



**Town of Whitingham
Office of the Selectboard**

MINUTES OF DECEMBER 10, 2025 SPECIAL MEETING

These Minutes are considered a DRAFT until accepted into the public record (with any corrections noted) at a future meeting of the Whitingham Selectboard.

The Whitingham Selectboard held a special meeting at 5:00pm in the Selectboard office of the Whitingham Municipal Center on Wednesday, December 10, 2025.

Selectboard members present: Scott M Reed, Chair; and Skip Tefft. Rick Gramlin attended remotely.

Others present: Gig Zboray, Selectboard Administrator; Robert Fisher, town attorney,

Call to Order.

Scott M. Reed called the meeting to order at 5:18pm

Additions or Changes to the Agenda

None

Hearing of Visitors for concerns not on the agenda

None

Executive Session in accordance with 1 V.S.A. § 313 (a)(1)(A)

Scott M. Reed made a motion to find that premature general public knowledge regarding the town's litigation with Two Lakes, LLC would clearly place the town at a substantial disadvantage if its negotiation strategy was made public, seconded by Skip Tefft, all in favor.

Skip Tefft made a motion to enter into executive session to discuss the town's litigation with Two Lakes, LLC under the provisions of Title 1, Section 313(a)(1)(A) of the Vermont Statutes to include Town Attorney, Robert Fisher and Gig Zboray, seconded by Scott M. Reed, all in favor.

Executive session ended at 5:30pm with no decisions made.

Scott M. Reed made a motion that the unpermitted accessory dwelling unit on the Sawyer Mansion property be removed, set a \$5,000 fine and cover the town's legal fees, seconded by Skip Tefft, all in favor.

Skip Tefft made a motion that Two Lakes, LLC remove the front deck of the container home and bring the height to 35' compliance and set a \$15,000 fine and cover the town's legal fees, second by Rick Gramlin, all in favor.

Other business:

none

Adjourn

A motion to adjourn was made by Scott M. Reed, seconded by Rick Gramlin, all in favor.

Scott M. Reed adjourned the meeting at 5:34pm.

Respectfully submitted,

~Gig Zboray