



**MINUTES NO. 2025-04-WS
REGULAR CITY COUNCIL MEETING
OF MADISON, ALABAMA
June 09, 2025**

The Madison City Council met for a public work session on Monday, June 9, 2025, at 4:30 p.m. in the Council Chambers of the Madison Municipal Complex, Madison, Alabama. Noting that a quorum was present, the interviews began promptly at 4:30 p.m. by Council President John Seifert.

The following Council Members were in attendance:

Council District No. 1 Maura Wroblewski	Present
Council District No. 2 Connie Spears	Present
Council District No. 3 Teddy Powell	Absent
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, Police Chief Johnny Gandy, City Attorney Megan Zingarelli, Director of Facilities Gerald Smith, Fire Chief Brandy Williams, City Engineer Michael Johnson, Communications and External Affairs Officer Samantha Magnuson, Economic and External Affairs Officer Traci Gillespie, Director of Development Services Mary Beth Broeren, Director of Human Resources Kelli Bracci, Director of IT Chris White, Technology Coordinator Toby Jenkins, Director of Finance Roger Bellomy

MAIN STREET BRIEFING

Tricia Black and Shannon Fisher both gave an overview of Main Street Alabama. Main Street Alabama contains 34 designated communities, and 32 network members. Ms. Black explained how they have a four-point approach which is focused on revitalization. The points include, economic vitality, design, organization and promotion. There will be a community kickoff on July 17th at 6 pm.

POTENTIAL FOR MURALS EXPANSION INTO B2 AND B3

Director of Development Services Mary Beth Broeren gave an overview of the ordinance regarding expanding the mural expansion into B2. Ms. Broeren stated there has been a request for a property that is zoned B2 and B2 is currently a common commercial designation. The current proposal is for B2 and B3 is under evaluation. With the change the mural cannot cover more than 75% of the wall, unless the Mural Advisory Board allows. The mural that is being requested is on the building on Browns Ferry Road that houses PJ's Coffee and a new music store, Mason Music. The theme will be a jazz-inspired mural and is being sponsored by MVP.

Council President Seifert asked the Council if they would be willing to suspend the rules to vote on the ordinance to get the process started quicker.

TOYOTA FIELD PARKING LOT AND LANDSCAPING PLAN FOR PURPOSES OF NEAR-TERM IMPROVEMENTS

Council President Seifert explained that this discussion is to give Facilities Director Gerald Smith some guidance on the direction Council would like the parking lot to look like and the budget he will be working with. Mayor Finley asked when the plans would be ready, and Mr. Smith replied in about four weeks. Mr. Smith stated, to do a full parking lot, lighting, landscape, curbs and gutters, the estimated cost is 3.5 million dollars. If there is a variance and the land was only paved, the estimated cost is just under 1 million dollars. Mr. Smith addressed the landscaping in the existing parking lot saying that that parking lot landscape has some soil erosion happening and needs to be addressed in order to get it stabilized.

FUND 38 DETAILS

Mayor Finley gave an update on Fund 38, stating they currently have 24 projects that add up to about 38.2 million dollars. They are all at different percentages of completion. There will be money available for Council to determine where they would like to spend that money. Mayor believes he was quoted the balance to be somewhere in the range of 2.7 to 3 million dollars that is remaining.

ADJOURNMENT

Having no further business to discuss, the work session adjourned at 5:20 p.m.

Minutes No. 2025-04-WS, dated June 9th, 2025, read, approved, and adopted this 23rd day of June 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