Meeting of the City Council, duly called, noticed, and held on January 26, 2026.

Timothy Smith, Mayor

Lindsay Hunn, Ward 2

Trudy Cioffi, Ward 4

Chad Boudreau, Ward 6

Timothy Hawkins, Ward 1

Vacant
Ward 3

Erik Johnson, Ward 5

Attest: Nicole Robtoy, City Clerk