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GOVERNOR

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**Commonwealth of Massachusetts**  
**Division of Occupational Licensure**  
**Office of Public Safety and Inspections**

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REGULATION

**SARAH R. WILKINSON**  
COMMISSIONER, DIVISION OF  
OCCUPATIONAL LICENSURE

**Meeting Minutes**

**Board of Elevator Examiners**

**This meeting was held remotely via Microsoft Teams**  
**May 7, 2025, at 9:00 a.m.**

**Board Members Present**

Jeff Halley, Chair  
Edward Sandell  
John Rubyck  
Earle Oliver  
Michael Morton  
Walter Zalenski

**Division of Occupational Licensure**

Peter Kelley  
Gayle Richardson  
Anthony Buonopane  
Jay Ryan

**Board Members Absent**

George Ramian  
Marty Guiod

Meeting called to order: 9:03 a.m.

The Board discussed the following:

1. Roll Call.
2. Approval of meeting minutes from February 5, 2025. **[Exhibit 1]**

A motion was made by Walter Zalenski to accept and approve the meeting minutes for February 5, 2025, as read. The motion was seconded by Edward Sandell. **Vote: 6-0-0 Accepted as written**

Roll Call Vote:

- |                         |                                         |                              |                                  |
|-------------------------|-----------------------------------------|------------------------------|----------------------------------|
| • Jeff Halley, Chairman | <input checked="" type="checkbox"/> aye | <input type="checkbox"/> nay | <input type="checkbox"/> abstain |
| • Edward Sandell        | <input checked="" type="checkbox"/> aye | <input type="checkbox"/> nay | <input type="checkbox"/> abstain |
| • John Rubyck           | <input checked="" type="checkbox"/> aye | <input type="checkbox"/> nay | <input type="checkbox"/> abstain |
| • Earle Oliver          | <input checked="" type="checkbox"/> aye | <input type="checkbox"/> nay | <input type="checkbox"/> abstain |
| • Walter Zalenski       | <input checked="" type="checkbox"/> aye | <input type="checkbox"/> nay | <input type="checkbox"/> abstain |



- Michael Morton ☒ aye ☐ nay ☐ abstain

3. Approval of applications for State Elevator Mechanic's License Examination scheduled for May 21, 2025. **[Exhibits 3-23]**

Walter Zalenski moved to vote upon all the presented elevator mechanic exam applications (see Exhibit List 3-23) collectively, following Board review and comment on each, and to vote at the end. The motion was seconded by Edward Sandell. **Vote 6-0-0**

Roll Call Vote:

- Jeff Halley, Chairman ☒ aye ☐ nay ☐ abstain
- Edward Sandell ☒ aye ☐ nay ☐ abstain
- John Rubyck ☒ aye ☐ nay ☐ abstain
- Earle Oliver ☒ aye ☐ nay ☐ abstain
- Walter Zalenski ☒ aye ☐ nay ☐ abstain
- Michael Morton ☒ aye ☐ nay ☐ abstain

The board reviewed the submitted applications, and the Exam Applicant List **[Exhibits 2-23]**.

Edward Sandell moved to table the review of the application submitted by Nathan Childress **[Exhibit 6]**. Earle Oliver seconded the motion.

Roll Call Vote:

- Jeff Halley, Chairman ☒ aye ☐ nay ☐ abstain
- Edward Sandell ☒ aye ☐ nay ☐ abstain
- John Rubyck ☒ aye ☐ nay ☐ abstain
- Earle Oliver ☒ aye ☐ nay ☐ abstain
- Walter Zalenski ☒ aye ☐ nay ☐ abstain
- Michael Morton ☒ aye ☐ nay ☐ abstain

The board continued the review of the submitted applications, and the Exam Applicant List **[Exhibits 2, 7-23]**.

Edward Sandell moved to approve the presented elevator exam applications of all applicants except for Nathan Childress, Exhibit 6 **[Exhibits 3-5 and 7-23]**, as read. The motion was seconded by Earle Oliver . **Vote 6-0-0**

Roll Call Vote:

- Jeff Halley, Chairman ☒ aye ☐ nay ☐ abstain
- Edward Sandell ☒ aye ☐ nay ☐ abstain
- John Rubyck ☒ aye ☐ nay ☐ abstain
- Earle Oliver ☒ aye ☐ nay ☐ abstain
- Walter Zalenski ☒ aye ☐ nay ☐ abstain
- Michael Morton ☒ aye ☐ nay ☐ abstain

The board reviewed the submitted application of Nathan Childress, **[Exhibit 6]**.

Walter Zalenski moved to deny Nathan Childress' application as incomplete, for failing to provide written proof of completion of an apprenticeship under the direct and immediate field supervision of a licensed elevator mechanic in the Commonwealth of Massachusetts. The motion was seconded by Edward Sandell.  
**Vote 6-0-0**

Roll Call Vote:

- |                         |                                         |                              |                                  |
|-------------------------|-----------------------------------------|------------------------------|----------------------------------|
| • Jeff Halley, Chairman | <input checked="" type="checkbox"/> aye | <input type="checkbox"/> nay | <input type="checkbox"/> abstain |
| • Edward Sandell        | <input checked="" type="checkbox"/> aye | <input type="checkbox"/> nay | <input type="checkbox"/> abstain |
| • John Rubyck           | <input checked="" type="checkbox"/> aye | <input type="checkbox"/> nay | <input type="checkbox"/> abstain |
| • Earle Oliver          | <input checked="" type="checkbox"/> aye | <input type="checkbox"/> nay | <input type="checkbox"/> abstain |
| • Walter Zalenski       | <input checked="" type="checkbox"/> aye | <input type="checkbox"/> nay | <input type="checkbox"/> abstain |
| • Michael Morton        | <input checked="" type="checkbox"/> aye | <input type="checkbox"/> nay | <input type="checkbox"/> abstain |

4. Gayle Richardson notified the board the Division's move to 1 Federal Street, Boston has been completed.
5. Walter Zalenski moved to Adjourn the meeting. Motion was seconded by Edward Sandell. **Vote 6-0-0**

Roll Call Vote:

- |                         |                                         |                              |                                  |
|-------------------------|-----------------------------------------|------------------------------|----------------------------------|
| • Jeff Halley, Chairman | <input checked="" type="checkbox"/> aye | <input type="checkbox"/> nay | <input type="checkbox"/> abstain |
| • Edward Sandell        | <input checked="" type="checkbox"/> aye | <input type="checkbox"/> nay | <input type="checkbox"/> abstain |
| • John Rubyck           | <input checked="" type="checkbox"/> aye | <input type="checkbox"/> nay | <input type="checkbox"/> abstain |
| • Earle Oliver          | <input checked="" type="checkbox"/> aye | <input type="checkbox"/> nay | <input type="checkbox"/> abstain |
| • Walter Zalenski       | <input checked="" type="checkbox"/> aye | <input type="checkbox"/> nay | <input type="checkbox"/> abstain |
| • Michael Morton        | <input checked="" type="checkbox"/> aye | <input type="checkbox"/> nay | <input type="checkbox"/> abstain |

Meeting adjourned at 9:33 a.m.  
Prepared by: Gayle Richardson

### **Exhibit List:**

- Exhibit 1: Meeting minutes for February 5, 2025
- Exhibit 2: Applicant List for May 21, 2025, Elevator Mechanic's Exam
- Exhibit 3: MICHAEL AMES – Application for Elevator Mechanic's License
- Exhibit 4: NICHOLAS BRUTTANITI – Application for Elevator Mechanic's License
- Exhibit 5: KEVIN BUCKLEY – Application for Elevator Mechanic's License
- Exhibit 6: NATHAN CHILDRESS – Application for Elevator Mechanic's License
- Exhibit 7: MICHAEL DEVERY – Application for Elevator Mechanic's License
- Exhibit 8: STEPHEN FORD – Application for Elevator Mechanic's License
- Exhibit 9: DOMINIC FORTE – Application for Elevator Mechanic's License
- Exhibit 10: BRENDAN JOYCE – Application for Elevator Mechanic's License
- Exhibit 11: COLIN MCCABE – Application for Elevator Mechanic's License
- Exhibit 12: PATRICK MCCARTHY – Application for Elevator Mechanic's License
- Exhibit 13: MICHAEL MCCUE – Application for Elevator Mechanic's License
- Exhibit 14: PATRICK MCGETTIGAN – Application for Elevator Mechanic's License
- Exhibit 15: MARC OLIVEIRA – Application for Elevator Mechanic's License
- Exhibit 16: PATRICK PAGE – Application for Elevator Mechanic's License
- Exhibit 17: MICHAEL RADER – Application for Elevator Mechanic's License
- Exhibit 18: ROSS ROY – Application for Elevator Mechanic's License
- Exhibit 19: ANDREW STARK – Application for Elevator Mechanic's License

Exhibit 20: JOHN TOLAND – Application for Elevator Mechanic’s License  
Exhibit 21: KEVIN TYNAN – Application for Elevator Mechanic’s License  
Exhibit 22: RACHEL WHITNEY – Application for Elevator Mechanic’s License  
Exhibit 23: WILLIAM WILSON – Application for Elevator Mechanic’s License