

**VILLAGE BOARD OF TRUSTEES MEETING MINUTES**  
**Monday, October 13, 2025, at 9:00 AM**  
**(Approved)**

**1. Call to Order & Roll Call**

President Bell called the special meeting of the Village Board of Trustees to order at 9:00 AM.

Present: President Nathan Bell, trustees Patrice Champeau, Kurt Harff, Denise Bhirdo, Chad Kodanko, Lousie Howson, and Brigid White

Staff: Administrator Julie Schmelzer, Marina Manager Dave Lienau, Village Clerk Julie Thyssen

Others: Keith Wiebe, Myles Dannhausen

**2. Approve Agenda**

*Motion by Howson, second by White, to approve the agenda. Motion carried – all ayes.*

**3. Comments, Correspondence and Concerns from the Public**

Bell asked if any members of the public wished to speak. Mr. Wiebe asked whether comments would be available during item 4b or if he should make them now. Bell advised him that comments would be taken during item 4b.

**4. Discussion/Action Items**

**a. Award Bid & Contract; Marina Boardwalk**

Lienau reported that bid opening was held the previous Friday, with the Marina Committee subsequently meeting to determine whether to award a bid. The Committee rejected all bids as they came in between \$100,000-\$150,000 more than the allocated budget for the project. Lienau explained that the same project had been bid and accepted in spring for \$229,000, with work scheduled for April, but permit approval from the DNR was not received in time to complete the work prior to marina opening. The new bids received were significantly higher at \$385,000, \$380,000, and \$463,000.

The Committee will meet on Wednesday to discuss alternative options. The DNR permit for the project remains valid until March 15, 2026. Regarding the dredging portion of the project, Lienau stated they were already in contact with bidders to potentially complete that work separately, as the DNR permit for dredging expires November 1. No dredging work will begin until after Fall Fest due to potential street disruptions from the project.

**b. Grant & Contract; Administration Building Engineering**

Bell explained that this item was initially scheduled for next week's meeting but was moved to today's special meeting to provide additional time for consideration.

Schmelzer described a recently announced state grant opportunity available to communities for up to \$2 million, covering half of project costs, on shovel-ready projects, with an application deadline at the end of the month. The Village had previously approved Building Plan C for an administrative building on the former Logerquist property in November, but in January the board had opted not to pursue the engineering drawings, and, shortly after the board decided to see if other sites were available for the building. Having engineered drawings would improve the Village's chance at the grant, should the board agree to pursue a grant.

1 Schmelzer indicated that McMahon Associates could prepare the necessary engineering drawings by  
2 the month's end for \$109,700, allowing the Village to apply for the grant, but the drawings would  
3 not include items such as construction management or bidding. The Parks Committee had  
4 recommended to the board that the Village proceed with the engineering drawings and pursue grant  
5 funding.

6  
7 Mr. Wiebe spoke during public comment, expressing concern about potentially being "stuck with" a  
8 building and location that not all board members supported.

9  
10 Howson noted she has reconsidered her previous vote in favor at the Parks Committee meeting,  
11 citing concerns about the state retaining a 20-year land use restriction agreement that would be  
12 recorded with the County Register of Deeds.

13  
14 Kodanko stated he heard that the grants previously awarded through similar programs were for  
15 community-driven projects rather than administrative buildings and expressed opposition to the  
16 Logerquist location.

17  
18 Bhirdo spoke in support of the Logerquist site and building plan, noting her involvement with the  
19 project from the beginning and the years of work by previous committees.

20  
21 White expressed doubt about the likelihood of receiving the grant, citing what appeared to be a 10%  
22 success rate for similar programs and the fact that administrative buildings seemed to have a lower  
23 priority than community centers, libraries, and other public facilities mentioned in the grant  
24 materials.

25  
26 Bell stated he was uneasy about proceeding without a thorough review of lessons learned from the  
27 recently completed parks building project.

28  
29 Harff and Champeau expressed support for the Logerquist site, noting concerns about congestion if  
30 the building were located downtown.

31  
32 *Motion by Howson, second by Kodanko, to not approve the contract for McMahon to do engineering*  
33 *on the current plan for the administration building and to not apply for the grant. Roll call vote:*  
34 *Champeau – Nay, Howson – Aye, White – Aye, Bhirdo – Nay, Kodanko – Aye,*  
35 *Harff – Nay, Bell – Aye. Motion carried 4-3.*

## 36 37 **5. Adjourn**

38 *Motion by Howson, seconded by Kodanko, to adjourn at 9:31 AM. Motion carried - all ayes.*

39  
40 *Meeting minutes by Julie Thyssen, Village Clerk*