

**3CU AIRPORT COMMISSION MEETING
JUNE 15, 2026 – 4:30 PM
CABLE UNION AIRPORT TERMINAL**

MINUTES

Call to Order

Chairman Rowe called the meeting to order at 4:30 p.m.

Attendance: Chairman Doug Rowe, Commissioner Ray Ebert, Joe Garceau, Jeff Hurula, Jeff Smits, Airport Manager Mike Nichols, Treasurer Dale Kruse, and Secretary Holly Holly.

Virtual: Commissioner Bob Rasmussen

Guests

Kristy Maki, ABSF

Hangar Owners: John Sill, Dennis Stieren, James Mellom, Karen Ruth

Virtual: Brad Volker, Cooper Engineering; Blake Bristow and Joe Hickey, Hangar Owners; Sue Rosa, Bayfield County

Approval of Agenda

Motion by Commissioner Ebert to approve the agenda as presented, seconded by Commissioner Smits. Motion carried unanimously.

Public Comments

None

Approval of Minutes – May 11, 2026

Motion by Commissioner Rasmussen to approve minutes as presented, seconded by Commissioner Hurula. Motion carried unanimously.

Treasurer's Report

Expenditures:	\$ 959.72
Receipts:	\$ 916.72 (\$1,360, 6 fuel sales, 119 gal)
Balance on 05/31/26:	\$ 95,245.80

Treasurer Kruse reported no unpaid invoices at this time. Awaiting Joe Hickey's annual lease payment and the \$6,000 balance from the Town of Namakagon.

Motion by Commissioner Ebert to accept the treasurer's report and file it for audit, seconded by Commissioner Garceau. Motion carried unanimously.

Manager's Report

Commissioners will assist Manager Nichols in installing gutters over terminal entrances.

Manager Nichols expressed thanks to Rich Boley for donating a workbench for the SRE building, and Commissioner Garceau will forward information regarding the pallet racking he used in his hangar for possible storage solutions in the SRE building.

OLD BUSINESS

Update BOA/Environmental Assessment (EA)

– **Brad Volkeanar, Cooper Engineering, Colin Davidson, BOA Project Manager**

Mr. Davidson was absent. Mr. Volker updated the Commission about the ongoing conflict between the BOA and Cooper Engineering regarding the lack of timely progress on the EA. The BOA is threatening to replace Cooper Engineering as the consultant for the project. New BOA Director, Karla Knorr, is alleging the work creating the EA documents required for submission to the FAA is not of the quality required. Cooper Engineering is claiming the BOA has been excessively slow in providing input for the documents; sometimes waiting months for BOA comments. The two entities are in the process of dispute resolution per the project contract. Should the BOA decide to replace Cooper Engineering, they estimate the EA would be delayed by an additional 2 ½ years. Chairman Rowe sent a letter to BOA Director Knorr and the Cooper Engineering President stating the Airport's position. The Commission is in agreement that to change consultants at this point in the project is unwise and unnecessary. We have full confidence that, with good collaboration as professionals, the BOA and Cooper Engineering can prepare the quality EA documents for the FAA in a timely manner. The biggest issue is the runway length between displaced thresholds promised by the BOA nearly seven years ago, as 3,400 feet. This is now being questioned. This would impact the alternatives on which Cooper has completed extensive work, and the Commission has selected its preferred alternatives.

SRE Building Update - Brad Volker, Cooper Engineering, Colin Davidson, BOA

Mr. Volker reported that Collin Nelson, Northwest Builders, is finishing the final projects to complete the building (ceiling electrical cord reels and additional grass seeding). Insurance will need to be activated before moving equipment in; Commissioner Smits has a call with the agent and will confer with commissioners before authorizing premium rates.

NEW BUSINESS

Discussion & Possible Action – James Mellom Hangar Approval

Mr. Mellom shared his hangar plans, verifying his plans are compliant with the exterior color scheme, door height, and overall hangar height. Rick Obremskey is the contractor, and Mr.

Mellom will submit plans to the FAA after Commission approval.

Motion by Commissioner Hurula to approve Mr. Mellom's hangar plans as presented, seconded by Commissioner Smits. Motion passed unanimously.

Bayfield County Board - Sue Rosa

Ms. Rosa encouraged Chairman Rowe to submit budget requests to Bayfield County, as the 2027 budget is being addressed. Commissioners agreed to request \$12,000 annually and \$5,000 for the contingency fund as in 2026.

Correspondence

An Airspace Notification for the Sawyer County Airport, Runway 3, was received, and Chairman Rowe encouraged local pilots to submit their input.

FAA Directed NEPA Study for Phase II Hangars

UW-Milwaukee completed a memo satisfying the NEPA Study requirements; it is in the final phase, which requires final approval within 30 days.

Discussion and Possible Action – Phase II Electricity Installation Cost Settlement with Hangar Owners

The cost settlement is directly tied to the NEPA Study and will be settled once the study is complete. It is estimated that a refund of \$331 will be issued to each Phase II hangar owner, subject to any further unforeseen, related costs.

Discussion of Event Parking Rates 2027

Discussion to increase the current annual rate for Birkie event parking from \$2,000 to \$3,000. All other groups utilizing airport property for event parking will be charged a daily rate of \$750, increased from \$500. This agreement will remain in effect for three years, then be revisited.

Kristy Maki expressed appreciation for being able to utilize the property for parking and appreciates having a multi-year contract. She encouraged the Commission to reach out when specific projects arise for potential collaboration, as has happened in the past with tree clearing.

Motion made by Commissioner Hurula to set ABSF event parking rates at \$3,000/year for the time period of 2027-2029, and rates for all other groups at \$750/day, seconded by Commissioner Smits. Motion passed unanimously.

Discussion of Airport Hangar Lease Rates

Discussion included a desire to offer competitive annual lease rates, as well as a well-maintained airport. 3CU rates have remained at \$432 since the Phase I Hangar Project (approximately 12

years), and Sawyer County Airport charges \$540 and are currently reviewing its rates snf will likely be making an adjustment. Further discussion next month.

Discussion of Telemark Road Easement–Matt Pobloske

Carla Smith, Town of Drummond attorney, contacted Chairman Rowe, and she is reaching out to Matt Pobloske’s attorney. Further discussion next month.

Discussion and Possible Action – Second Courtesy Car Donation

Manager Nichols reported there was a significant amount of water on the driver's side floor after the recent rain, indicating the windshield may not be sealed properly. The estimate for detailing is \$975, and Commissioner Smits will get an insurance estimate before scheduling the detailing.

Rezoning and Land Ownership

No update.

Future Airport Events

The annual Hamburger Fly-In will be June 23, 2026. Setup will begin at noon for anyone available to assist with tables, chairs, tent, etc. Manager Nichols will ensure the propane tanks are filled for the grill.

Tree Clearing

Chairman Rowe offered to donate the use of his bulldozer for clearing the south end of the runway in an effort to maintain completed tree clearing. Commissioner Rasmussen offered to haul the equipment with his truck and trailer.

2026 Tractor Acquisition Discussion

Collin Davidson and Chairman Rowe discussed the status of the tractor acquisition. Mr. Davidson confirmed the tractor purchase is on track for this fall and delivery next spring. This includes snow removal equipment initially and mower attachments at a later date.

Items for Next Agenda:

Bayfield County Board

Correspondence

Airport Insurance Discussion

Discussion on Airport Hangar Lease Rates

Telemark Rd Easement/Matt Pobloske Requesting Approval from the Airport

Discussion & Possible Action-Phase II Electricity Installation Cost Settlement to Hangar Owners

Rezoning & Land Ownership

Future Airport Events

Donated 2nd Courtesy Car

2026 Tractor Acquisition Discussion

Next Meeting:

Monday, July 20, 2026, at the Airport Terminal at 4:30 p.m.

Adjournment

Chairman Rowe declared the meeting adjourned at 5:34 p.m.