



**MINUTES NO. 2022-22-RG  
REGULAR CITY COUNCIL MEETING  
OF MADISON, ALABAMA  
November 28, 2022**

*To protect the public health during the COVID-19 pandemic, and according to State and Federal Guidelines, the Madison City Council observed social distancing procedures at the Council meeting. Anyone who was sick or was living with a quarantined family member was recommended against attending the meeting. The meeting was broadcast live on Wow! Channel 42 and online streaming at [www.madisonal.gov/viewmeetings](http://www.madisonal.gov/viewmeetings). Anyone who did not want to attend the meeting in person due to the COVID pandemic, but wanted to participate in Public Comments or Hearings were encouraged to contact the City Clerk or Mayor's Office via telephone or email to submit comments or questions, or text the word "Comment" to 938-200-8560*

The Madison City Council met in regular session on Monday, November 28, 2022, 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 Ranae Bartlett.

Pastor, Huey Hudson of Restoration Church provided the invocation followed by the Pledge of Allegiance led by Ranae Bartlett.

**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	Absent
Council District No. 5 Ranae Bartlett	Present
Council District No. 6 Karen Denzine	Present
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 Clerk Administrative Assistant Mari Bretz, City Attorney Brian Kilgore, Information Technology Director Jason Colee, Information Technology Senior Systems Analyst Chris White, Information Technology Coordinator Toby Jenkins, Police Captain Mike Allen, Police Lieutenant Jonathan Stout, Fire Chief David Bailey, City Engineer Michael Johnson, Director of Development Services Mary Beth Broeren, Deputy City Engineer Michelle Dunson, Recreation Director Kory Alfred, Finance Director Roger Bellomy, Development Services Principal Planner Matt Davidson, City Administrator Steve Smith, Human Resources Director Terri Towry, Revenue Director Cameron Grounds, and Deputy Court Clerk Dorothy Bellomy

Public Attendance registered: Jennifer Coe, Margi Daly, Thomas Arnold, Charles Prochaska, Mary Georganes, John Georganes, Jean Ann Benefield, Tiffany Knox, Mike Bowie, Charity Stratton, and Rod Ashcraft.

**AMENDMENTS TO AGENDA**

Council Member Wroblewski requested to move Resolution No. 2022-322-R from Human Resources department reports to her line items.

City Attorney Brian Kilgore requested that Resolution No. 2022-325-R; authorizing payment of \$250 out of Council special project budget for a Santa for Christmas Capers be walked on. Council President Bartlett accepted it and placed it under her line items.

City Attorney Brian Kilgore requested to change Resolution No. 2022-316-R, under Engineering, stating that the amount on the published agenda has been revised from \$56,827.88 to \$66,772.60 (a difference of +\$9,944.72). The new amount reflects the current Sourcewell pricing of \$167.90 per curb mile, minus a 3% discount.

City Attorney Brian Kilgore requested to change Resolution No. 2022-322-R, the hourly rate on the published agenda for the professional services agreement changed from \$38 to \$40.

City Attorney Brian Kilgore requested to change Proposed Ordinance No. 2022-308, under Legal, to Resolution No. 2022-308-R as they received the final updates today. Council President Bartlett confirmed with City Attorney Brian Kilgore since it is a Resolution that it will not require suspension of the rules.

Council President Bartlett approved the agenda as amended.

**APPROVAL OF MINUTES**

**MINUTES NO. 2022-21-RG DATED NOVEMBER 14, 2022**

Council Member Spears moved to approve Minutes No. 2022-21-RG. Council Member Powell seconded. The roll call vote taken was recorded as follows:

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

Motion carried.

**PRESENTATIONS AND AWARDS**

None

## **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](mailto: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](mailto:citycouncil@madisonal.gov).*

### **MR. THOMAS ARNOLD (DISTRICT1-WALDEN NEIGHBORHOOD)**

Mr. Arnold appeared before Council and Mayor Finley to express his appreciation for the prompt action and support regarding the safety issue and the Proposed Ordinance No. 2022-323 to prohibit parking on the median in the Walden Neighborhood.

### **CHARLES PROCHASKA (DISTRICT 4-HUNTINGTON CHASE SUBDIVISION)**

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

- Lack of sidewalks near Mill Road and County Line Road
- Road markings at the intersection of Balch Road and Huntsville-Browns Ferry Road

### **MS. MARGI DALY (DISTRICT 6-WALTON ACRES)**

Ms. Daly appeared before Council and Mayor Finley to voice her concerns on the following items:

- Hexagon property purchase
- Duties of a City Manager
- Brightness of streetlighting in her neighborhood
- City spending

### **MS. JENNIFER COE (DISTRICT 5-ASHLEY ESTATES)**

Ms. Coe appeared before Council and Mayor Finley to voice her concerns on the following items:

- Public comments during public hearings
- Funding agreement for Town Madison District
- Council-City Manager petition that sent mass text

Council President Bartlett closed public comments as there were no other comments. Council President Bartlett asked City Attorney Brian Kilgore to address what gets a public hearing with comments and what does not.

City Attorney Brian Kilgore addressed the concern about what gets a public hearing with and without comments. City Attorney Brian Kilgore stated that we have followed Alabama Statute when it comes to what we have to notice and what we do not have to and that there has been no change to the rules of order.



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

Motion carried.

## **PRESENTATION OF REPORTS**

### **MAYOR PAUL FINLEY:**

Mayor Finley addressed the concern brought up in public comments regarding sidewalks. He advised that Engineering has looked into bringing a sidewalk on Mill Road from County Line Road to the Bradford Creek Greenway and that it is currently too expensive but that it could happen in the future. He did state there is a way to the greenway, but it is not the easiest.

Mayor Finley also address the intersection of Balch Road and Huntsville Browns Ferry Road and he agrees that there needs to be an adjustment. Engineering is looking into the current Balch Road bid to see about extending the bid which would widen the road and fix the ditches versus not doing that and putting in a roundabout at the intersection of Balch Road and Huntsville Browns Ferry Road.

Mayor Finley addressed the Hexagon property deal concerns.

Council President Bartlett also clarified that her husband does not work for Hexagon, nor does he sit on their board.

### **RESOLUTION NO. 2022-321-R: AWARD OF BID FOR RENOVATION AND CONSTRUCTION OF COMMUNITY CENTER TO LEEBUILDERS, INC. (\$11,205,460)**

Council Member Wroblewski moved to approve Resolution No. 2022-321-R. Council Member Seifert seconded. Council President Bartlett asked for any discussion. Mayor Finley advised that City Administrator Steve Smith would like to show a presentation and answer any questions.

City Administrator Steve Smith advised that before he explained the numbers that he would like to have Ron Van Peurse, from the architect firm Nola Van Peurse Architects, PC to explain the design. Mr. Van Peurse went through a slideshow of the design for the proposed changes.

Recreation Director Kory Alfred explained that the new community center would allow for more participants in our art classes especially in ceramics where there is a waiting list to participate. It would allow for fitness equipment for the older seniors, expansion of activities for special needs such as caregivers' night out, and a courtyard where senior enjoy outside space more versus the small space that is available to them in the current senior center.

City Administrator Steve Smith passed out a packet to Council members to review the finances, a list of Capital Improvement Projects, and how the community center would be funded.

Council President Bartlett opened the floor for comments from the Council Members.

Council Member Wroblewski expressed her excitement for the project and how it will help the community and the senior center.

Council Member Seifert asked about the \$3.5 million for the signature hotel. Mayor Finley responded to Council Member Seifert that the \$3.5 million was earmarked when the Margaritaville deal was approved for the city to give more. Since that agreement is no longer in play that Finance Director Roger Bellomy has been putting the money back into the savings account. Mayor Finley believes it is not needed but wanted to point out that if needed we have those funds available.

Council Member Seifert asked about improvements to the road for accessing the community center and if it is factored into the numbers. City Administrator Steve Smith and Mayor Finley explained that they would work with Engineering on those issues in the future and that it was not included in the current numbers.

Council Member Seifert asked about the funding for the \$2 million needed in 2024 and 2025 included in the packet and if we are counting on funding sources to be Madison County and state budget. City Administrator Steve Smith responded that after listening to the Finance Committee regarding the budget it was chosen to spread out over several years if there was a need to use it, but he and Mayor Finley feel that it will not be needed.

Council Member Seifert asked about offsetting costs though naming rights.

City Administrator Steve Smith responded that he has met with Madison Visionary Partners (MVP) and they have plans for naming rights to the whole building, maybe the ceramic room, or the special needs room. He explained that they have lots of opportunities for people to donate whether it be \$5 or \$5 million.

Council Member Powell questioned the CIP list provided, the lack of time to review the information, the \$11 million needed for this project, and what other projects are being sacrificed for the senior center. Council Member Powell stated that while the senior center project is a great idea, he feels that Council should not vote on it yet and have it sent to the Finance Committee for review or have a work session regarding it.

Mayor Finley responded that the list they received back in 2016 was due to them going out to the market on a bond issuance. He explained that they do not have the type of list they received back then because they are using general fund money. Mayor Finley also advised that during the upcoming work session there is no request for an undated CIP.

Council Member Spears expressed that she has asked for a "one to N" CIP list more than twice and that the list provided is only for one year. She wants to see a list that includes all multi-year projects as the senior center is a multi-year project. Council Member Spears feels that if they vote tonight, they won't know what is being sacrificed for future projects. She is recommending they go through the Finance Committee, get the full CIP list, and then vote on it.

Council Member Denzine mentioned that she had asked City Administrator Steve Smith earlier why the cost is much higher than what was originally talked about. He had responded that after they went in, they realized that it would need to be gutted to make it a good-looking facility. City Administrator Steve Smith added that when they ran the numbers, if they had built it from the ground up it would be \$6 million more.

Council Member Denzine expressed that she understands there is a bid deadline coming up but wanted to know what it would do to the deadline if they went ahead and tabled it. City Administrator Steve Smith responded that it must be awarded by the deadline of Tuesday, December 6<sup>th</sup>.

Council Member Spears confirmed with City Administrator Steve Smith that they could table it while they discuss it on the following work session being held on Wednesday and then call a special meeting to vote on it before the bid deadline. City Administrator Steve Smith confirm they could if they meet the bid deadline.

Council Member Powell again expressed that the information packet provided needs to be reviewed and he has several questions that he would like answered before he votes.

Council Member Wroblewski asked if they would be spending \$11 million all at once, Council Member Seifert responded that it is a firm fixed-price contract which means that they would be writing the check today for that price.

Council President Bartlett asked City Administrator Steve Smith about the option of an extension on the bid deadline. City Administrator Steve Smith responded he can ask but does not know if they will be open to that.

Council President Bartlett expressed that based on what she was hearing regarding who was ready to vote that the best decision is to refer the motion and let Finance Committee look it over and then bring it to a work session.

Mayor Finley expressed his desire for the project to move forward and Council Member Powell expressed his desire to review before any vote goes through.

Council Member Denzine asked City Administrator Steve Smith if they wait to discuss it on Wednesday during a work session would it give him enough time to ask if the people are willing to extend the bid deadline. City Administrator Steve Smith said he would ask the following day and would get the information to Council.

Council President Bartlett asked City Attorney Brian Kilgore if there is going to be an issue of notice to do a vote.

City Attorney Brian Kilgore responded that they have 24 hours to notice and if needed there is time to due a notice for a special session.

Council Members and City Attorney Brian Kilgore discussed postponing the vote. Council Member Powell moved to postpone Resolution No. 2022-321-R. Council President Bartlett asked for a second. Council Member Spears seconded. Motion to postpone takes the majority vote and with no other discussion the 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	Absent
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Aye
Council Member John Seifert	Aye

Motion to postpone Resolution No. 2022-321-R carried.

Mayor Finley asked City Council for approval to accept a check for \$15,000 from Madison County Commissioner Dale Strong for our Madison Chamber of Commerce. The check is payable to us and then to be appropriated as a one-time appropriation from the chairman’s budget to provide funding to support the Madison Chamber of Commerce.

Council Member Spears moved to approve the \$15,000 check from Madison County Commissioner Dale Strong. Council Member Wroblewski seconded. The 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	Absent
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Aye
Council Member John Seifert	Aye

Motion carried

**COUNCIL DISTRICT NO. 1 MAURA WROBLEWSKI**

**PROPOSED ORDINANCE NO. 2022-311: AMENDMENT TO SECTION 12, "COMPENSATION AND BENEFITS" OF THE CITY OF MADISON PERSONNEL POLICIES AND PROCEDURES (REQUEST FOR SUSPENSION OF THE RULES FOR VOTE)**

Council Member Wroblewski moved to suspend the rules for immediate consideration of Ordinance No. 2022-311. Council Member Spears seconded. 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	Absent
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Aye
Council Member John Seifert	Aye



Motion carried

Upon suspension of the rules, Council Member Wroblewski moved to approve Ordinance No. 2022-311. Council Member Powell seconded. Council Member Wroblewski explained that this ordinance has to do with paramedic incentive differential which will increase from \$150 to \$200, and it will start next pay. It also covers additional areas for employees. Council Member Wroblewski and the Human Resources Committee met before tonight's meeting and unanimously approved it. 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	Absent
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Aye
Council Member John Seifert	Aye

Motion carried

**RESOLUTION NO. 2022-129-R: AMENDING THE JOB CLASSIFICATION PLANS**

Council Member Wroblewski explained that this would add three new positions as well as change the title in current positions:

**New Positions**

- Crime Analyst (Police Dept)
- Construction Project Manager (Engineering Dept)
- Facilities Director (Building Dept)

**Title Only Changes**

- Communications Specialist to Communications and External Affairs Officer
- Communications Manager (Police) to Public Safety Communications Manager

Council Member Wroblewski moved to approve Resolution No. 2022-129-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 Teddy Powell	Aye
Council Member Greg Shaw	Absent
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Aye
Council Member John Seifert	Aye

Motion carried

**PROPOSED ORDINANCE NO. 2022-323: AMENDMENT TO CITY CODE SECTION 32-131 TO PROHIBIT PARKING ON A MEDIAN ON THE WESTSIDE OF WALDEN GLEN RD. NEAR BROWNSFERRY ROAD (FIRST READING)**

This is a first reading only.

**RESOLUTION NO. 2022-322-R: AUTHORIZE PROFESSIONAL SERVICES AGREEMENT WITH MARIELA RUIZ (\$40 AN HOUR TO BE PAID FROM THE HUMAN RESOURCES BUDGET)**

Council Member Wroblewski moved to approve Resolution No. 2022-322-R. Council Member Powell seconded. The 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	Absent
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Aye
Council Member John Seifert	Aye

Motion carried

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

- Whataburger opened today

**COUNCIL DISTRICT NO. 2 CONNIE SPEARS**

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

- Addressed the sidewalk concern that Mr. Charles Prochaska brought up in public comments as this borders her district and Council Member Shaw. As they continue to work on the CIP, it will be on their list.

**COUNCIL DISTRICT NO. 3 TEDDY POWELL**

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

- Reminded the public of the Christmas parade on December 10<sup>th</sup> at 5:00pm.

**COUNCIL DISTRICT NO. 4 GREG SHAW**

Absent

**COUNCIL DISTRICT NO. 5 RANAE BARTLETT**

**RESOLUTION NO. 2022-325-R: AUTHORIZING FUNDING FROM THE CITY COUNCIL SPECIAL PROJECTS BUDGET FOR A SANTA FOR CHRISTMAS CAPERS**

Council Member Wroblewski moved to approve Resolution No. 2022-325-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 Teddy Powell	Aye
Council Member Greg Shaw	Absent
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Aye
Council Member John Seifert	Aye

Motion carried

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

- Addressed Ms. Margi Daly on the allegations made during public comments towards herself and Council Member Spears

#### **COUNCIL DISTRICT NO. 6 KAREN DENZINE**

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

- Reminded the public of the Madison Police Citizens Advisory Committee meeting that is being held at the Madison Public library on Tuesday November 29<sup>th</sup> at 6:30pm. Topic will be on expectations during a traffic stop delivered by an officer.
- Two vacancies available on the Madison Police Citizens Advisory Committee for district 2 and 7. If interested please contact your Council Member in those districts.
- Polar Express Christmas tree lighting on December 2<sup>nd</sup> at 5:30pm will be held in downtown Madison.
- Christmas Capers is on December 17<sup>th</sup> at 4pm.
- Apologized for being absent to the Council meeting on November 14<sup>th</sup>.
- Raised concerns about the flyovers and the developer of Town Madison.
- Appreciates the patience of the community during her difficult time.
- Streetlighting concerns and advised the public to email their concerns to council, the mayor, or City Administrator Steve Smith.

#### **COUNCIL DISTRICT NO. 7 JOHN SEIFERT**

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

- Commended the Parks and Recreation department for their partnership with Madison City schools for young men and women to compete in basketball
- Council meeting scheduled for December 26<sup>th</sup>

#### **BOARD/COMMITTEE APPOINTMENTS**

#### **REAPPOINTMENT OF KENT BALLARD TO PLACE 4 ON THE INDUSTRIAL DEVELOPMENT BOARD FOR NOVEMBER 23, 2022-NOVEMBER 22, 2028**

Council Member Spears nominated Kent Ballard for reappointment to Place 4. There being no further nominations, Mr. Ballard was appointed by acclamation.

**APPOINTMENT OF MICHAEL "SCOTT" HARBOUR TO THE ZONING BOARD OF ADJUSTMENT & APPEALS TO FILL SUPERNUMERARY PLACE 1 FOR EXISTING TERM THAT ENDS DECEMBER 31, 2024**

Council Member Wroblewski nominated Michael "Scott" Harbour for appointment to Supernumerary Place 1. There being no further nominations, Mr. Harbour was appointed by acclamation.

**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.*

**RESOLUTION NO. 2022-315-R: REQUEST FROM SUNSHINE FAMILY, LLC, DOING BUSINESS AS STONE AGE KOREAN BBQ II, FOR A RESTAURANT RETAIL LIQUOR LICENSE FOR THEIR LOCATION AT 7929 HIGHWAY 72 WEST.**

Revenue Officer Cameron Grounds informed Council that everything is in order for Council to vote on this item tonight. Council President Bartlett opened the floor for public comments regarding this request. Council President Bartlett then closed the floor after no comments and entertained a motion from Council. Council Member Wroblewski moved to approve Resolution No. 2022-315-R. Council Member Seifert seconded. The 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	Absent
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Aye
Council Member John Seifert	Aye

Motion carried

**DEPARTMENTAL REPORTS**

**ENGINEERING DEPARTMENT**

**RESOLUTION NO. 2022-316-R: AUTHORIZATION OF RENEWAL WITH STREET SWEEP CORP FOR STREET SWEEPING SERVICES (\$ 66,772.60 TO BE PAID FROM**

**ENGINEERING BUDGET)**

Council Member Spears moved to approve Resolution No. 2022-316-R. Council Member Powell seconded. The 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	Absent
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Aye
Council Member John Seifert	Aye

Motion carried

**RESOLUTION NO. 2022-317-R: AUTHORIZING ACCEPTANCE OF TEMPORARY EASEMENTS FOR MAINTENANCE OF A DRAINAGE DITCH ADJACENT TO HIGHLAND DRIVE**

Council Member Powell moved to approve Resolution No. 2022-317-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 Teddy Powell	Aye
Council Member Greg Shaw	Absent
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Aye
Council Member John Seifert	Aye

Motion carried

**RESOLUTION NO. 2022-318-R: ACCEPTING INTO PUBLIC USE AND MAINTENANCE THE SUBDIVISION IMPROVEMENTS FOR MOORE'S CREEK, PHASE V**

Council Member Spears moved to approve Resolution No. 2022-318-R. Council Member Shaw seconded. Council Member Powell confirmed with Deputy City Engineer Michelle Dunson that everything has been signed off, Deputy City Engineer Michelle Dunson responded, yes. The 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	Absent
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Aye
Council Member John Seifert	Aye

Motion carried

**INFORMATION TECHNOLOGY**

**RESOLUTION NO. 2022-306-R: AUTHORIZING THE MAYOR TO ACCEPT A PRICING PROPOSAL FROM SHI INTERNATIONAL CORPORATION FOR SUBSCRIPTION LICENSES FOR CALENDAR YEAR 2023 IN THE AMOUNT OF \$67,559.80 (TO BE PAID FROM IT DEPARTMENT BUDGET)**

Council Member Wroblewski moved to approve Resolution No. 2022-306-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 Teddy Powell	Aye
Council Member Greg Shaw	Absent
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Aye
Council Member John Seifert	Aye

Motion carried

Council Member Denzine thanked Information Technology Director Jason Colee for his service to the City of Madison as he will be retiring.

**LEGAL**

**RESOLUTION NO. 2022-308-R: AUTHORIZING EXERCISE OF AN OPTION TO PREPAY AND REDEEM A BOND PURSUANT TO A FUNDING AGREEMENT BETWEEN THE CITY OF MADISON, AL AND TOWN MADISON COOPERATIVE DISTRICT**

Council Member Powell moved to approve Resolution No. 2022-308-R. Council Member Spears seconded. Council Member Denzine addressed the public on the benefits of exercising of this option. City Attorney Brian Kilgore and Council Member Spears also address the public to clarify the benefits. The 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	Absent
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Aye
Council Member John Seifert	Aye

Motion carried.

**PROPOSED ORDINANCE NO. 2022-309: AUTHORIZATION FOR THE CITY OF MADISON MUNICIPAL COURT TO IMPLEMENT A DIVERSION PROGRAM FOR FIRST-TIME OFFENDERS (FIRST READING NOVEMBER 14, 2022)**

Council Member Wroblewski moved to approve Ordinance No. 2022-309. Council Member Powell seconded. Council Member Denzine asked if it would be run in-house, City

Attorney Brian Kilgore explained that it would be handled through Huntsville and that the defendants would pay for it and no cost would be incurred by the city. Council Member Wroblewski shared that the program will be good for youthful offenders and is glad we are doing this for the community. The 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	Absent
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Aye
Council Member John Seifert	Aye

Motion carried.

**RESOLUTION NO. 2022-324-R: AUTHORIZATION TO EXECUTE A DRAINAGE EASEMENT IN THE EVERSTEAD AT MADISON DEVELOPMENT**

Council Member Powell moved to approve Resolution No. 2022-324-R. Council Member Spears seconded. Council Member Seifert asked why the resolution was not under Planning Department. City Attorney Brian Kilgore explained it was something that he was working on it as well. Director of Development Services Mary Beth Broeren said she didn't think the agreement was necessary, but the investors and their attorneys suggested it so Engineering and Planning reviewed it and are fine with it. The 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	Absent
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Aye
Council Member John Seifert	Aye

Motion carried.

**PLANNING**

**RESOLUTION NO. 2022-313-R: AUTHORIZATION OF TOYOTA FIELD CHANGE ORDER FOR FIELD AND DRAINAGE REPAIR IN THE AMOUNT OF \$55,631 (TO BE PAID FROM VENUE MAINTENANCE FUND)**

Director of Development Services Mary Beth Broeren explained that Major League Baseball has adopted new standards for minor league facilities and one of those standards is the grades within the field. While doing some drainage and field repairs, they are going to address the new standard at the same time.

Council Member Wroblewski moved to approve Resolution No. 2022-313-R. Council Member Powell seconded. Council Member Seifert commended Director of Development Services Mary Beth Broeren for her ability to have money in the budget to keep Toyota Field up to Major League Baseball standards. Director of Development Services Mary Beth Broeren addressed Council that there will be additional standards that Major League Baseball has put



forth that she will bring back to Council later. Council Member Denzine asked if the future standards would fall into the amount set aside, Director of Development Services Mary Beth Broeren advised that it will be more expensive but that she is working with Finance and the Mayors office and will present a plan to them in the future. The 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	Absent
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Aye
Council Member John Seifert	Aye

Motion carried.

**PROPOSED ORDINANCE NO. 2022-298; ESTABLISHING AN ARTS & ENTERTAINMENT DISTRICT IN TOWN MADISON (FIRST READING NOVEMBER 14, 2022)**

Development Services Principal Planner Matt Davidson explained how patrons will be allowed to purchase alcoholic beverages from licensed sellers and take their beverages outside the sellers building through an approved container provided. Patrons will not be allowed to bring their own alcoholic beverages into the District. The businesses will be required to get an annual permit from the city at a permit fee of \$50. The anticipated opening of by late January after ABC approval.

Council Member Powell moved to approve Ordinance No. 2022-298. Council Member Wroblewski seconded. Council Member Denzine asked about the boundaries from the District. Development Services Principal Planner Matt Davidson responded that it is from Zierdt Road over to Toyota Field while displaying a picture that will be emailed to Council for the exact boundaries. Development Services Principal Planner Matt Davidson also advised Council that there will be flags and markers showing the Arts & Entertainment District boundaries within Town Madison. Council Member Denzine asked if they received any concerns from residents who live in the area. Director of Development Services Mary Beth Broeren responded that they sent out notices to residents and business and received no comments back. Council Member Wroblewski asked if the Police have any concerns about the open containers around the apartments. Director of Development Services Mary Beth Broeren responded that the Police Chief Gandy was involved when they drafted the ordinance. Council Member Denzine asked how the boundaries were decided. Development Services Principal Planner Matt Davidson responded that they put the boundaries based on the commercial areas. Director of Development Services Mary Beth Broeren stated that Revenue Director Cameron Grounds has already shown the map to the ABC Board, and they have conceptually given approval, but they have not reviewed our ordinance yet. The goal is to maximize the arts and entertainment in the streets and the revenue for all the businesses to be successful. Council Member Denzine expressed her concerns about all the residential area that is in the District. The 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	Absent
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Nay
Council Member John Seifert	Aye

Motion carried.

**MISCELLANEOUS BUSINESS AND ANNOUNCEMENTS**

Council President Bartlett announced the date for the work session on Wednesday, November 30<sup>th</sup> at 5:30pm along with the addition of the special session to the notice.

**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	Absent
Council Member Ranae Bartlett	Aye
Council Member Karen Denzine	Aye
Council Member John Seifert	Aye

Motion carried.

The meeting was adjourned at 8:17 p.m.

Minutes No. 2022-22-RG, dated November 28<sup>th</sup>, 2022, read, approved and adopted this 12<sup>th</sup> day of December 2022.

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Council Member Maura Wroblewski  
District One

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Council Member Connie Spears  
District Two

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Council Member Teddy Powell  
District Three

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Council Member Greg Shaw  
District Four

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Council Member Ranae Bartlett  
District Five

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Council Member Karen Denzine  
District Six

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Council Member John Seifert  
District Seven

Concur:

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Paul Finley, Mayor

Attest:

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Lisa D. Thomas  
City Clerk-Treasurer

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Mari Bretz  
Recording Secretary