

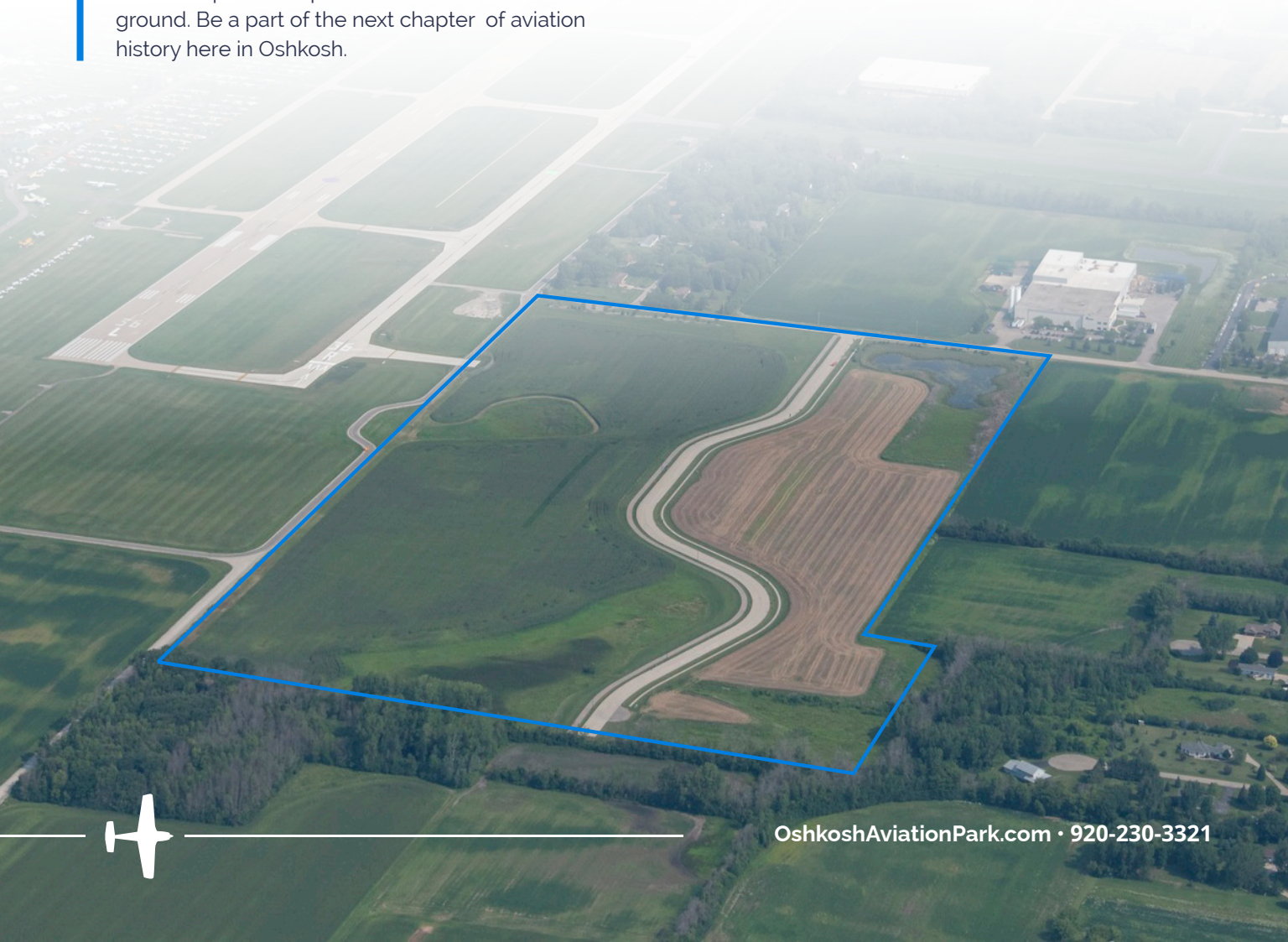


# OSHKOSH AVIATION PARK



**The Next Chapter Will Be Written Here**

The City of Oshkosh and Winnebago County have partnered to create a business park for aviation and aerospace companies on hallowed aviation ground. Be a part of the next chapter of aviation history here in Oshkosh.



OshkoshAviationPark.com • 920-230-3321

## Property Details:

### 1 Acre

Min. Size

### 80.90 Acres

Max Size

### Aviation Business Park

Special District

### Heavy Industrial

Zoning

### Tax Increment Financing District

TID

## Availability:

### For Sale:

**Acreage:** 30 Acres

**Sale Price:** \$35,000/Acre

### For Land Lease:

**Acreage:** 50 Acres

**Lease Rate:** \$0.25/Year

Direct airport access

## Site Improvements:

Existing regional stormwater facility

## Utilities:

### Electric:

Wisconsin Public Service

**KVA:** 24.9

**Voltage:** 14.4

**Phase:** Single-Phase & Three-Phase

### Natural Gas:

Wisconsin Public Service

**Line Size:** 4 in.

### Sewer:

City of Oshkosh

**Line Size:** 10 in.

### Water:

City of Oshkosh

**Line Size:** 16 in.

## Distance to Major Cities:

**Appleton:** 29 miles

**Green Bay:** 61 miles

**Stevens Point:** 77 miles

**Milwaukee:** 85 miles

**Chicago:** 173 miles

**Minneapolis:** 291 miles



80-acre park is certified Gold Shovel Ready

● Chicago



# WITTMAN REGIONAL AIRPORT

Our Aviation Story

Busiest General Aviation  
Airport in Wisconsin

Home to EAA AirVenture Oshkosh -  
World's Greatest Fly-In Convention

**608,000**  
2021 Attendance

**16,378**  
Aircraft Operations During Event

**10,000 +**  
Visiting Aircraft

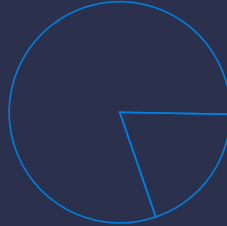




# AIRPORT STATS



**\$210.7 Million**  
Annual Economic Impact



**\$170 Million**  
EAA AirVenture

**\$40.7 Million**  
Year Round Airport Operations



**2,581**  
Jobs Supported



**80,000+**  
Total Aircraft Operations in 2021



**174**  
Oshkosh-Based Aircraft



**1,450 Acres**  
Total Land Area



## Runways

8,002' Runway 18/36  
6,179' Runway 09/27  
3,423' Runway 05/23  
3,061' Runway 13/31

### Operating base for multiple corporate flight departments

Oshkosh Corporation, C.R. Meyer, Alliance Laundry, Basler Turbo Conversions, Lee Beverage and others

### Home to over a dozen Oshkosh-based aviation businesses

Sonex, Basler Turbo, Myers Aviation, New View and others

### New General Aviation Terminal – 2021

Public facility with meeting space for airport tenants



# THE TALENT YOU NEED

## Workforce Trained For Business Excellence

The right talent leads innovation and efficiency. When you do business in Oshkosh you have the advantage of a top-notch workforce and the resources to attract, retain, and grow talent.



**42%**

Hold Degrees in STEM fields (Science, Technology, Engineering and Math)



**\$62,921**

Average Household Income (favorable income to cost of living ratio.)



# EDUCATION STATS

## University of Wisconsin-Oshkosh Aviation Programs

University of Wisconsin-Oshkosh anchors Downtown with 15,200 students, providing a steady stream of new recruits and interns.

## Local University Graduates Annually

**793**

In Science and Engineering

**383**

In Business

**312**

In Creative Fields

## Fox Valley Technical College Aviation Programs

- Aeronautics-Pilot Training
- Aeronautics-Professional Pilot
- Aircraft Electronics
- Airframe & Powerplant Mechanics
- Training Grant Opportunities

Fox Valley Technical College partners with area employers to develop customized training plans to enhance skills for new or existing employees.

Employers may also be eligible for the following grants:

- Wisconsin Fast Forward (WFF)
- Workforce Advancement Training (WAT)

# DOING BUSINESS IN OSHKOSH

## Lead with Innovation

Oshkosh is the perfect place for businesses to call home. With an impressive portfolio of top employers, Oshkosh has the resources that businesses and entrepreneurs need to reach their goals and find success.

### Top Employers

Oshkosh Corporation

Amcor

University of Wisconsin Oshkosh

Oshkosh Area School District



Information and resources primed to help you start, expand, or locate your business in Oshkosh.

Through comprehensive project facilitation services, progressive policies, and creative incentives, Oshkosh helps established and emerging companies grow and succeed.

### Transportation Connectivity

Oshkosh is centrally located in the state on the western shore of Lake Winnebago. Our proximity provides us access to multiple modes of transportation.

#### Interstate Access

I-41 is a prominent thoroughfare with easy access and designated truck routes maintained throughout Winnebago County.

- 90 miles North of Milwaukee
- 50 miles South of Green Bay

#### Rail Access

The Greater Oshkosh area is served by two railroad companies, Canadian National Railway and Wisconsin and Southern Railroad. First full service public transload facility in the state.

#### Airport Access

Wittman Regional Airport, located in Oshkosh, hosts the annual EAA AirVenture Fly-In.

Appleton International Airport is 20 miles north of Oshkosh and serves four airlines (American, Delta, United and Allegiant).

Other airports within driving distance to Oshkosh include Austin Straubel International Airport (50 miles from Oshkosh) in Green Bay, Dane County Regional Airport (85 miles from Oshkosh) in Madison and General Mitchell International Airport (100 miles from Oshkosh) in Milwaukee.



### Incentives

#### Tax Credit

- Tax Increment Financing (TIF)
- Business Development Tax Credit (BTC)
- New Markets Tax Credit (NMTC)
- Qualified Opportunity Zone Funds (QOZ)
- Property Assessed Clean Energy (PACE)
- Federal Tax Credits

#### Business Finance

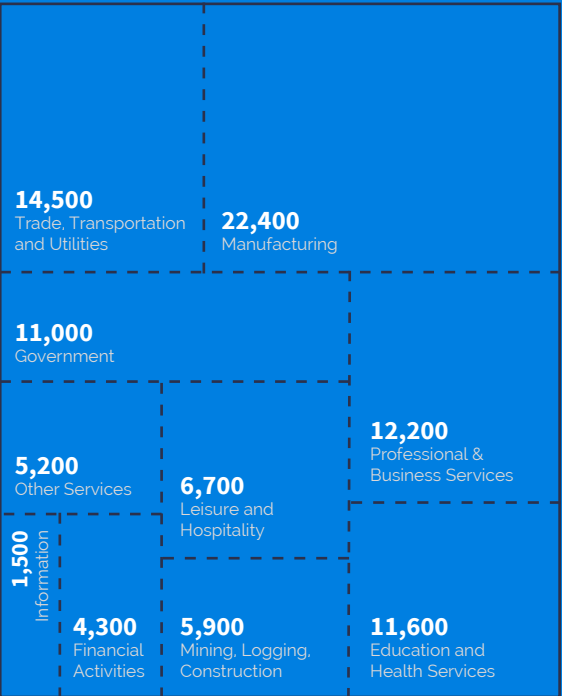
- Greater Oshkosh Revolving Loan Fund (RLF)

#### State Programs

- TEA Grants
- Sales Tax Exemption for Aircraft Parts and Labor

### Industry Clusters

Source: U.S. Bureau of Labor Statistics/Oshkosh-Neenah MSA





# LIVING IN OSHKOSH

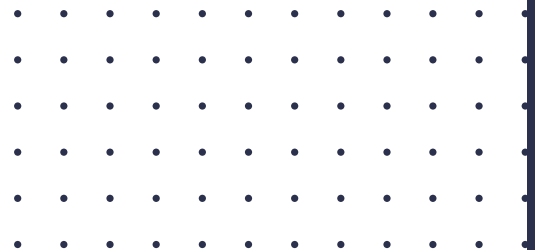
Young professionals, working parents, and families all agree that Oshkosh is a great place to live. This small city offers small town security and quality of life with the entertainment and culture of a bigger urban center.



**66,816**

Population

Oshkosh is the 9th most populated city in the state of WI out of 778 cities.





## Ranked #2

Most livable Small Cities in the U.S.  
(SmartAsset)



## Ranked #2

Top Cities for Working Parents  
(SmartAsset)



## Ranked #3

Most Livable College Towns  
(SmartAsset)

## Quality of Life

### Sports & Outdoors

Explore beautiful parks, take in a round of golf, cheer on the Wisconsin Herd or strap on some skis for a cross-country workout. Oshkosh is here to keep you active whether you're playing sports or just taking a walk in the park.

30+ miles of walking and biking trails, 2 miles of paved Riverwalk along the beautiful Fox River in downtown Oshkosh.

### Shopping

Oshkosh is a great shopping destination for people who want to find name-brand items without dealing with big-city crowds.

**The Outlet Shoppes at Oshkosh**  
**Downtown Oshkosh**  
**Oshkosh Farmers Market**

### Nightlife

Singers, dancers, and live music lovers can find more than enough nightlife to keep the candle burning all night.

**Bars & Lounges**  
**Live Entertainment**

### Attractions

From lakes and trails to shopping boutiques and museums, Oshkosh has attractions everyone will love!

**Paine Art Center & Gardens**  
**EAA Aviation Museum**  
**Public Zoo**

## Housing

**Cut down on your commute:** enjoy our 17-minute average commute to home, work, or the sky!

Find a wide array of housing options, easy access to shopping, transit, historic downtown, and recreation.

Spend less with housing costs just 19% of the median household income, Oshkosh also has a high concentration of restaurants and entertainment establishments (11%). With a low property crime rate and unemployment rate.

