



**MINUTES NO. 2023-07-WS
PUBLIC WORK SESSION OF THE CITY COUNCIL
OF THE CITY OF MADISON, ALABAMA
July 19, 2023**

The Madison City Council met for a public work session on Wednesday, July 19, 2023, at 5:30 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 5:30 p.m. by Council President Ranae Bartlett.

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	Arrived at 5:45pm
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 Brian Kilgore, Fire Chief David Bailey, Police Chief Johnny Gandy, Director of Development Services Mary Beth Broeren, Information Technology Director Chris White, Information Technology Support Technician Garrett Gillott, and City Engineer Michael Johnson

CAPITAL IMPROVEMENT PLAN

City Engineer Michael Johnson appeared before Council and provided progress report of all design and bid tasks:

- Browns Ferry culvert replacement acquiring two tracks for right-of-way acquisition will be brought to next council meeting
- Mill road bank ditch and rehab still in progress, working with consultants for wall construction options
- Majority of projects in the process of plan review with consultant

Council Member Wroblewski inquired about Hughes Road and Old Madison Pike realignment. City Engineer Michael Johnson advised the project is a priority but more preparation of design, right-of-way acquisitions and utility placement to be done through the next year before construction.

Mayor Finley advised Chief Johnny Gandy pulled the top 10 intersections for accidents for future budget funds to evaluate improvements along with capital improvements and others that are priority.

Council Member Spears requested from City Engineer Michael Johnson if Council could receive brief updates regularly even if it's not an agenda item on the progress of projects for a clearer understanding. Mayor Finley replied we can make it happen. Council Member Spears inquired about progress on the Browns Ferry and Burgreen roundabout. City Engineer Michael Johnson stated that specific project is far along in design helps when we prioritize projects for funding and the need of safety.

Council Member Shaw asked for clarification on alignment of the Mill Road sidewalk – Bradford Trail head to County Line. City Engineer Michael Johnson stated he has a meeting set with TTL consultant on utility identification, complexity, storm water drainage and scope of alignment.

Council Member Spears inquired about the list of the top 10 intersections for accidents and Mayor Finley mentioned some of the top ones and will provide them the complete list.

1. Madison Blvd & Sullivan Street
2. Hwy 72 & Wall Triana Hwy
3. Hwy 72 & Hughes Road

Council Member Wroblewski suggested eliminating the U-turn on Hwy 72 and Hughes Road for drivers going to Starbucks might reduce the number of accidents at that location.

A. Paving Plan – 2019 Neighborhood Paving 5-year Plan

B. Pavement Surface Evaluation and Rating (PASER) Program

City Engineer Michael Johnson provided Council a list report for both agenda topics beginning with neighborhood paving and the FY23 of subdivision resurfacing streets that are either completed, waiting on Madison Utilities for repairs, and streets completed by MU and ready for paving. Confident all will be finished by the end of this fiscal year. FY24 (PASER) has a list of 30,000 linear feet along with the following years. Calls received in the department for service are evaluated and prioritized to accommodate best as possible.

Council Member Wroblewski advised she didn't have any in her district for FY25 thru FY27 for the (PASER) program. City Engineer Michael Johnson stated the last Paser study was completed in 2020 and intend to start another one late next year which will reset the 5-year plan.

Council Member Seifert asked what funds are used for roads that are patched from trench failures. City Engineer Michael Johnson answered the Public Works Department, Engineering Department utilizes the neighborhood paving fund and a budget item for collector roads. Mayor Finley clarified for patching roads we take responsibility for everything that comes in to evaluate and fix on priority along with the funding from Madison Utilities. Council Member Spears stated if there is an immediate issue like trench failures, notify me and I will forward to Madison Utilities even if it is not on the neighborhood repaving list. Council Member Spears asked Mayor Finley if more funds will be put in the next budget for the

neighborhood repaving plan. Mayor Finley replied yes and now that we have our own contract and if it fits into the schedule of what can be completed, also collector roads that are not even on this list provided.

Council Member Seifert praised the Engineering Department for the ease of traffic flow during peak hours on Eastview Road.

MURAL GUIDELINES

Director of Development Services Mary Beth Broeren provided Council with the latest changes to the guidelines.

- Murals only allowed in Downtown B1, Town Madison and commercial area of Traditional Neighborhood Development District, Village of Oakland Springs
- Change of allowance of 3 to 7 years
- Appointed board members of 4 years with staggered terms
- Maintenance plan coordinated with Madison Alliance Board

Council decided to move forward with the guidelines and Director of Development Services Mary Beth Broeren stated she will meet with City Attorney Brian Kilgore to determine if it will reside in the Zoning or Municipal Ordinance. Council Member Powell asked which ordinance would be best suitable for minimal political reference. Director of Developmental Services Mary Beth Broeren stated it would ultimately be decided with the Mural Advisory Board whether it is in either ordinance, additionally if there will be an appeal process for the Commission Board, review of some of these other factors to assure we're legally covered and have a solid ordinance wherever it resides.

SCIENCE MUSEUM

Mayor Finley stated the science museum is not ready to move forward because of building space and budgeting reasons. Postponed for future work session meetings if necessary.

MISCELLANEOUS

Mayor Finley addressed the question of what will be in building 23A on the Hexagon campus that has been purchased to have Fire and Police presence. The newly hired Facilities Director Gerald Smith is working with departments to determine more space needed and utilizing the assets of Building 23A, City Hall, and the old Public Works facility. An example that was discussed in the budget to increase security at City Hall would entail moving the metal detector to the front entrance with a full-time officer presence during opening hours, also the possibility of departments with public contact moved from the lower level to the upper level or to building 23A, and departments with non-public contact moved to the lower level. Mayor Finley also mentioned electrical concerns at the old Public Works facility and to still utilize the bays, lastly 23A and the flexibility to fix the fire sprinkler system. Will provide update possibly next month with what areas to stretch budget to maximize value for departments the best possible way. Additional considerations are the old gym and Board of Education buildings on Sullivan Street to tear down and selling options of the land to be utilized for other projects will be presented to Council in the next couple of months.

Mayor Finley met with members of the Human Resources Committee regarding retention and recruitment. Concurred through discussion was to request from Council to have a formal study conducted of all City Employees. The process is approximately 6 months to conduct, in the meantime working on making sure we can fill entry level positions, partnerships, and with the 2024 budget looking into step increases, maintaining insurance costs and further discussions regarding COLA.

Director of Developmental Services Mary Beth Broeren gave a brief synopsis and feedback from the Monday meeting regarding redistricting that consultants Slaughter & Associates presented Plan I and is available on the city website.

- Council members not wanting to lose certain constituents in their District
- Growth on the west side of city and Town Madison.
- District 3 at almost 5% below, District 4 at 4.1% below and District 2 at 4.9%
- Districts 3 and 4 have room for growth

Council agreed to schedule work session Monday, August 14 from 4pm – 5:30pm before the regular Council meeting to have the consultant demonstrate adjustments on district boundaries based on census data to visualize the changes on live computer feed. The public hearing meeting rescheduled to August 28th, and Council adoption plan will be moved to last meeting in September.

Council President Ranae Bartlett asked how citizens would submit their comments, propose another map, or provide suggestions. Director of Developmental Services Mary Beth Broeren replied that a portal has not been set up, but they may contact their Council Member, email, or drop off comments to the Planning Department. Request all comments or suggestions received to me by August 1st to allow adequate time for the consultant to prepare another plan if necessary, before the next work session meeting.

Council Members discussed further with Director of Developmental Services Mary Beth Broeren on the following:

- Drastic changes only in certain districts
- Potential growth areas in districts not fully considered for citizen representation.
- Equal Council Member representation to citizens amongst all districts
- Districts determined by total population than total voters
- Majority of Council open for district boundary change
- Represent Madison City citizens not only for individual districts but overall best for the city

Concluding discussion, Director of Developmental Services Mary Beth Broeren stated this was great feedback to provide to the consultant and move forward with.

Council Member Wroblewski showed a picture and thanked Public Works and Tidewater for the mowing of weeds at the Balch/Gilespie roundabout. Requested suggestions on how to make it look better with possibly utilizing the Council special funds budget. Council discussed several options and Council Member Shaw will obtain prices for Bermuda sod.

Council Member Seifert received an update from Sandy Patel regarding the fitness trail at Dublin Park. \$2,200 dollars have been raised and is expecting a Rotary grant that is

approximately 2/3rds of the cost. Council Member Seifert requested support from Council to either match or fulfill \$2,500 dollars at the most to complete before the end of FY23. Council Member Seifert was informed from Director of Parks & Recreation Kory Alfred that his staff currently has downtime to dig and pour the pads. Council agreed to move forward with the project.

ADJOURNMENT

Having no further business to discuss, the executive session adjourned at 6:20 p.m.

Minutes No. 2023-07-WS, dated July 19, 2023, read, approved and adopted this 14th day of August 2023.

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

Lisa Ritz
Recording Secretary