

VILLAGE OF OSCEOLA
SPECIAL BOARD MEETING PROCEEDINGS
September 19, 2023

The Village of Osceola met for a Special meeting on September 19, 2023, at Village Hall. Village Clerk Krentz called the meeting to order at 6:02 pm.

Present: Bill Chantelois IV, Bruce Gilliland, Van Burch, Brad Lutz, and Arvid Maki

Absent: Neil Klien

Airport Commission present: Ben Melin, Dick Johnson, Joe Greene, Patrick Lee, Max Waddell

Staff present: Devin Swanberg, Carie Krentz and Paul Elfstrom

Krentz presented to the members to elect a President Pro Tem for this meeting. Maki made a motion to elect Trustee Lutz as President Pro Tem and it was seconded by Gilliland.

Ayes-5 Nay-0 Motion carried

Lutz ran the meeting forward.

Motion by Gilliland and seconded by Burch to approve the agenda.

Ayes-5 Nay-0 Motion carried

Other business – discussion and possible action re:

Airport Road Development

Swanberg stated here to discuss Airport Road and it's future use with Airport and Viebrock's Meadowlark Development. Priscilla Dorn-Cutler, attorney for Jerry Viebrock, developer of Sunset Meadows and had a preliminary second phase for Sunset Meadows done back in 1996/1998. She stated there were development agreements with the Village that included plans to use Airport Road. Viebrock would like to use Airport Road for this second phase of Sunset Meadows Development. She also stated Marvin Viebrock deeded airport road to the Village some time ago. Discussion on all surrounding roads being discussed. Cuter stated there was a meeting with Wisconsin Dept. of Transportation-Aeronautics Division, who stated the options are (1) get the Village to release the land of the road from Airport property or (2) Section 163 determination the Village (Board determines) would request for a concurrent use or (3) its Airport property and can only be used by the airport. Viebrock gave a historical perspective of how he got into this situation. WI Dept. of Transportation-Aeronautics Division does not take a stance on this matter, they only provided facts on what could happen. They stated that if FAA dollars were used in making the road for the Airport it has to stay within the Airport property unless one of the options above would be taken.

Discussion on the status of the road – private road versus street. Swanberg stated the road is a street. Melin treasurer of Airport Commission, stated it's the commissions understanding that Airport Road has been funded with FAA dollars and needs to stay within Airport property and Airport use only. Discussed issues of using the road for concurrent use, such as down winds, residential housing in down winds puts airport at risk of closing, development would add retention ponds and attract fowl near airport. Also stated agreement expired in 2012. Greene, Airport Commission Chair, stated their job is to do what is best for the Airport. There have been many changes since the origin of the agreement. It is not in the best interest to have heavy/daily traffic within the airport boundaries. A lot going for airport feels they are a big asset to the community. Have not gotten many noise complaints in past years.

Discussion on different scenarios if they took place. Would there be any issues with storm water control plans was asked by Trustee Gilliland. Greene stated that mailboxes and home should not be put on Airport Road. Elfstrom gave some more history of the airport land. Cutler stated that finalized plans are not even set yet but will be decided upon once the determination of Airport Road. If it's determined that Airport Road stays on Airport property and for Airport use only it will be a considerable cost to the developer. Greene stated as he currently see it Airport Road is on Airport property and they would not be willing to look at concurrent use permit. Would need to prove it is not on Airport property and then would be happy to look at all options. Lutz feels board members need better understanding of the placement and ownership of the road. Swanberg stated at this time Airport Road is within Airport ownership. The Airport is on Village land and there is overlay map for Airport property.

Swanberg will reach out to the FAA to see if any of the other options are even available to consider and if possible need more information on the road itself to decide.

Motion by Gilliland and seconded by Burch to table this to the October regular board meeting.

Ayes-5

Nays-0

Motion carried

Future agenda items and updates

None

Trustee Lutz adjourned the meeting at 7:07 pm.

Respectfully submitted by

Carie Krentz
Village Clerk