



**MINUTES NO. 2025-02-RG
REGULAR CITY COUNCIL MEETING
OF MADISON, ALABAMA
JANUARY 27, 2025**

The Madison City Council met in regular session on Monday, January 27, 2025, at 6:00 p.m. in the Council Chambers of the Madison Municipal Complex, Madison, Alabama. Noting that a quorum was present, the meeting was called to order at 6:00 p.m. by Council President John Seifert.

Pastor Lewis Martin from Madison Church of the Nazarene provided the invocation followed by the Pledge of Allegiance led by Second Grade Students from St. John the Baptist Church.

ELECTED GOVERNING OFFICIALS IN ATTENDANCE

Mayor Paul Finley	Present
Council District No. 1 Maura Wroblewski	Present
Council District No. 2 Connie Spears	Present
Council District No. 3 Teddy Powell	Present
Council District No. 4 Greg Shaw	Present
Council District No. 5 Ranae Bartlett	Present
Council District No. 6 Karen Denzine	Absent
Council District No. 7 John Seifert	Present

City Officials in attendance were: City Clerk-Treasurer Lisa D. Thomas, Deputy City Clerk-Treasurer Kerri Sulyma, City Attorney Megan Zingarelli, Information Technology Director Chris White, Information Technology Support Technician Toby Jenkins, Director of Parks and Recreation Kory Alfred, Deputy Fire Chief Brandy Williams, Police Chief Johnny Gandy, City Engineer Michael Johnson

Public Attendance registered: Peter Tremco, Kenneth Jackson, Alice Lessman, Crystal McBrayer, Megan Moore, Kim Lamar, Michael Brayer, Jennifer Coe

AMENDMENTS TO AGENDA

APPROVAL OF MINUTES

MINUTES NO. 2025-01-RG DATED JANUARY 13, 2025

Council Member Shaw moved to approve Minutes No. 2025-01-RG. Council Member Spears seconded. The roll call vote taken was recorded as follows:

Council Member Connie Spears Aye

Council Member Greg Shaw	Aye
Council Member John Seifert	Aye
Council Member Maura Wroblewski	Aye
Council Member Teddy Powell	Aye
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Absent

Motion carried.

MINUTES NO. 2025-01-WS DATED JANUARY 13, 2025

Council Member Powell moved to approve Minutes No. 2025-01-WS. Council Member Spears seconded. The roll call vote taken was recorded as follows:

Council Member Connie Spears	Aye
Council Member Greg Shaw	Aye
Council Member John Seifert	Aye
Council Member Maura Wroblewski	Aye
Council Member Teddy Powell	Aye
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Absent

Motion carried.

PRESENTATIONS AND AWARDS

MADISON STREET FESTIVAL - CRYSTAL MCBRAYER

Ms. McBrayer expressed her gratitude to the City and Community for making their 42nd Festival a success. Ms. McBrayer stated that in 2024 they distributed their largest amount of grants to date, \$25,000, impacting 21 educational programs across the community.

PUBLIC COMMENTS

*Public Comments were limited to three minutes per speaker. Anyone who wanted to sign up prior to the Council meeting were able to contact the City Clerk at cityclerk@madisonal.gov or text the word "**Comment**" to 938-200-8560. Anyone who wanted to submit a presentation to the City Council were able to email it to the City Clerk by noon last Friday. Those who could not attend the meeting in person and wanted to email their written comments were advised to do so no later than noon this date via email to citycouncil@madisonal.gov.*

PETER TREMCO (DISTRICT 5)

Mr. Tremco appeared before Council and Mayor Finley to voice his concerns on the following items:

- Presented a slide regarding the City's debt consumption from 2013-2023 stating the City's residual borrowing capability was about 9 million dollars. Mr. Tremco expressed his concern over the cost of the Ballpark expansion, and asked that the Council give it a little more consideration after reviewing his data

CONSENT AGENDA AND FINANCE COMMITTEE REPORT

Council Member Spears moved to approve the Consent Agenda and Finance Committee report as follows:

General Operating Account	\$1,353,018.28
ADEM Storm Drainage	\$2,400.00
½ Cent Capital Replacement	\$103,192.32
Gasoline Tax & Petroleum Inspection fees	\$227,816.21
Street Repair and Maintenance	\$2,851.67
CIP Bond Accounts	\$672,954.51
Library Building Fund	\$3,151.58
Water Distribution and Storage	\$400,950.00

Regular and periodic bills to be paid

Resolution No. 2025-008-R: Approving an annual appropriation agreement with the Madison Beautification and Tree Board for FY 25 (\$7,500 to be paid from General Operating account)

Resolution No. 2025-009-R: Approving an annual appropriation agreement with the Madison City Community Orchestra for FY 25 (\$4,000 to be paid from General Operating account)

Resolution No. 2025-010-R: Approving an annual appropriation agreement with Partnership For A Drug-Free Community for FY 25 (\$20,000 to be paid from General Operating account)

Resolution No. 2025-011-R: Approving an annual appropriation agreement with the U.S. Space and Rocket Center for FY 25 (\$10,000 to be paid from General Operating account)

Resolution No. 2025-012-R: Approving an annual appropriation agreement with the Riley Center for FY 25 (\$7,500 to be paid from General Operating account)

Resolution No. 2025-034-R: Ratifying an emergency purchase of CAT C/snowplow from Thompson Tractor (\$123,050 paid from Public Works Department budget)

Acceptance of donation from L. Tucker (\$30 to be deposited into Madison Senior Center donation account for programming supplies)

Acceptance of donation from Madison Visionary Partners (\$800,185 to be deposited into Fund 38, Community Center Donation)

Acceptance of donation from Julie Mann (in the amount of \$50 to be used for Fire Station 2)

Council Member Shaw seconded. The roll call vote to approve the Consent Agenda was taken and recorded as follows:

Council Member Connie Spears	Aye
Council Member Teddy Powell	Aye
Council Member John Seifert	Aye
Council Member Maura Wroblewski	Aye
Council Member Greg Shaw	Aye
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Absent

Motion carried.

PRESENTATION OF REPORTS

MAYOR PAUL FINLEY:

Mayor Finley reported on the following activities, events, and newsworthy items:

- Shared the groundbreaking of the new Public Safety Annex
- Announced the Civic Awareness Academy sign-ups are open for registration on madisonal.gov
- Opened the Outfield Site Demolition Package on Thursday and did not receive any bidders. Because of that, the decision has been made to put it on hold for right now as they figure out the next steps moving forward
- Thanked the Kindergarten Class from St. John's Catholic School for bringing breakfast and visiting with him

COUNCIL DISTRICT NO. 1 MAURA WROBLEWSKI

Council Member Wroblewski reported on the following activities, events, and newsworthy items:

- Thanked Traci Gillespie for leading the Council Members at the groundbreaking ceremony for the Public Safety Annex Building
- Thanked Madison Chamber of Commerce and their ambassadors for their support

COUNCIL DISTRICT NO. 2 CONNIE SPEARS

Council Member Spears reported on the following activities, events, and newsworthy items:

- Attended the Alabama Legislative Update. The Legislative Session starts January 28, 2025, and added there will be a lot of changes coming up for the state

- Attended the Groundbreaking Ceremony for the Public Safety Annex Building and said it was wonderfully done and expressed her excitement in having that facility moving along
- Thanked everyone involved in working with BallCorps that are helping keep things moving forward

COUNCIL DISTRICT NO. 3 TEDDY POWELL

Council Member Powell reported on the following activities, events, and newsworthy items:

- Touched on the Public Safety Annex Building, stating the facility has been needed for quite some time and is looking forward to it being completed

COUNCIL DISTRICT NO. 4 GREG SHAW

Council Member Shaw reported on the following activities, events, and newsworthy items:

- Asked Council President if there will be a Work Session to address the issues with BallCorps. Council President John Seifert answered that a Work Session could be held, and he is open to dates requested. Mayor Finley added once more information is received, a meeting will be held

COUNCIL DISTRICT NO. 5 RANAE BARTLETT

Council Member Bartlett reported on the following activities, events, and newsworthy items:

- Thanked Traci Gillespie for having the groundbreaking site ready to be shoveled for the personnel involved
- Thanked Mr. Tremco for attending the meeting and sharing his information with the Council. Ms. Bartlett shared that she too, has been keeping an eye on the City's debt consumption

COUNCIL DISTRICT NO. 6 KAREN DENZINE

Council Member Denzine reported on the following activities, events, and newsworthy items:

Absent

COUNCIL DISTRICT NO. 7 JOHN SEIFERT

Council Member Seifert reported on the following activities, events, and newsworthy items:

- Stated it was very nice attending the Groundbreaking Ceremony for Fire Station 4. Mr. Seifert also added that it will be beneficial to have a fire station on that side of town to help maintain the quality of life
- Thanked St. John's Second Grade Class for bringing the Council dinner and sharing their ambitions with the Council Members

- Addressed BallCorps update, stating they are trying to make the right decision for all parties involved

BOARD/COMMITTEE APPOINTMENTS

PUBLIC HEARINGS

Speakers and public hearing applicants who wanted to address agenda items listed under this section of the agenda were instructed to reserve their comments for the public hearing. Before or during the Council Meeting they were asked to sign up for the public hearing at which they wanted to address Council by texting the word "COMMENT" to the City's automated SMS system at 938-200-8560 or by filling out a card available in the vestibule or from the City Clerk. The project initiator, applicant, owner or agent of the business or property that is the subject of the hearing was allowed to speak for 15 minutes. Residents within the noticed area of the subject property, as well as all other members of the public, were allowed to speak for 5 minutes.

DEPARTMENTAL REPORTS

CITY CLERK

PROPOSED ORDINANCE NO. 2025-027: AMENDING ORDINANCE NO. 2011-299 "ESTABLISHING POLLING LOCATIONS FOR MUNICIPAL ELECTIONS IN THE CITY OF MADISON" BY CHANGING POLLING LOCATION FOR COUNCIL DISTRICTS 1, 2, AND 4 IN LIMESTONE COUNTY TO JAMES CLEMENS HIGH SCHOOL (FIRST READING)

First reading only

Council Member Spears asked for clarification asking if this ordinance is just for residents who live in Limestone County, but in Madison City Limits. City Clerk-Treasurer Lisa Thomas confirmed that it is for just those residents

ENGINEERING

RESOLUTION NO. 2025-029-R: AWARD OF BID NO. 2025-002-ITB, PALMER PARK PEDESTRIAN BRIDGES TO LAMBERT CONTRACTING, LLC (\$350,504.64 TO BE PAID FROM ENGINEERING DEPARTMENT CAPITAL OUTLAY)

Council Member Spears moved to approve Resolution No. 2025-029-R. Council Member Powell seconded. The vote was taken and recorded as follows:

Council Member Maura Wroblewski	Aye
Council Member Teddy Powell	Aye
Council Member John Seifert	Aye
Council Member Connie Spears	Aye
Council Member Greg Shaw	Aye
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Absent

Motion carried.

ORDINANCE NO. 2025-023: AMENDING SECTION 32-131 OF THE MADISON CITY CODE OF ORDINANCES ENTITLED "PARKING IN CONFORMITY WITH ESTABLISHED REGULATIONS" BY PROHIBITING PARKING ON A PORTION OF LIFEWAY STREET (FIRST READING 01/13/2025)

Council Member Wroblewski moved to approve Ordinance No. 2025-023 Council Member Powell seconded. The vote was taken and recorded as follows:

Council Member Maura Wroblewski	Aye
Council Member Teddy Powell	Aye
Council Member John Seifert	Aye
Council Member Connie Spears	Aye
Council Member Greg Shaw	Aye
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Absent

FACILITIES AND GROUNDS

RESOLUTION NO. 2025-030-R: APPROVING A PROFESSIONAL SERVICES AGREEMENT WITH J.M. PHILLIPS ENGINEERING, LLC, FOR CIVIL ENGINEERING DESIGN SERVICES FOR THE PROPOSED IMPROVEMENTS TO THE NORTH ENTRANCE TO PALMER PARK (\$29,078 TO BE PAID FROM THE RECREATION DEPARTMENT SPECIAL PROJECTS ACCOUNT)

Council Member Spears moved to approve Resolution No. 2025-030-R. Council Member Wroblewski seconded. The vote was taken and recorded as follows:

Council Member Teddy Powell	Aye
Council Member Maura Wroblewski	Aye
Council Member John Seifert	Aye
Council Member Connie Spears	Aye
Council Member Greg Shaw	Aye
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Absent

Motion carried.

PROPOSED ORDINANCE NO. 2025-024: AUTHORIZING THE MAYOR TO EXECUTE A ONE-YEAR LEASE AGREEMENT EXTENSION WITH TENANTS OF 28720 HUNTSVILLE BROWNS FERRY ROAD (\$1,500 PER MONTH PAYABLE TO CITY) (FIRST READING 01/13/2025)

Council Member Shaw moved to approve Ordinance No. 2025-024 Council Member Powell seconded. The vote was taken and recorded as follows:

Council Member Maura Wroblewski	Aye
Council Member Teddy Powell	Aye
Council Member John Seifert	Aye

Council Member Connie Spears	Aye
Council Member Greg Shaw	Aye
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Absent

LEGAL

RESOLUTION NO. 2025-035-R: AUTHORIZING PURCHASE OF RIGHT OF WAY AND ACQUISITION OF TEMPORARY CONSTRUCTION EASEMENTS FOR SEGERS ROAD AND MAECILLE DRIVE INTERSECTION IMPROVEMENT PROJECTS (APPROXIMATELY \$207,200 TO BE PAID FROM FUND 38)

Council Member Spears moved to approve Resolution No. 2025-035. Council Member Shaw seconded. The vote was taken and recorded as follows:

Council Member Maura Wroblewski	Aye
Council Member Greg Shaw	Aye
Council Member John Seifert	Aye
Council Member Connie Spears	Aye
Council Member Teddy Powell	Aye
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Absent

Motion carried.

RECREATION

RESOLUTION NO. 2025-031-R: AWARD OF BID NO. 2024-015-ITB, PALMER AND DUBLIN PARK SOCCER LIGHTING PROJECT TO WILD MONKEY, LLC, DBA 47E (\$148,673.44 TO BE PAID FROM RECREATION DEPARTMENT SPECIAL PROJECTS ACCOUNT)

Council Member Shaw moved to approve Resolution No. 2025-031-R. Council Member Wroblewski seconded. The vote was taken and recorded as follows:

Council Member Maura Wroblewski	Aye
Council Member Greg Shaw	Aye
Council Member John Seifert	Aye
Council Member Connie Spears	Aye
Council Member Teddy Powell	Aye
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Absent

Motion carried.

RESOLUTION NO. 2025-032-R: AWARD OF BID NO. 2024-016-ITB, PLAYGROUND INSTALLATION PROJECT TO STRUTHERS RECREATION, LLC (\$128,435.00 TO BE PAID FROM RECREATION DEPARTMENT NEIGHBORHOOD PARK ACCOUNT)

Council Member Shaw moved to approve Resolution No. 2025-032-R. Council Member Powell seconded. The vote was taken and recorded as follows:

Council Member Connie Spears	Aye
Council Member Greg Shaw	Aye
Council Member John Seifert	Aye
Council Member Maura Wroblewski	Aye
Council Member Teddy Powell	Aye
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Absent

Motion carried.

RESOLUTION NO. 2025-036-R: AUTHORIZING A PROFESSIONAL SERVICES AGREEMENT WITH CRYSTAL DIXON FOR FITNESS INSTRUCTOR SERVICES THROUGH THE PARKS & RECREATION DEPARTMENT (NO CHARGE TO CITY, COURSES COST \$5 TO \$25 PER PERSON)

Council Member Spears moved to approve Resolution No. 2025-036-R. Council Member Shaw seconded. The vote was taken and recorded as follows:

Council Member Connie Spears	Aye
Council Member Maura Wroblewski	Aye
Council Member John Seifert	Aye
Council Member Teddy Powell	Aye
Council Member Greg Shaw	Aye
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Absent

Motion carried.

RESOLUTION NO. 2025-037-R: AUTHORIZING A PROFESSIONAL SERVICES AGREEMENT WITH ROSALIE HOLCOMBE FOR ART INSTRUCTOR CLASSES THROUGH THE PARKS & RECREATION DEPARTMENT (NO CHARGE TO CITY, COURSES COST \$10 - \$40 PER PERSON)

Council Member Spears moved to approve Resolution No. 2025-037-R. Council Member Shaw seconded. The vote was taken and recorded as follows:

Council Member Maura Wroblewski	Aye
Council Member Connie Spears	Aye
Council Member John Seifert	Aye
Council Member Teddy Powell	Aye
Council Member Greg Shaw	Aye
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Absent

Motion carried.

RESOLUTION NO. 2025-038-R: AUTHORIZING A PROFESSIONAL SERVICES AGREEMENT WITH KATIE STEPHENSON FOR MAKEUP APPLICATION INSTRUCTOR CLASSES THROUGH THE PARKS & RECREATION DEPARTMENT (NO CHARGE TO CITY, COURSES COST \$20 - \$50 PER PERSON)

Council Member Wroblewski moved to approve Resolution No. 2025-038-R. Council Member Spears seconded. The vote was taken and recorded as follows:

Council Member Maura Wroblewski	Aye
Council Member Connie Spears	Aye
Council Member John Seifert	Aye
Council Member Teddy Powell	Aye
Council Member Greg Shaw	Aye
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Absent

Motion carried.

RESOLUTION NO. 2025-039-R: AUTHORIZING A PROFESSIONAL SERVICES AGREEMENT WITH MICHELLE THAO FOR FITNESS INSTRUCTOR CLASSES THROUGH THE PARKS & RECREATION DEPARTMENT (NO CHARGE TO CITY, COURSES COST \$5 - \$25 PER PERSON)

Council Member Spears moved to approve Resolution No. 2025-039-R. Council Member Shaw seconded. The vote was taken and recorded as follows:

Council Member Maura Wroblewski	Aye
Council Member Connie Spears	Aye
Council Member John Seifert	Aye
Council Member Teddy Powell	Aye
Council Member Greg Shaw	Aye
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Absent

Motion carried.

RESOLUTION NO. 2025-040-R: AUTHORIZING A PROFESSIONAL SERVICES AGREEMENT WITH MARIA TROUPE FOR ARTS AND CRAFTS CLASSES THROUGH THE PARKS & RECREATION DEPARTMENT (NO CHARGE TO CITY, COURSES COST \$10 - \$60 PER PERSON)

Council Member Spears moved to approve Resolution No. 2025-040-R. Council Member Shaw seconded. The vote was taken and recorded as follows:

Council Member Maura Wroblewski	Aye
Council Member Connie Spears	Aye
Council Member John Seifert	Aye
Council Member Teddy Powell	Aye
Council Member Greg Shaw	Aye
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Absent

Motion carried.

RESOLUTION NO. 2025-041-R: AUTHORIZING A PROFESSIONAL SERVICES AGREEMENT WITH HUNTER VROONLAND FOR ARTS INSTRUCTOR CLASSES THROUGH THE PARKS & RECREATION DEPARTMENT (NO CHARGE TO CITY, COURSES COST \$10 - \$40 PER PERSON)

Council Member Spears moved to approve Resolution No. 2025-041-R. Council Member Shaw seconded. The vote was taken and recorded as follows:

Council Member Maura Wroblewski	Aye
Council Member Connie Spears	Aye
Council Member John Seifert	Aye
Council Member Teddy Powell	Aye
Council Member Greg Shaw	Aye
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Absent

Motion carried.

MISCELLANEOUS BUSINESS AND ANNOUNCEMENTS

Council Member Shaw asked for more clarification on the BallCorps situation asking if anyone has reached out to the companies who were sent out bid packages to ask why they did not bid. City Attorney stated that the City can get more feedback from the companies asking why no bids were made. She mentioned one of the main concerns the contractors mentioned was that they needed more time, due to the dates that needed to be worked around. Ms. Zingarelli also mentioned that some of the contractors were having a hard time getting sub-contractors to assist in the project.

Council Member Powell asked if the process would have been any different if it were a different project that was sent out to bid and came back with no bids. Mayor Finley answered that it would have the same process as the BallCorps project. Mr. Powell asked how long the process will be to send the project out again to be re-bid and Mayor Finley answered that there are two processes in this project. One being, the demolition package with BallCorps, and the other process being the contractual side with the finances.

ADJOURNMENT

Having no further business to discuss Council Member Wroblewski moved to adjourn. The roll call vote was taken and recorded as follows:

Council Member Maura Wroblewski	Aye
Council Member Connie Spears	Aye
Council Member Teddy Powell	Aye
Council Member Greg Shaw	Aye
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Absent
Council Member John Seifert	Aye

Motion carried.

The meeting was adjourned at 6:48 p.m.

Minutes No. 2025-02-RG, dated January 27, 2025, read, approved and adopted this 10th day of February 2025.

Council Member Maura Wroblewski
District One

Council Member Connie Spears
District Two

Council Member Teddy Powell
District Three

Council Member Greg Shaw
District Four

Council Member Ranae Bartlett
District Five

Council Member Karen Denzine
District Six

Council Member John Seifert
District Seven

Concur:

Paul Finley, Mayor

Attest:

Lisa D. Thomas
City Clerk-Treasurer

Myranda Staples
Recording Secretary