

TOWN OF BROOKFIELD  
TOWN BOARD  
MAY 4, 2021

The regular meeting of the Town Board was held on Tuesday May 4, 2021 in the Erich Gnant Room of the Town Hall, 645 N Janacek Road, Brookfield, WI.

1) CALL TO ORDER

Chairman Keith Henderson called the meeting to order at 7:01p.m. with the following people present: Supervisors Steve Kohlmann, Ryan Stanelle, Michael Schmitt, and John Schatzman; Town Administrator Tom Hagie; Town Attorney James Hammes; and Clerk Veronica LaGuardia to record the minutes.

2) MEETING NOTICES

Clerk LaGuardia confirmed that the meeting agenda was noticed as required by law.

3) APPROVAL OF AGENDA

Supervisor Schatzman moved to approve the agenda as presented. The motion was seconded by Supervisor Stanelle, was voted on, and carried unanimously.

4) APPROVAL OF MINUTES

Supervisor Stanelle moved to dispense with the reading of the minutes of the April 7, 2021 Town Board meeting and approve them as presented. The motion was seconded by Supervisor Kohlmann, was voted on, and carried unanimously.

5) CITIZEN COMMENTS

None.

6) CLOSED SESSION (7:02 P.M.)

Supervisor Kohlmann moved to go into Closed Session according to Wis. Stat. §19.85(1)(g) to confer with legal counsel with respect to an agreement with Brookfield Corners, LLC. The motion was seconded by Supervisor Schmitt, was voted on, and carried unanimously.

7) Supervisor Kohlmann moved to go into Closed Session according to Wis. Stat. §19.85(1)(g) to confer with legal counsel with respect to a claim filed by Musson Brothers. The motion was seconded by Supervisor Schmitt, was voted on, and carried unanimously.

8) OPEN SESSION (7:45 P.M.)

Supervisor Kohlmann moved to go into Open Session according to Wis. Stat. §19.85(2) for any necessary resulting from the Closed Session, and to adjourn the meeting. The motion was seconded by Supervisor Schmitt, was voted on, and carried unanimously.

Supervisor Schatzman moved to approve payment to Musson Brothers of the balance due less the damages, as outlined in a letter in a letter by Strand Associates Inc dated May 8, 2021, in the amount of \$76,500 to settle all claims. The motion was seconded by Supervisor Stanelle, was voted on, and carried unanimously.

9) OLD BUSINESS

None.

10) NEW BUSINESS

a) ANNUAL APPOINTMENTS

No action was taken.

b) 2021 ROAD PROGRAM RESTORATION BID RESULTS

Supervisor Stanelle moved to approve the 2021 Road Program Restoration bid from Villani Landshapers in the amount of \$28,827.97. The motion was seconded by Supervisor Kohlmann, was voted on, and carried unanimously.

c) CAFÉ HOLLANDER EXTENSION OF PREMISES

Supervisor Stanelle moved to approve twelve (12) one-day temporary extensions of premises description on the Blass B Beer license for Café Hollander's beer garden to be held in Market Square on every Thursday starting June 10, 2021 through August 26, 2021 from 5:30PM to 8:00PM. The motion was seconded by Supervisor Kohlmann, was voted on, and carried unanimously.

d) PICNIC LICENSE GUSTAVO LEMUS

Supervisor Stanelle moved to approve the Picnic license for Gustavo Lemus on May 8, 2021 from 3:00PM-9:00PM at Marx Park. The motion was seconded by Supervisor Kohlmann, was voted on, and carried unanimously.

e) PICNIC LICENSE REBECCA HAHN

Supervisor Schatzman moved to approve the Picnic license for Rebecca Hahn on July 25, 2021 from 10:00AM-6:00PM at Marx Park. The motion was seconded by Supervisor Stanelle, was voted on, and carried unanimously.

f) PICNIC LICENSE DIANA BOON

Supervisor Schatzman moved to approve the Picnic license for Diana Boon on August 21, 2021 from 12:00PM-6:00PM at Marx Park. The motion was seconded by Supervisor Stanelle, was voted on, and carried unanimously.

11) DEPARTMENT, BOARDS, COMMITTEE/COMMISSION REPORTS/RECOMMENDATIONS:

a) PLAN COMMISSION:

(1) REZONE OF 18900 W. BLUEMOUND ROAD

Supervisor Schatzman moved to approve the rezone of parcel at 18900 W. Bluemound Road from B-2 Limited General Business District to MU-1 Mixed Use District provided that the property owner signs an updated non-annexation agreement. The motion was seconded by supervisor Schmitt, was voted on, and carried 4:1 with Chairman Henderson opposed.

(2) SITE PLAN 760 N. BROOKFIELD ROAD

Supervisor Kohlmann moved to approve the revisions to the previous conceptual approval of a site plan at 760 N. Brookfield Road. The motion was seconded by Supervisor Schmitt, was voted on, and carried unanimously.

(3) CROSS ACCESS EASEMENT FROM OLIVE GARDEN RESTAURANT AND PANDA EXPRESS

Supervisor Kohlmann moved to not require the front cross access easement from the Olive Garden Restaurant at 18180 W. Bluemound Road to the Panda Express Restaurant at 18190 W. Bluemound Road. The motion was seconded by Chairman Henderson, was voted on, and carried 4:1 with Supervisor Schmitt opposed.

(4) REZONE 21675 E. MORELAND BLVD.

Supervisor Stanelle moved to set the date of May 25, 2021 for a Public Hearing to rezone the parcel at 21675 E. Moreland Blvd. from B-3 Office and Professional Business District to b-2 Limited General Business District. The motion was seconded by Supervisor Kohlmann, was voted on, and carried unanimously.

12) VOUCHERS

Supervisor Schmitt moved to approve the vouchers and checks as presented in the amount of \$239,882.84. The motion was seconded by Supervisor Schatzman, was voted on, and carried unanimously.

13) COMMUNICATIONS AND ANNOUNCEMENTS

Chairman Henderson mentioned that the demolition has begun on the corner of Barker Road and Bluemound Road.

14) ADJOURN

There being no further business, Supervisor Schmitt moved to adjourn. The motion was seconded by Supervisor Schatzman, was voted on, and carried unanimously. The meeting adjourned at 8:46 P.M.

Respectfully submitted,

Veronica LaGuardia  
Town Clerk