



**MINUTES NO. 2025-14-RG
REGULAR CITY COUNCIL MEETING
OF MADISON, ALABAMA
JULY 28, 2025**

The Madison City Council met in regular session on Monday, July 28, 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 John Dees of Crosspointe Church provided the invocation followed by the Pledge of Allegiance led by Council President John Seifert.

ELECTED GOVERNING OFFICIALS IN ATTENDANCE

| | |
|---|---------|
| Mayor Paul Finley | Present |
| Council District No. 1 Maura Wroblewski | Absent |
| 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 Attorney Megan Zingarelli, Information Technology Director Chris White, Information Technology Support Technician Wes Baugh, Police Chief Johnny Gandy, Fire Chief Brandy Williams, Facilities & Grounds Director Gerald Smith, City Engineer Michael Johnson, Director of Development Services Mary Beth Broeren, Director of Public Works Kent Smith

Public Attendance registered: Margi Daly, Mimi Georganas, John Georganas, Jim Chamberlain, Rod Ashcraft, Kenneth Jackson, Jennifer Coe, Charity Stratton, Dianna Howard, Erica White, Jon Golde

AMENDMENTS TO AGENDA

City Attorney Megan Zingarelli had the following update and/or change listed below:

Resolution No. 2025-137-R: is being removed from the Agenda per the Heritage Plantation Homeowners' Association

APPROVAL OF MINUTES

MINUTES NO. 2025-13-RG DATED JULY 14, 2025

Council Member Powell moved to approve Minutes No. 2025-13-RG. Council Member Spears seconded. The roll call vote taken was recorded as follows:

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

Motion carried.

PRESENTATIONS AND AWARDS

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.*

JIM CHAMBERLAIN (DISTRICT 7)

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

- Madison Greenways & Trails
- Recreation Advisory Board
- Rainbow Mountain Preserve has a new trail
- Improvements have taken place to the existing trails in Rainbow Mountain
- New local reserve, Mill Creek Betts Spring, planning and development is underway

MARGI DALY (DISTRICT 6)

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

- Freedom of Speech
- Wayfinding signs

CONSENT AGENDA AND FINANCE COMMITTEE REPORT

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

| | |
|---------------------------|----------------|
| General Operating account | \$2,269,502.33 |
|---------------------------|----------------|

| | |
|--|--------------|
| Wann House cash account | \$73,000.00 |
| ADEM Storm Drainage | \$700.00 |
| Gasoline Tax & Petroleum Inspection fees | \$19,222.22 |
| Street Repair & Maintenance | \$4,745.32 |
| CIP Bond Accounts | \$768,129.81 |
| Subdivision Cash bonds | \$258,306.33 |
| Library Building Fund | \$6,830.12 |

Regular and periodic bills to be paid

Resolution No. 2025-245-R: Authorizing the acceptance of a quote for cable television services with Wow! Business at the Public Safety Annex (no cost)

Resolution No. 2025-246-R: Authorizing the Mayor to accept a quote with Tyler Technologies for Payroll/HR software and support services (one-time fee of \$3,955, annual fee of \$396, to be paid from HR Department budget)

Acceptance of \$40 donation from B. Biles for programming at the Madison Senior Center (to be deposited into Senior Center Donation account)

Council Member Powell 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 | Absent |
| Council Member Greg Shaw | Absent |
| Council Member Ranae Bartlett | Aye |
| Council Member Karen Denzine | Aye |

Motion carried.

PRESENTATION OF REPORTS

MAYOR PAUL FINLEY:

No new business

COUNCIL DISTRICT NO. 1 MAURA WROBLEWSKI

Absent

COUNCIL DISTRICT NO. 2 CONNIE SPEARS

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

- Attended the Internet Sales Tax Summit in Tuscaloosa

COUNCIL DISTRICT NO. 3 TEDDY POWELL

No new business

COUNCIL DISTRICT NO. 4 GREG SHAW

Absent

COUNCIL DISTRICT NO. 5 RANAE BARTLETT

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

- Resolution No. 2021-268-R
- Attended the Community Partner Breakfast that focused on school safety

COUNCIL DISTRICT NO. 6 KAREN DENZINE

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

- Attended Institute Day and was encouraged by the excitement of Teachers for the new school year

COUNCIL DISTRICT NO. 7 JOHN SEIFERT

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

- Attended the Internet Sales Tax Summit in Tuscaloosa and found it very informative
- School starts back on Monday August 4, 2025

BOARD/COMMITTEE APPOINTMENTS

APPOINTMENT OF DAVID HALL TO SEAT 5 OF THE CONSTRUCTION BOARD OF APPEALS WITH A TERM EXPIRATION OF JULY 29, 2030

Council Member Powell nominated David Hall for Seat 5 of the Construction Board of Appeals. There being no further nominations, Mr. Hall 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.

DEPARTMENTAL REPORTS

FACILITIES & GROUNDS

RESOLUTION NO. 2025-238-R: PROFESSIONAL SERVICES AGREEMENT WITH AMIRI ENGINEERING CORPORATION TO PROVIDE SUBSURFACE EXPLORATION, GEOTECHNICAL REPORTING, AND RETAINING WALL DESIGN FOR SLOPED EMBANKMENT AT TOYOTA FIELD (\$5,800 TO BE PAID FROM THE MULTI-USE VENUE MAINTENANCE FUND)

Council Member Spears moved to approve Resolution No. 2025-238-R. Council Member Powell seconded. The vote 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 | Absent |
| Council Member Greg Shaw | Absent |
| Council Member Ranae Bartlett | Aye |
| Council Member Karen Denzine | Aye |

Motion carried.

FIRE & RESCUE

RESOLUTION NO. 2025-239-R: APPROVING THE PURCHASE OF FIRE DEPARTMENT UNIFORMS FROM NAFECO THROUGH THE BUYBOARD NATIONAL PURCHASING COOPERATIVE (DISCOUNTS RANGING FROM 8% TO 26% OFF RETAIL PRICING, TO BE PAID FROM FIRE DEPARTMENT BUDGET)

Council Member Denzine moved to approve Resolution No. 2025-239-R. Council Member Spears seconded. The vote was taken and recorded as follows:

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

Motion carried.

PLANNING

RESOLUTION NO. 2025-240-R: AWARDING A CONTRACT TO TRAV-AD SIGNS, INC. FOR THE BASE BID AMOUNT OF \$154,586.09 FOR PHASE 2 OF THE WAYFINDING PROJECT (TO BE PAID FROM PLANNING DEPT BUDGET - SPECIAL PROJECTS)

Council Member Powell moved to approve Resolution No. 2025-240-R. Council Member Spears seconded. The vote was taken and recorded as follows:

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

Motion carried.

PROPOSED ORDINANCE NO. 2025-235: VACATION OF UTILITY AND DRAINAGE EASEMENT LOCATED WITHIN LOTS 4 & 5 OF BLOCK 2 OF CHESTNUT ACRES SUBDIVISION (FIRST READING)

This is a first reading only

PROPOSED ORDINANCE NO. 2025-236: VACATION OF DRAINAGE EASEMENT LOCATED WITHIN TRACT 3C OF BELLAWOODS, PHASE 2B SUBDIVISION (FIRST READING)

This is a first reading only

POLICE

RESOLUTION NO. 2025-241-R: APPROVING THE PURCHASE OF POLICE DEPARTMENT UNIFORMS FROM GALLS, LLC, THROUGH THE BUYBOARD NATIONAL PURCHASING COOPERATIVE (STANDARD DISCOUNT OF 15% OFF RETAIL PRICING, TO BE PAID FROM POLICE DEPARTMENT BUDGET)

Council Member Powell moved to approve Resolution No. 2025-241-R. Council Member Denzine seconded. The vote was taken and recorded as follows:

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

Motion carried.

RESOLUTION NO. 2025-242-R: AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH THE MADISON BOARD OF EDUCATION FOR THE PROVISION OF CROSSING GUARDS FOR THE 2025-2026 SCHOOL YEAR

Council Member Powell moved to approve Resolution No. 2025-242-R. Council Member Spears seconded. The vote was taken and recorded as follows:

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

Motion carried.

RESOLUTION NO. 2025-243-R: AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH THE MADISON BOARD OF EDUCATION FOR THE PROVISION OF SCHOOL RESOURCE OFFICERS FOR THE 2025-2026 SCHOOL YEAR

Council Member Powell moved to approve Resolution No. 2025-243-R. Council Member Denzine seconded. The vote was taken and recorded as follows:

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

Motion carried.

PUBLIC WORKS

RESOLUTION NO. 2025-244-R: AUTHORIZING THE PURCHASE OF A MOHAWK LIFT TIRE BALANCER FROM HUNTER ENGINEERING COMPANY FROM THE STATE BID LIST (\$22,713.99 TO BE PAID FROM PUBLIC WORKS DEPARTMENT BUDGET)

Council Member Powell moved to approve Resolution No. 2025-244-R. Council Member Spears seconded. The vote was taken and recorded as follows:

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

Motion carried.

MISCELLANEOUS BUSINESS AND ANNOUNCEMENTS

None

ADJOURNMENT

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

| | |
|---------------------------------|--------|
| Council Member Maura Wroblewski | Absent |
| 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 6:30 p.m.

Minutes No. 2025-14-RG, dated July 28th, 2025, read, approved and adopted this 11th day of August 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

Lori Spaulding
Recording Secretary