



VILLAGE OF SOLON SPRINGS BOARD OF TRUSTEES REGULAR MEETING MINUTES

Monday, August 24, 2026 at 7:00 PM

Solon Springs Community Center, 11523 S. Business Hwy. 53, Solon Springs, WI 54873

President: Ben Evans

Trustees: Melissa Johnson, Todd Gilbert, Chris Morgan and Carl Wahl

1. CALL TO ORDER

Village President Ben Evans called the Village Board Meeting to order at 7:00 p.m.

2. PLEDGE OF ALLEGIANCE

Evans led the Pledge of Allegiance.

3. ROLL CALL

Clerk called roll call with the following trustees present: Evans, Carl Wahl, Melissa Johnson and Todd Gilbert and Chris Morgan; absent/excused: none Staff present: Clerk Kathy Burger, village operator Dean Magariner, village residents Brad Theien and Carol Wester and Town resident Gaye Johnson.

4. APPROVAL OF AGENDA

Motion by Johnson second by Gilbert to approve the agenda. Motion carried.

5. PUBLIC COMMENTS

Carol Wester was in attendance to ask about two agenda items for the floodplain and old school.

6. CONSENT AGENDA - *there will be no separate action on these items unless a board member utilizes a vote. All licenses are contingent upon meeting village code and board approval.*

Motion by Gilbert second by Wahl to approve the consent agenda. Motion carried.

6.1 Approval of minutes for the regular monthly and board of review meetings 7/27/26.

6.2 Treasurers report for July – profit and loss and reconciliation detail

6.3 Approval for payments for general & sewer fund checking on expenditure report: 8/24/26

6.4 Approval of zoning permit applications:

- Roy Eliason – culvert and landscaping for 70x80 off-street parking area
- Crystal Shaul-Flatten/Critter Harbor – 12x24 shed for rescue cats
- Dustin Nelson – 8x16 greenhouse

6.5 Approval of licenses:

- Operator licensed issued: Kamie Androsky for Village Pump
- Consideration & approval of published liquor license applications: none
- Consideration & approval of Class “B”/Picnic license applications: none
- Consideration & approval of cigarette license: none

7. OLD BUSINESS

7.1 **Public hearing for DNR floodplain ordinance**

President Evans opened the public hearing. Citizen Carol Wester was interested in why the need to adopt a new floodplain ordinance. It was explained by the board this is a federal and state law mandate. Discussion of the Act 175, which the board had previously chose to adopt for flexibility for property owners. Standard FEMA rules limit repairs on flood-damaged properties to 50% of the home's assessed value; Act 175 permits residents to exceed this 50% threshold, provided they bring the structure up to current flood protection standards. Following discussion, there were no other citizens wanting to speak and the public hearing was closed.

Motion by Wahl second by Johnson to adopt the Village of Solon Springs DNR Floodplain Ordinance # 01-2026. Motion carried.

7.2 Business 53 update

Continued discussion on the Business 53 project with the county from Morgan's discussion with county and engineers. The county will adjust the right-of-way to add five-foot travel lanes on both sides of the road to keep snowmobile traffic flowing safely with the direction of vehicles and signage will be added. There is plans for a 10 foot multi-use path. Project is moving forward in 2027, though its possible construction is pushed out to 2028.

8. OLD BUSINESS

8.1 Old School

Lengthy discussion on the old school building with Gaye Johnson. Johnson proposed razing the building to open the 3 acre site for residential houses and a community park. The board debated whether securing private buildings falls under municipal liability or authority. The village president expressed reservations about government intervention on private property unless a clear legal obligation or documented public health hazard is established. Evans advised Johnson that she can contact the county health department as a citizen to seek a formal health and safety hazard determination. The board remains open to reviewing any official findings she obtains.

9. COMMITTEE REPORTS

9.1 Buildings and Grounds – Magariner said village truck has been put up for sale officially.

9.2 Public Works/Sanitary Sewer –Magariner said contractors are completing graveling and cleanup on Nelson Avenue and the completed sewer main passed its deflection test and full camera inspection.

They are progressing on Ash Street. A minor project delay occurred when crews clogged a dewatering line. Crews are currently setting manholes and performing final grading. Stout Construction requested a contract budget increase to cover extra trucking and hauling costs. The village president formally rejected the pre-approval of these overruns.

9.3 Fire Commission – Morgan reported the fire commission proposed a new fine structure to penalize commercial properties that do not comply with annual safety inspections. The structure proposes a \$250 monthly fine beginning after 30 days of non-compliance, with unpaid balances placed on municipal property tax statements. Collected fines would be earmarked for local fire safety education, training, and community safety equipment.

9.4 Community Center Commission – no updates

9.5 Airport Commission – Motion by Morgan second by Johnson to saprobe the appointment of Jon Dauplaise to airport commission. Motion carried. Evans said a planned meeting with Essentia is unlikely to occur, as Mayo Ambulance is reportedly preparing to sell its turnkey facility in Hawthorne directly to Essentia.

9.6 Planning Commission – Wahl updated the board on the municipal court cases. The village won its municipal court trial regarding the nuisance property on Superior Street. The court is expected to authorize the village to hire a contractor to clean up the open freezers, abandoned cars, and debris, with all costs billed back to the owner's property taxes. The owner is also subject to daily non-compliance fines. The nuisance case against the other property on Superior Street was dismissed

following successful property cleanup by the owners, under a signed legal stipulation requiring them to keep the property clean and remove remaining tires. The judge and attorneys experienced difficulties navigating the village's current code format during court. The board discussed the future necessity of rewriting and reformatting municipal ordinances to clarify penalty enforcement.

9.7 **Development Commission** – no updates

9.8 **Recycling Commission** – no updates

10. ADJOURNMENT

MOTION by Johnson, second by Wahl to adjourn this Village Board Meeting. Motion carried.

This Village Board Meeting adjourned at 8:03 p.m.

Minutes Prepared by:

Kathy Burger, Village Clerk

