

TOWN OF BROOKFIELD
TOWN BOARD MINUTES
NOVEMBER 1, 2022

The regular meeting of the Town Board, Sanitary District No. 4, and Utility District No. 1 was held on Tuesday, November 1, 2022 in the Erich Gnant Room of the Town Hall, 645 N Janacek Road, Brookfield, WI.

1) CALL TO ORDER

The Town Board meeting was called to order by Chairman Henderson at 7:00PM with the following people present: Town Chairman Keith Henderson; Supervisors Steve Kohlmann, Ryan Stanelle, John Schatzman and Michael Schmitt; Town Administrator Tom Hagie; Town Attorney Michael Van Kleunen and Clerk Donna Pulles.

2) MEETING NOTICES

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

3) APPROVAL OF AGENDA

Motion by Supervisor Schatzman to approve the agenda.

Seconded by Supervisor Stanelle.

Motion Passed Unanimously.

4) APPROVAL OF MINUTES

Motion by Supervisor Stanelle to approve the October 18, 2022 Town Board with changes.

Seconded by Supervisor Kohlmann.

Motion Passed Unanimously.

5) CITIZEN COMMENTS

None.

6) OLD BUSINESS

a. Discussion and possible action regarding quotes for 2023-2025 assessment services.

Motion by Supervisor Schatzman to table the discussion regarding quotes for 2023-2025 assessment services to the December 6, 2022 Town Board meeting.

Seconded by Supervisor Ryan Stanelle.

Motion Passed Unanimously.

7) NEW BUSINESS

a. Discussion and possible action regarding An Ordinance Creating Section 1.29, and Repealing and Recreating Section 9.27(2)(a) of the Municipal Code of the Town of Brookfield.

Motion by Supervisor Kohlmann to approve the ordinance as presented.

Seconded by Supervisor Schmitt.

Motion Passed Unanimously.

b. Discussion and possible action regarding Catherine Court/Country Court subdivision water system.

Motion by Supervisor Kohlmann to table and do a possible study to get more information and costs to present to the homeowners regarding Catherine Court/Country Court subdivision water system.

Seconded by Supervisor Schmitt.

Motion Passed Unanimously.

c. Discussion and possible action regarding the 2023 Sanitary District #4 Budget.

Motion by Supervisor Schmitt to approve the 2023 Sanitary District # 4 Budget.

Seconded by Supervisor Kohlmann.

Motion Passed Unanimously.

d. Discussion and possible action regarding the 2023 Storm Water Utility District #1 Budget.

Motion by Supervisor Kohlmann to approve the 2023 Sanitary District # 4 Budget.

Seconded by Supervisor Schmitt.

Motion Passed Unanimously.

8) APPROVAL OF VOUCHERS AND CHECKS

Motion by Supervisor Schatzman to approve the vouchers and checks as presented in the amount of \$567,213.51. Seconded by Supervisor Stanelle.

Motion Passed 4-0. Supervisor Kohlmann present.

9) COMMUNICATIONS AND ANNOUNCEMENTS

Budget meeting in two weeks.

The General Election is on 11/8/22.

10) ADJOURN

With no further business, motion by Supervisor Kohlmann to adjourn at 7:55PM. Seconded by Supervisor Schmitt.

Motion Passed Unanimously.

A joint meeting of the Community Development and Town Board was held on Tuesday, November 1, 2022 in the Erich Gnant Room of the Town Hall, 645 N Janacek Road, Brookfield, Wisconsin.

1) CALL TO ORDER

Town Chairman Keith Henderson called the meeting to order at 7:55 p.m. with the following people present: Chair/Supervisor Ryan Stanelle, Supervisors Steve Kohlmann, John Schatzman, and Mike Schmitt; CDA Commissioners John Charlier, William Neville and Thomas Koplin; Town Administrator Tom Hagie; Town Attorney Michael Van Kleunen and Town Clerk Pulles to record minutes. CDA Commissioner Richard Diercksmeier was absent and excused.

2) MEETING NOTICES

Town Clerk Pulles confirmed the meeting was noticed as required by law.

3) NEW BUSINESS

a. Discussion and Possible Action Regarding Strategy for TIF Project Planning.

Presentation by Greg Johnson with Ehlers with an overview of Tax Incremental Finance District #1A.

No action.

4) Adjourn into **CLOSED SESSION**, according to Wis. Stat. §19.85(1)(e) for conducting other specified public business regarding agreements and contract negotiations whenever competitive or bargaining reasons relating to: Negotiation for a Proposed Development for the south-east corner of Barker and Bluemound Rd. in the Town of Brookfield

Motion by Supervisor Kohlmann to enter closed session at 8:51 PM.

Seconded by Supervisor Schatzman.

Motion Passed Unanimously.

5) Reconvene into **OPEN SESSION**, according to Wis. Stat. §19.85(2), for any necessary action resulting from the Closed Session

Motion by CDA Chairman/Supervisor Stanelle to reconvene into open session at 10:15 PM.

Seconded by CDA Commissioner Charlier.

No Action.

6) Adjourn

Motion by CDA Chairman/Supervisor Stanelle to adjourn at 10:15 PM.

Seconded by CDA Commissioner Charlier.

Motion Passed Unanimously.

Respectfully submitted,
Tom Hagie
Town Administrator

TOWN OF BROOKFIELD
TOWN BOARD MINUTES
NOVEMBER 15, 2022

The regular meeting of the Town Board, Sanitary District No. 4, and Utility District No. 1 was held on Tuesday, November 15, 2022 in the Erich Gnant Room of the Town Hall, 645 N Janacek Road, Brookfield, WI.

1) CALL TO ORDER

Immediately following the Budget Public Hearing and Special Town Meeting, Chairman Keith Henderson called the meeting to order at 7:37p.m. with the following people present: Supervisors John Schatzman, Steve Kohlmann, Ryan Stanelle, and Michael Schmitt; Administrator Tom Hagie; Town Attorney Michael Van Kleunen; and Town Clerk Donna Pulles to record the minutes.

Also, present and in the audience were the residents as listed on the attached sign-in sheet.

MEETING NOTICES

Clerk Pulles confirmed that the Special Town Board Meeting Notice was published in the newspaper and posted as required by law.

2) APPROVAL OF YEAR 2023 BUDGET

Motion by Supervisor Schatzman to approve the Year 2023 Budget as presented.

Seconded by Supervisor Stanelle.

Motion Passed Unanimously.

3) ADOPT RESOLUTION ESTABLISHING THE 2023 STORMWATER UTILITY CHARGE

Motion by Supervisor Kohlmann to approve the resolution establishing the 2023 Stormwater Utility charge as presented.

Seconded by Supervisor Schmitt.

Motion Passed Unanimously.

4) VOUCHERS & CHECKS

Motion by Supervisor Kohlmann to approve the vouchers and checks in the amount of \$380,766 as presented.

Seconded by Supervisor Schmitt.

Motion Passed Unanimously.

5) COMMUNICATION AND ANNOUNCEMENTS

Clerk Pulles provided a summary of the election turnout and results and noted the next election will be on April 4, 2022. Chairman Henderson noted the Town Christmas Tree Lighting, in partnership with the Corners, will be held on Saturday, December 3, 2022. He also noted the Annual Meeting will be held on April 18, 2022.

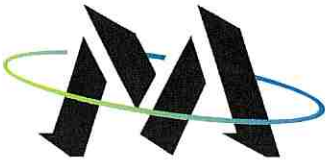
6) ADJOURN

With no further business, motion by Supervisor Kohlmann to adjourn at 7:18PM.

Seconded by Supervisor Schmitt.

Motion Passed Unanimously.

Respectfully submitted,
Tom Hagie
Town Administrator



Assessment Technologies
of Wisconsin LLC

CONTRACT FOR
100% ANNUAL ASSESSMENTS
AND MARKET UPDATE REVALUATION

2023-2025

THIS AGREEMENT: by and between Assessment Technologies of Wisconsin, LLC, hereinafter called the "Assessor", and the Town of Brookfield, Waukesha County, Wisconsin, hereinafter called the "Town".

WITNESSETH: The Assessor and the Town for the compensation stated herein, agree as follows:

ARTICLE I

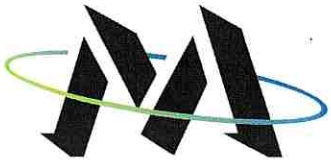
SCOPE OF WORK: the Assessor, having familiarized himself with the local conditions affecting the cost of the work to be done, and the Standard Specifications for the Annual Maintenance of Real and Personal Property Records in the State of Wisconsin pursuant to Chapter 70, Wisconsin State Statutes, hereby agrees to perform everything required to be performed and to complete in a professional manner everything required to be completed to comply with State Statutes regarding the assessment of Real and Personal Property on behalf of the Town and in accordance with the General Agreements as stated in Article Three of this contract.

ARTICLE II

COMPENSATION: The Town shall pay to the Assessor for the performance of the contract the following compensation of \$214,200 (Two Hundred Fourteen Thousand - Two Hundred Dollars), such amount to be paid as follows: (\$161,900 annual, \$10,200 100% assessments & \$42,100 market update revaluation)

2023-2025

\$5,950 per month

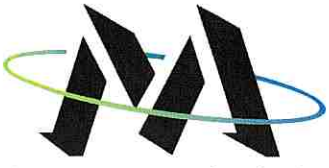


Assessment Technologies
of Wisconsin LLC

ARTICLE III

GENERAL AGREEMENTS:

- 1) The contract shall begin January 1, 2023 and end December 31, 2025.
- 2) All normal duties and functions of the Assessor as described and set forth in Volume I of the Wisconsin State Assessors Manual, including required meetings, will be performed in a timely manner, and in accordance with the Chapter 70 Laws of the State.
- 3) All services requested over and above the normal yearly assessment functions will be charged extra at a mutually agreed upon rate.
- 4) The Assessor will provide his own equipment, work space, storage and security of records, while in his possession.
- 5) The Assessor will carry his own Liability and Records Insurance, to protect the Town from suits for injury, lost or destroyed records.
- 6) The Assessor is to be considered an Independent Contractor hired to fill an Appointed Statutory Position, and is not subject to withholding tax, insurance programs or benefits.
- 7) Implement use value to assure fair and equal treatment of lands used for agricultural purposes regardless of parcel size.
- 8) Certified return receipt letters will be mailed to all new homes where the homeowner did not respond to the initial letter for inspection.
- 9) Both parties understand that the Owner is bound by the public records law, and as such, all of The terms of this agreement are subject to and conditioned on the provisions of Wis. Stats. §19.21, et seq. Consultant acknowledges that it is obligated to assist the Town in retaining and producing records that are subject to the Wisconsin Public Records Law, and that the failure to do so shall constitute a material breach of this agreement, and that the consultant must defend and hold the Owner harmless from liability under the law. Except as otherwise authorized, those records shall be maintained for a period of seven years after receipt of final payment under this agreement.



Assessment Technologies
of Wisconsin LLC

SUBMITTED TO THE TOWN OF BROOKFIELD THIS 16th DAY OF
November, 2022

Les Ahrens
Director of Valuation Services
Assessment Technologies of Wisconsin, LLC

ACCEPTANCE BY TOWN:

The above contract, terms and general agreements are hereby accepted, this

_____ day of _____, 2022

BY GOVERNING BODY OF THE TOWN OF BROOKFIELD

ATTEST:

Authorized Official Signatures and Titles:

Chairman

Administrator

NOTARY OR
TOWN SEAL

Clerk



ASSESSMENT SERVICES PROPOSAL

PREPARED FOR:

TOWN OF _____
BROOKFIELD
W I S C O N S I N
_____ Since 1843 _____

SERVICE COSTS

The service costs below are reflective of our all inclusive services. There are no office hours which would be billed as needed. There will be no charge to convert your assessment data and if you are billed by the previous assessor we will pay for any conversion costs involved.

CURRENT CONTRACT

Current Assessor		2020	2021	2022	Total
	Property Record Card	\$1.50 ea	\$1.50 ea	\$1.50 ea	\$1.50 ea
	Community Education	Not Listed	Not Listed	Not Listed	Not Listed
	Assessor Services	Maintenance	Maintenance	Market Revaluation	Blend
	Total	\$71,280	\$71,280	\$71,280	\$213,840

1 Market Revaluation, 2 Years of Maintenance

January 1, 2020 - Dec 31, 2022

3-YEAR BLEND

1 Market Revaluation, 2 Years of Maintenance

Accurate		2023	2024	2025	Total
	Software Data Conversion	Included	Included	Included	Included
	Community Education	Included	Included	Included	Included
	Assessor Services	Maintenance	Maintenance	Market Revaluation	Blend
	Total	\$60,000	\$60,000	\$60,000	\$180,000

The term 100% assessments is equal to the same services we provide during the assessment maintenance years.

January 1, 2023 - Dec 31, 2026

Maintenance:

We will inspect all permits, new construction, demolitions, annexations or detachments. Every sale will be entered and reviewed as well as exported to the DOR. If there are changes to condition or missing information we will update assessment data. We will mail any notices, hold open book and board of review and submit the MAR to the state of WI. We will also defend values and any appeals after board of review. Any request for inspection from your community will also be visited during a maintenance year.

Market Revaluation:

During a market revaluation we will complete all of our inspections, check permits, and review sales just as in a maintenance year. We break down each property by neighborhood, style, age, location etc. Each will be evaluated and re-assessed to its new fair market value. A notice of new value will be mailed to the property owner. It is important that we start our education by the fall of the previous year, to ensure everyone knows about the revaluation before it happens. If we feel you may fall out of compliance we may ask to move the market revaluation to an earlier date to accommodate.

Personal Property Removal

Should personal property taxes ever be removed the contract would be adjusted. A removal of \$3,000 annual cost would take effect. This will be laid out in the contract.



SUMMARY

Thank you for taking the time to look over our proposal. Our philosophy of Transparency as well as our core values help guide our company and ensures that we are treating property owners fairly and equitably. We follow a rigorous review process to minimize assessment errors.

Your team will have access to **one main point of contact in your account manager**. They will answer municipal employee's questions, provide assessment information, and help whenever you need them. They will have regular meetings with your team to stay on task.

We have listened to feedback from our municipalities and made changes to provide the best customer service in the assessing industry. Our **three LIVE assessor certified customer service representatives** answer questions quickly and, if needed, make adjustments on the spot over the phone. We track every interaction with your community throughout the assessment process and share this information at the board of review.

Implementing a progressive **education plan** and positive interactions within your community is paramount. No other assessment firm provides weekly educational content such as social media posts, educational videos, newsletter content and much more!

Our website offers a 24/7 online appointment calendar and hosts a chat feature. We also offer a **proactive education plan with social media posts, website updates, custom videos**, etc. The more your community knows about the assessment process the less they will fear how the process works.

Through innovation and technology we offer the most accessible CAMA system in the assessment world. All of your data is saved digitally online so you and your community can find property information quickly and easily. **The best part is, it's FREE to both you and the community.**

Our **Core Values** express who we are as a company. **We Are Family** - doesn't just mean our employees are family. **We embrace you and your community as our family.** We also believe in sharing the assessment process with everyone. Trust is important to us! **Transparency** between the property owners, the Town of Brookfield and the assessor is paramount in building a successful assessment program.





Town Advocacy Council

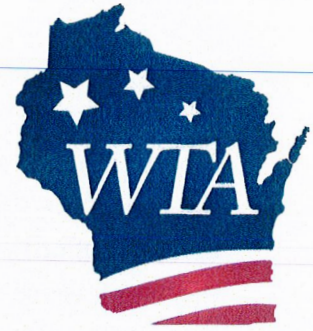
Champions of Town Government

W7686 County Rd. MMM

Shawano, WI 54166

715.526.3157

www.wisctowns.com • wtowns@wisctowns.com



November 1, 2022

Dear Town Clerk and Chair:

The Town Advocacy Council (TAC) has been one of WTA's most influential efforts and really best kept secrets for a number of years. Founded in the 1980s, the TAC is a subsidiary of the Wisconsin Towns Association that has evolved over time. Today's mission is: **"Advocating for legislation that advances town government interests."**

One of WTAs three main purposes is to provide legislative advocacy supporting towns. The TAC is the primary instrument through which we accomplish this. Without the investment in TAC by town leaders like yourself, we would not be able to provide the lobbying efforts that have recently produced a plethora of both offensive and defensive victories.

In recent years we have decided to actively search out new TAC members for the first time. This resulted in tremendous growth and **now more than one-half of all towns in Wisconsin invest in TAC.** The increased funding provided by new membership has empowered us to work closely with legislators on efforts we otherwise would not have had the resources to engage in. One such effort this session resulted in over \$6.4 million per biennium in additional Payment in Lieu of Taxes (PILT) payments to local governments for state owned land. **We hope we can count on your town and your leadership to become the newest team member!**

The TAC investment is a small one for the great return it brings. TAC members only pay \$0.25 per person of population with a cap of \$2,500.

Despite being only a quarter per person, since our focus to grow TAC membership and legislative influence began a few years ago, TAC resources have played a role in obtaining over \$350 million in efficiencies and additional funding for towns. The leadership of TAC member towns has also produced law changes to support and protect towns when they need it most. Here are just a few of the many recent legislative successes that were directly influenced by the efforts of TAC:

- Record increases to General Transportation Aids (GTA) – **\$144,228 in additional GTA funding obtained for the average town** over the last three state budgets.

- Over **\$75 million for towns** in one-time transportation funding in the last two state budgets.
- Changes to require the **timely payment of FEMA funds** to local governments, ensuring that disaster relief is not needlessly held up in Madison.
- **Fully funding the Service Award Program** for local first responders.
- **Over \$16.8 million** in additional reimbursement for ground ambulance transport each biennium that will leverage additional federal funding as well.
- **Over \$6.4 million** each biennium in additional PILT payments to local governments for state owned land.

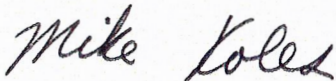
In addition to funding general legislative advocacy efforts, your dues of only 25 cents per person is invested in Capitol Day, the Local Government Institute, legislative listening sessions, and educational workshops. As a TAC member you can be proud knowing that your investment has so many positive impacts that more than pay for your dues. Furthermore, TAC members also receive:

- one Town Officers' Handbook per edition
- weekly federal legislative updates
- bi-weekly federal broadband updates
- free website access to WTA educational videos
- decreased TAC workshop registration fees

The TAC is a voluntary investment per calendar year (January 1 – December 31). The general WTA membership is on a fiscal year basis from July 1 to June 30. You will find a TAC membership form enclosed (Clerk only), which serves as an invoice. Again, these dues are voluntary and different from the WTA membership that is due in July. We hope you and the leaders of your town will make this important investment in legislative advocacy.

The TAC Executive Committee and I would like to thank you in advance for your consideration and investment.

Sincerely,



Mike Koles

WTA Executive Director

Enclosure



What is the Town Advocacy Council?

The Town Advocacy Council is one of WTA's most influential strategies. Founded in the 1980s, the TAC is a subsidiary of the Wisconsin Towns Association that has evolved over time.

One of WTA's main purposes is to provide legislative advocacy in support of towns. The TAC is the primary instrument through which we accomplish this. Without the investment in TAC by town leaders, we would not be able to provide the lobbying efforts that have recently produced a plethora of both offensive and defensive victories.

In addition to funding general legislative advocacy efforts, TAC investment helps pay for WTA's Capitol Day, the Local Government Institute, legislative listening sessions, and educational workshops.



WISCONSIN TOWNS ASSOCIATION

We hope we can count on your town and your leadership to invest in TAC and legislative advocacy for towns!

Town Advocacy Council

Champions of Town Government

Advocating for legislation that advances town government interests



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2021-2023 Legislative Priorities

1. Transportation
2. Land Use
3. Volunteer Fire/EMS
4. Broadband
5. PILT

Every legislative session, the Town Advocacy Council hosts listening sessions with town leaders to gather ideas for pursuing legislation. The TAC executive committee considers the information and creates a recommended list of priorities for the lobbying team. The recommendations then go to the WTA board for consideration and eventual approval.

Along the way, each legislative session also provides unique opportunities that were not on the initial priority list. The TAC executive committee provides direction on if and how to take advantage of them.

In the last 5 years, the TAC has influenced adoption of 65 pieces of legislation & leveraged over \$400 million in efficiencies and additional funding

- ✓ Transportation funding
- ✓ PILT Payments
- ✓ LOSAP funding
- ✓ Broadband grants
- ✓ MFL payments
- ✓ Recycling grants
- ✓ BCPL preservation
- ✓ Publication cost savings
- ✓ Prevented road weight limit increases
- ✓ Restored zoning in shorelands
- ✓ And much more!

TAC members also receive

- ✓ Town Officers' Handbook per edition
- ✓ Weekly federal legislative updates
- ✓ Free website access to WTA educational videos
- ✓ Decreased TAC workshop fees
- ✓ Bi-monthly federal broadband updates
- ✓ Pride of being a leading town

How to join

TAC membership is only \$0.25 per capita with a cap of \$2,500 per town. TAC dues are voluntary and separate from WTA membership dues.

To enhance your town's leadership and become a Town Advocacy Council member, or to obtain more information, contact WTA staff.

Phone: (715) 526-3157
Email: wtowns@wisctowns.com

Other ways to get involved

The Town Advocacy Council is proud to announce a new initiative coming in 2022: the **TAC Ambassador Program**. This program will draw on a select group of engaged town officials to develop a relationship with their state legislators and actively engage on TAC priorities. TAC Ambassadors will be on the front lines of our advocacy efforts, and will receive regular educational opportunities to support their mission. Contact WTA staff to become a leader in legislative advocacy.

Phone: (715) 526-3157
Email: wtowns@wisctowns.com



2023 Town Advocacy Council of the Wisconsin Towns Association

Membership Invoice

Town Advocacy Council 2023 Membership valid
January 1, 2023 to December 31, 2023

Town/Village of **BROOKFIELD** County **WAUKESHA**

Population 6480 x \$.25 = \$1620 annual dues

Dues for municipalities with population of 10,000 or more are capped at \$2,500.

Make checks payable to:

WTA / TAC

W7686 County Road MMM

Shawano, WI 54166-6086

Please provide email addresses for your town officers to be added to the Town Advocacy Council email list. You will receive updates and other valuable information regarding Towns.

Name _____ Position _____ Email _____

Name _____ Position _____ Email _____

Name _____ Position _____ Email _____

Name _____ Position _____ Email _____

Name _____ Position _____ Email _____

***NOTE:** This is **NOT** the dues statement for your annual Wisconsin Towns Association membership. That will be mailed in spring for July payment. If you have any questions, contact our office at 715-526-3157.



TEMPORARY CONSTRUCTION EASEMENT

Wisconsin Department of Transportation
DT2216 7/2017 s.84.09(1) Wis. Stats.

Town of Brookfield Sanitary District #4, Grantor, which has an interest in the lands described below, grants to the Wisconsin Department of Transportation, Grantee, the right and permission to occupy Grantor's easement area for highway improvement purposes, which may include but are not limited to: 1) Constructing slopes and drainage facilities on the following described lands, including the right to operate necessary equipment thereon; 2) The right of ingress and egress, as long as required for such public purpose, including the right to preserve, protect, remove or plant thereon any vegetation that the highway authorities may deem desirable to prevent erosion of the soil, provided such activities are consistent with the rights held by the Grantor under its easement.

Legal Description:

See attached.

This Temporary Construction Easement establishes the right of Grantee to occupy lands on which Grantor has easement interests. However, Grantor reserves to itself the right to continue to use said easement area with its present and future overhead and/or underground facilities in a manner which is consistent with this grant, and further, that the costs of any relocation or alteration of any facilities of Grantor required by Grantee to accomplish its work, now or in the future, will be paid by Grantee.

This Temporary Construction Easement shall terminate upon completion of Construction Project No. 2200-20-70 for which this instrument is given.

The Grantor has an easement or prescriptive right and therefore grants this Temporary Construction Easement as a holder of a property interest and not as a property owner.

The Grantor's easement is recorded as ****See attached**** in the Waukesha County Register of Deeds Office or exists by prescriptive rights as defined by Section 893.28 Wisconsin Statutes.

The undersigned certify that this instrument is executed with the full right, power and authority to do so on behalf of GRANTOR.

Town of Brookfield Sanitary District #4

(Grantor Name)

(Signature)

(Date)

(Title)

(Print Name)

(Signature)

(Date)

(Title)

(Print Name)

**Temporary Construction Easement
Legal Description**

All that part of the lands subject to the Grantor’s easements or interests included in lands acquired for the improvement of USH 18 by the Grantee in:

All that part of the NW ¼ of the SW ¼, Section 29, T7N, R20E, Town of Brookfield, Waukesha County, Wisconsin, in lands acquired by the Grantee for Project 2200-20-20, Town of Brookfield, Bluemound Road, Waukesha County – IH 94 to East County Line, USH 18, Waukesha County, Wisconsin, dated 4/13/2022, as filed with the County Clerk of Waukesha County, State of Wisconsin;

All that part of the NE ¼ of the SW ¼, Section 29, T7N, R20E, Town of Brookfield, Waukesha County, Wisconsin, in lands acquired by the Grantee for Project 2200-20-20, Town of Brookfield, Bluemound Road, Waukesha County – IH 94 to East County Line, USH 18, Waukesha County, Wisconsin, dated 4/13/2022, as filed with the County Clerk of Waukesha County, State of Wisconsin.

Parcel Number	Interest/Right Document Number	Parcel Identification Number/Tax Key Number
2	Doc. 1121759	BKFT1123999001
4	Doc. 1317545	BKFT1123999005

STATEMENT OF NON-REIMBURSEMENT BY UTILITY

Wisconsin Department of Transportation
DT2245 11/2016

Referencing the project identified below, **Town of Brookfield Sanitary District #4**, (COMPANY) a public utility company, a quasi utility, cooperative or municipal utility will not be requesting compensation for the relocation of their facilities.

Project Description Title: C BROOKFIELD, BLUEMOUND RD Limits: IH 94 TO EAST COUNTY LINE Highway: USH 18 County: WAUKESHA	Project ID(s) Design: 2200-20-00 Construction: 2200-20-70 Right of Way: 2200-20-20 UTL No.: 104 Utility: 2200-20-20
Facility Type: Sewer	

COMPANY reserves the right to request compensation from the Wisconsin Department of Transportation, (DEPARTMENT) for compensable utility relocations on this project if: relocation costs increase, accommodating changes to the project plan, or accommodating changes to the relocation plans of other utility companies. If the COMPANY subsequently requests compensation and the DEPARTMENT agrees to payment on this project, the DEPARTMENT and COMPANY are required to execute an agreement. It is expressly understood and agreed that any work by COMPANY prior to execution of an agreement between COMPANY and the DEPARTMENT shall be at COMPANY sole expense.

COMPANY

Town of Brookfield Sanitary District #4

(Company Name)

(Authorized Signature)

(Date)

(Title)

(Print Name)

(Authorized Signature)

(Date)

(Title)

(Print Name)

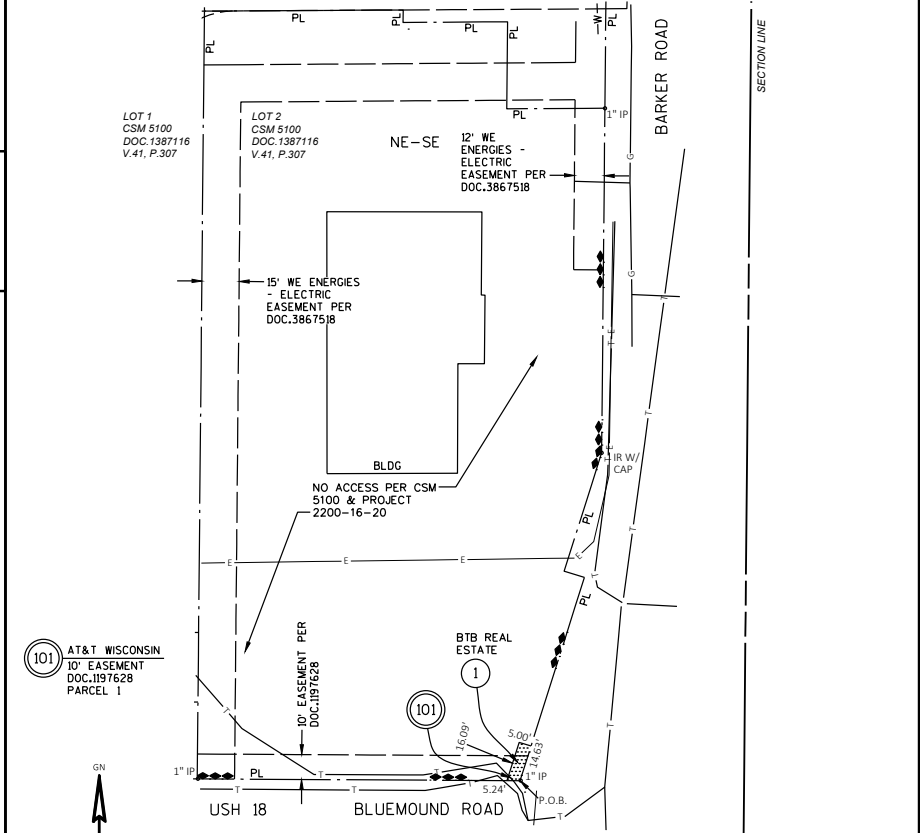
NOTES:
THIS EXHIBIT IS A GRAPHIC REPRESENTATION AND IS FOR REFERENCE PURPOSES ONLY. REFER TO THE CONVEYANCE DOCUMENT FOR PARCEL RELATED DETAILS.

PURPOSE FOR ALL TLE'S IS FOR GRADING, UNLESS OTHERWISE NOTED.

R/W PROJECT NUMBER: 2200-20-20 EXHIBIT NUMBER:1

TLE ACQUISITION EXHIBIT
TOWN OF BROOKFIELD, BLUEMOUND ROAD
WAUKESHA COUNTY - IH 94 TO EAST COUNTY LINE
USH 18 WAUKESHA COUNTY

PART OF THE NE 1/4 OF THE SE 1/4 OF SECTION 30, T7N, R20E, TOWN OF BROOKFIELD, WAUKESHA COUNTY, WISCONSIN.



SCHEDULE OF LANDS & INTERESTS REQUIRED

OWNERS NAMES ARE SHOWN FOR REFERENCE PURPOSES ONLY AND ARE SUBJECT TO CHANGE PRIOR TO THE TRANSFER OF LAND INTERESTS TO THE DEPARTMENT.

PARCEL NUMBER	OWNER(S)	INTEREST REQUIRED	TLE S.F.
1	BTB REAL ESTATE	TLE	77

UTILITY INTERESTS REQUIRED

UTILITY NUMBER	UTILITY OWNER(S)	INTEREST REQUIRED
101	AT&T WISCONSIN	RELEASE OF RIGHTS

REVISED 04/13/2022

THIS MAP IS APPROVED FOR THE DEPARTMENT OF TRANSPORTATION SOUTHEAST REGION - WAUKESHA

SIGNATURE: *Robert L. Duffeck* DATE: 02/22/2022

PRINT NAME: Robert L. Duffeck

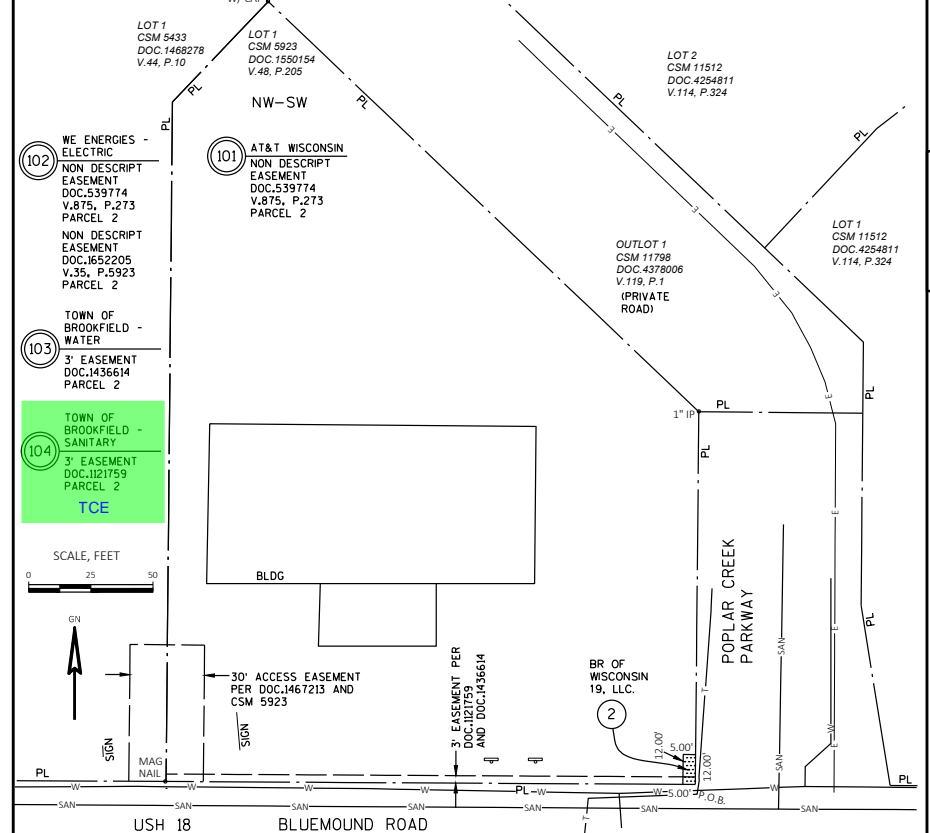
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R/W PROJECT NUMBER: 2200-20-20 EXHIBIT NUMBER:2

TLE ACQUISITION EXHIBIT
TOWN OF BROOKFIELD, BLUEMOUND ROAD
WAUKESHA COUNTY - IH 94 TO EAST COUNTY LINE
USH 18 WAUKESHA COUNTY

PART OF THE NW 1/4 OF THE SW 1/4 OF SECTION 29, T7N, R20E, TOWN OF BROOKFIELD, WAUKESHA COUNTY, WISCONSIN.



SCHEDULE OF LANDS & INTERESTS REQUIRED

OWNERS NAMES ARE SHOWN FOR REFERENCE PURPOSES ONLY AND ARE SUBJECT TO CHANGE PRIOR TO THE TRANSFER OF LAND INTERESTS TO THE DEPARTMENT.

PARCEL NUMBER	OWNER(S)	INTEREST REQUIRED	TLE S.F.
2	BR OF WISCONSIN 19, LLC.	TLE	60

UTILITY INTERESTS REQUIRED

UTILITY NUMBER	UTILITY OWNER(S)	INTEREST REQUIRED
101	AT&T WISCONSIN	RELEASE OF RIGHTS
102	WE ENERGIES - ELECTRIC	RELEASE OF RIGHTS
103	TOWN OF BROOKFIELD - WATER	RELEASE OF RIGHTS
104	TOWN OF BROOKFIELD - SANITARY	RELEASE OF RIGHTS

REVISED 04/13/2022

THIS MAP IS APPROVED FOR THE DEPARTMENT OF TRANSPORTATION SOUTHEAST REGION - WAUKESHA

SIGNATURE: *Robert L. Duffeck* DATE: 02/22/2022

PRINT NAME: Robert L. Duffeck

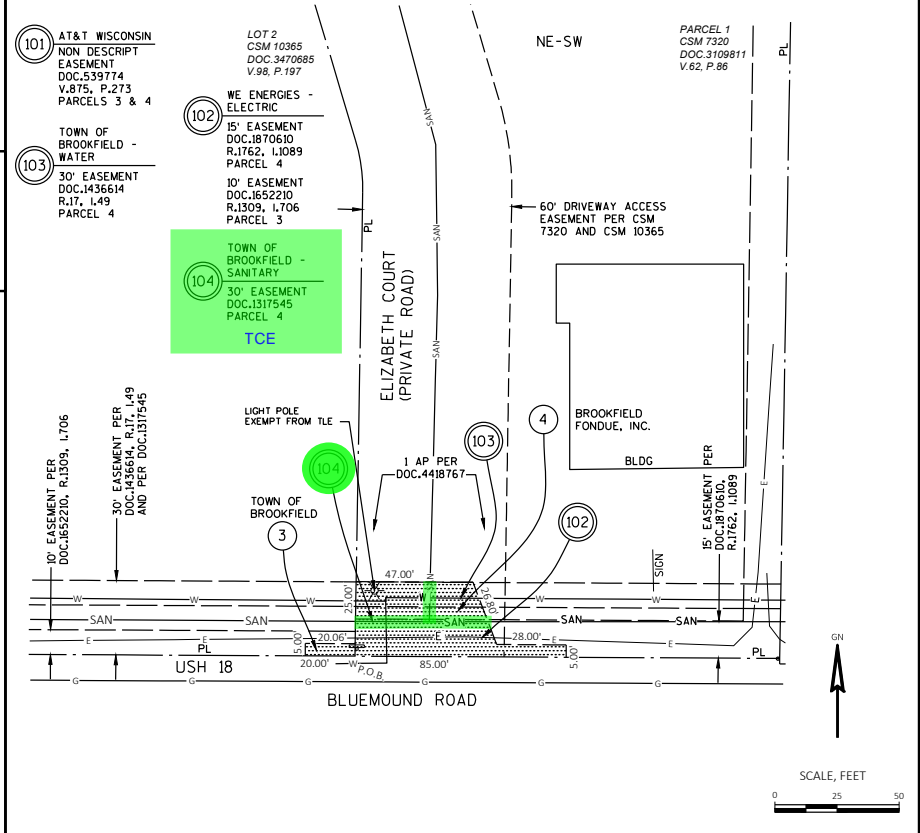
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R/W PROJECT NUMBER: 2200-20-20 EXHIBIT NUMBER: 3

TLE ACQUISITION EXHIBIT
TOWN OF BROOKFIELD, BLUEMOUND ROAD
WAUKESHA COUNTY - IH 94 TO EAST COUNTY LINE
USH 18 WAUKESHA COUNTY

PART OF THE NE 1/4 OF THE SW 1/4 OF SECTION 29, T7N, R20E, TOWN OF BROOKFIELD, WAUKESHA COUNTY, WISCONSIN.



SCHEDULE OF LANDS & INTERESTS REQUIRED

PARCEL NUMBER	OWNER(S)	INTEREST REQUIRED	TLE S.F.
3	TOWN OF BROOKFIELD	TLE	100
4	BROOKFIELD FONDUE, INC.	TLE	1724

UTILITY INTERESTS REQUIRED

UTILITY NUMBER	UTILITY OWNER(S)	INTEREST REQUIRED
101	AT&T WISCONSIN	RELEASE OF RIGHTS
102	WE ENERGIES - ELECTRIC	RELEASE OF RIGHTS
103	TOWN OF BROOKFIELD - WATER	RELEASE OF RIGHTS
104	TOWN OF BROOKFIELD - SANITARY	RELEASE OF RIGHTS

REVISD 04/13/2022

SIGNATURE: Robert L. Duffeck DATE: 02/22/2022

PRINT NAME: Robert L. Duffeck

FILE NAME: TLE EXHIBIT 3 AND 4.DWG PLOT DATE: 4/13/2022 10:49 AM R/W PROJECT: 2200-20-20 -3

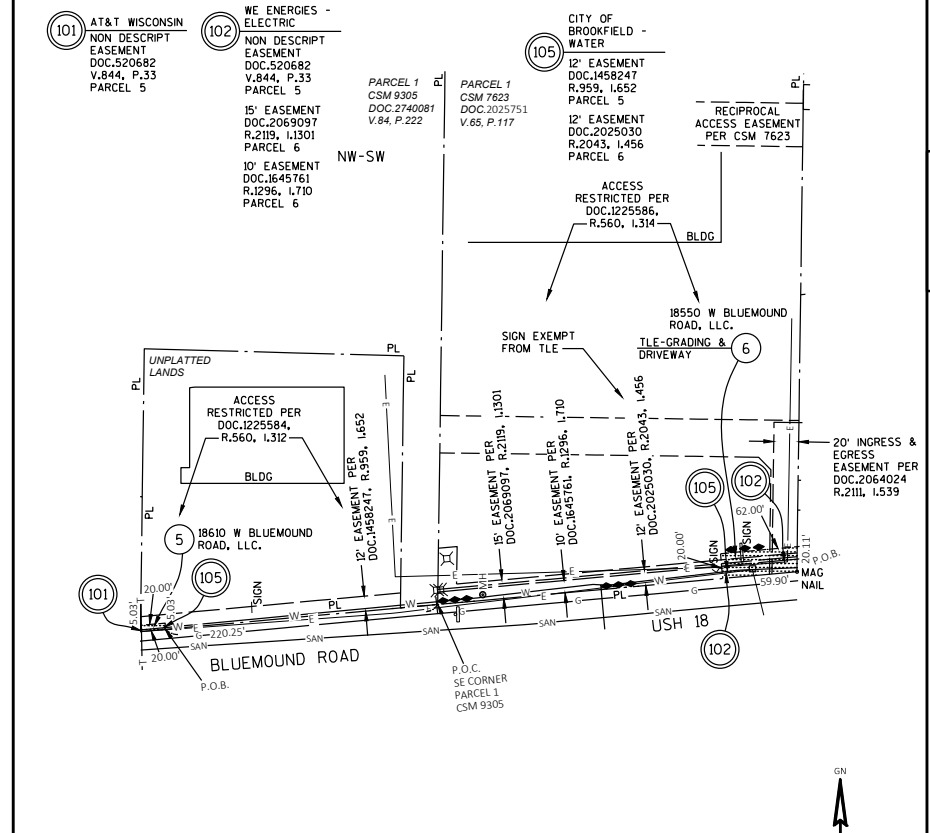
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R/W PROJECT NUMBER: 2200-20-20 EXHIBIT NUMBER: 4

TLE ACQUISITION EXHIBIT
CITY OF BROOKFIELD, BLUEMOUND ROAD
WAUKESHA COUNTY - IH 94 TO EAST COUNTY LINE
USH 18 WAUKESHA COUNTY

PART OF THE NW 1/4 OF THE SW 1/4 OF SECTION 28, T7N, R20E, CITY OF BROOKFIELD, WAUKESHA COUNTY, WISCONSIN.



SCHEDULE OF LANDS & INTERESTS REQUIRED

PARCEL NUMBER	OWNER(S)	INTEREST REQUIRED	TLE S.F.
5	18610 W BLUEMOUND ROAD, LLC.	TLE	100
	18550 W BLUEMOUND ROAD, LLC.	TLE	1219

UTILITY INTERESTS REQUIRED

UTILITY NUMBER	UTILITY OWNER(S)	INTEREST REQUIRED
101(2)	AT&T WISCONSIN	RELEASE OF RIGHTS
102	WE ENERGIES - ELECTRIC	RELEASE OF RIGHTS
105	CITY OF BROOKFIELD - WATER	RELEASE OF RIGHTS

REVISD 04/13/2022

SIGNATURE: Robert L. Duffeck DATE: 02/22/2022

PRINT NAME: Robert L. Duffeck

FILE NAME: TLE EXHIBIT 3 AND 4.DWG PLOT DATE: 4/13/2022 10:49 AM R/W PROJECT: 2200-20-20 -4

TEMPORARY CONSTRUCTION EASEMENT

Wisconsin Department of Transportation
DT2216 7/2017 s.84.09(1) Wis. Stats.

Town of Brookfield Sanitary District #4, Grantor, which has an interest in the lands described below, grants to the Wisconsin Department of Transportation, Grantee, the right and permission to occupy Grantor's easement area for highway improvement purposes, which may include but are not limited to: 1) Constructing slopes and drainage facilities on the following described lands, including the right to operate necessary equipment thereon; 2) The right of ingress and egress, as long as required for such public purpose, including the right to preserve, protect, remove or plant thereon any vegetation that the highway authorities may deem desirable to prevent erosion of the soil, provided such activities are consistent with the rights held by the Grantor under its easement.

Legal Description:
See attached.

This Temporary Construction Easement establishes the right of Grantee to occupy lands on which Grantor has easement interests. However, Grantor reserves to itself the right to continue to use said easement area with its present and future overhead and/or underground facilities in a manner which is consistent with this grant, and further, that the costs of any relocation or alteration of any facilities of Grantor required by Grantee to accomplish its work, now or in the future, will be paid by Grantee.

This Temporary Construction Easement shall terminate upon completion of Construction Project No. 2200-20-70 for which this instrument is given.

The Grantor has an easement or prescriptive right and therefore grants this Temporary Construction Easement as a holder of a property interest and not as a property owner.

The Grantor's easement is recorded as ****See attached**** in the Waukesha County Register of Deeds Office or exists by prescriptive rights as defined by Section 893.28 Wisconsin Statutes.

The undersigned certify that this instrument is executed with the full right, power and authority to do so on behalf of GRANTOR.

Town of Brookfield Sanitary District #4

(Grantor Name)

(Signature)

(Date)

(Title)

(Print Name)

(Signature)

(Date)

(Title)

(Print Name)

Temporary Construction Easement Legal Description

All that part of the lands subject to the Grantor’s easements or interests included in lands acquired for the improvement of USH 18 by the Grantee in:

All that part of the NW ¼ of the SW ¼, Section 29, T7N, R20E, Town of Brookfield, Waukesha County, Wisconsin, in lands acquired by the Grantee for Project 2200-20-20, Town of Brookfield, Bluemound Road, Waukesha County – IH 94 to East County Line, USH 18, Waukesha County, Wisconsin, dated 4/13/2022, as filed with the County Clerk of Waukesha County, State of Wisconsin;

All that part of the NE ¼ of the SW ¼, Section 29, T7N, R20E, Town of Brookfield, Waukesha County, Wisconsin, in lands acquired by the Grantee for Project 2200-20-20, Town of Brookfield, Bluemound Road, Waukesha County – IH 94 to East County Line, USH 18, Waukesha County, Wisconsin, dated 4/13/2022, as filed with the County Clerk of Waukesha County, State of Wisconsin;

All that part of the NE ¼ of the SW ¼, Section 28, T7N, R20E, Town of Brookfield, Waukesha County, Wisconsin, in lands acquired by the Grantee for Project 2200-20-20, Town of Brookfield, Bluemound Road, Waukesha County – IH 94 to East County Line, USH 18, Waukesha County, Wisconsin, dated 4/13/2022, as filed with the County Clerk of Waukesha County, State of Wisconsin.

Parcel Number	Interest/Right Document Number	Parcel Identification Number/Tax Key Number
2	Doc. 1436614	BKFT1123999001
4	Doc. 1436614, R. 17, I. 49	BKFT1123999005
8	Doc. 1610032, R. 1233, I. 7 and CSM 11367 Doc. 3201973 and CSM 11367 Doc. 1598237, R. 1212, I. 649 and CSM 11367 Doc. 1598238, R. 1212, I. 652 and CSM 11367	BKFT1119984001
9	Doc. 1598238, R. 1212, I. 652 and CSM 11367	BKFT1119984002

STATEMENT OF NON-REIMBURSEMENT BY UTILITY

Wisconsin Department of Transportation
DT2245 11/2016

Referencing the project identified below, **Town of Brookfield Sanitary District #4**, (COMPANY) a public utility company, a quasi utility, cooperative or municipal utility will not be requesting compensation for the relocation of their facilities.

Project Description Title: C BROOKFIELD, BLUEMOUND RD Limits: IH 94 TO EAST COUNTY LINE Highway: USH 18 County: WAUKESHA	Project ID(s) Design: 2200-20-00 Construction: 2200-20-70 Right of Way: 2200-20-20 UTL No.: 103 Utility: 2200-20-20
Facility Type: Water	

COMPANY reserves the right to request compensation from the Wisconsin Department of Transportation, (DEPARTMENT) for compensable utility relocations on this project if: relocation costs increase, accommodating changes to the project plan, or accommodating changes to the relocation plans of other utility companies. If the COMPANY subsequently requests compensation and the DEPARTMENT agrees to payment on this project, the DEPARTMENT and COMPANY are required to execute an agreement. It is expressly understood and agreed that any work by COMPANY prior to execution of an agreement between COMPANY and the DEPARTMENT shall be at COMPANY sole expense.

COMPANY

Town of Brookfield Sanitary District #4

(Company Name)

(Authorized Signature)

(Date)

(Title)

(Print Name)

(Authorized Signature)

(Date)

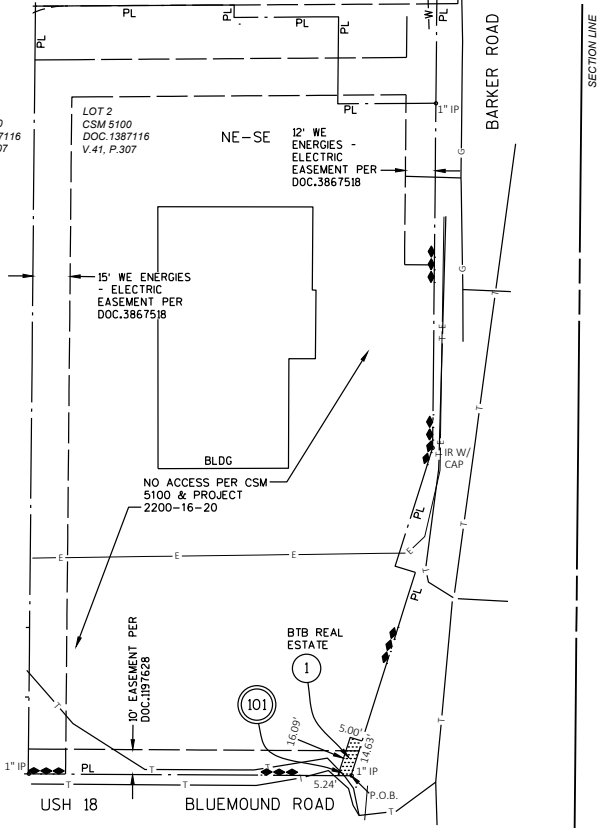
(Title)

(Print Name)

NOTES:
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PURPOSE FOR ALL TLE'S IS FOR GRADING, UNLESS OTHERWISE NOTED.

R/W PROJECT NUMBER: 2200-20-20 EXHIBIT NUMBER: 4.01
TLE ACQUISITION EXHIBIT
TOWN OF BROOKFIELD, BLUEMOUND ROAD
WAUKESHA COUNTY - IH 94 TO EAST COUNTY LINE
USH 18 WAUKESHA COUNTY
PART OF THE NE 1/4 OF THE SE 1/4 OF SECTION 30, T7N, R20E, TOWN OF BROOKFIELD, WAUKESHA COUNTY, WISCONSIN.



101 AT&T WISCONSIN
10' EASEMENT
DOC. 1197628
PARCEL 1

101 BTB REAL ESTATE
1



REVISED 04/13/2022

THIS MAP IS APPROVED FOR THE DEPARTMENT OF TRANSPORTATION
SOUTHEAST REGION - WAUKESHA

SIGNATURE: *Robert L. Duffeck* DATE: 02/22/2022

PRINT NAME: Robert L. Duffeck

SCHEDULE OF LANDS & INTERESTS REQUIRED

OWNERS NAMES ARE SHOWN FOR REFERENCE PURPOSES ONLY AND ARE SUBJECT TO CHANGE PRIOR TO THE TRANSFER OF LAND INTERESTS TO THE DEPARTMENT.

PARCEL NUMBER	OWNER(S)	INTEREST REQUIRED	TLE S.F.
1	BTB REAL ESTATE	TLE	77

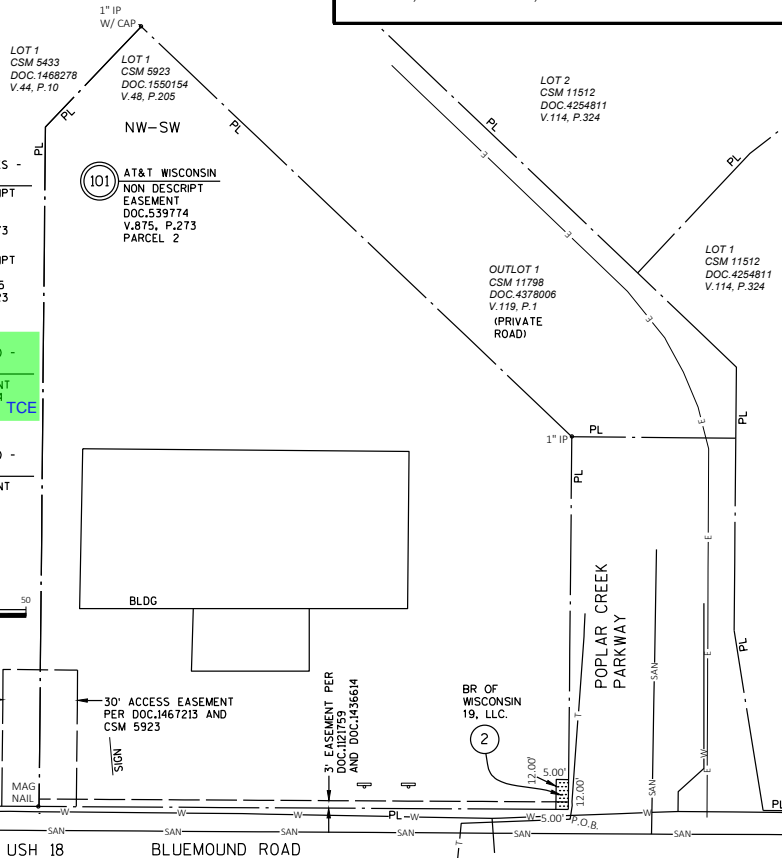
UTILITY INTERESTS REQUIRED

UTILITY NUMBER	UTILITY OWNER(S)	INTEREST REQUIRED
101	AT&T WISCONSIN	RELEASE OF RIGHTS

NOTES:
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PURPOSE FOR ALL TLE'S IS FOR GRADING, UNLESS OTHERWISE NOTED.

R/W PROJECT NUMBER: 2200-20-20 EXHIBIT NUMBER: 4.02
TLE ACQUISITION EXHIBIT
TOWN OF BROOKFIELD, BLUEMOUND ROAD
WAUKESHA COUNTY - IH 94 TO EAST COUNTY LINE
USH 18 WAUKESHA COUNTY
PART OF THE NW 1/4 OF THE SW 1/4 OF SECTION 29, T7N, R20E, TOWN OF BROOKFIELD, WAUKESHA COUNTY, WISCONSIN.



102 WE ENERGIES - ELECTRIC
NON DESCRIPT EASEMENT
DOC. 539774
V. 875, P. 273
PARCEL 2

101 AT&T WISCONSIN
NON DESCRIPT EASEMENT
DOC. 539774
V. 875, P. 273
PARCEL 2

103 TOWN OF BROOKFIELD - WATER
3' EASEMENT
DOC. 1436614
PARCEL 2 TCE

104 TOWN OF BROOKFIELD - SANITARY
3' EASEMENT
DOC. 1121759
PARCEL 2



REVISED 04/13/2022

SCHEDULE OF LANDS & INTERESTS REQUIRED

OWNERS NAMES ARE SHOWN FOR REFERENCE PURPOSES ONLY AND ARE SUBJECT TO CHANGE PRIOR TO THE TRANSFER OF LAND INTERESTS TO THE DEPARTMENT.

PARCEL NUMBER	OWNER(S)	INTEREST REQUIRED	TLE S.F.
2	BR OF WISCONSIN 19, LLC.	TLE	60

UTILITY INTERESTS REQUIRED

UTILITY NUMBER	UTILITY OWNER(S)	INTEREST REQUIRED
101	AT&T WISCONSIN	RELEASE OF RIGHTS
102	WE ENERGIES - ELECTRIC	RELEASE OF RIGHTS
103	TOWN OF BROOKFIELD - WATER	RELEASE OF RIGHTS
104	TOWN OF BROOKFIELD - SANITARY	RELEASE OF RIGHTS

THIS MAP IS APPROVED FOR THE DEPARTMENT OF TRANSPORTATION
SOUTHEAST REGION - WAUKESHA

SIGNATURE: *Robert L. Duffeck* DATE: 02/22/2022

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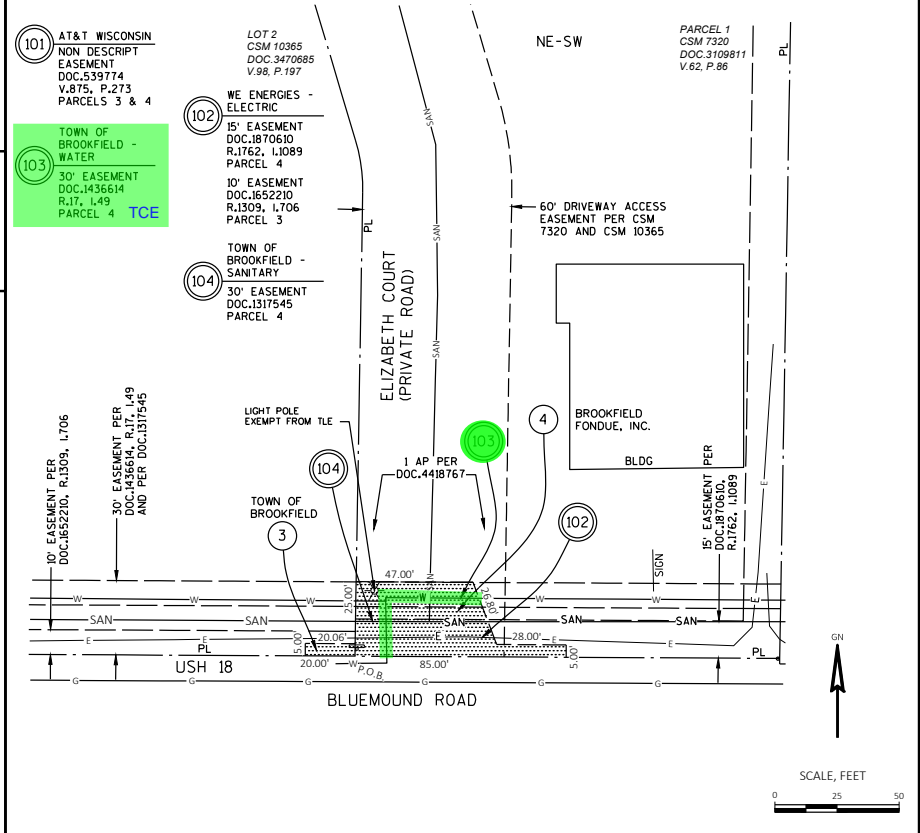
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R/W PROJECT NUMBER: 2200-20-20 EXHIBIT NUMBER: 4.03

TLE ACQUISITION EXHIBIT
TOWN OF BROOKFIELD, BLUEMOUND ROAD
WAUKESHA COUNTY - IH 94 TO EAST COUNTY LINE
USH 18 WAUKESHA COUNTY

PART OF THE NE 1/4 OF THE SW 1/4 OF SECTION 29, T7N, R20E, TOWN OF BROOKFIELD, WAUKESHA COUNTY, WISCONSIN.



SCHEDULE OF LANDS & INTERESTS REQUIRED

PARCEL NUMBER	OWNER(S)	INTEREST REQUIRED	TLE S.F.
3	TOWN OF BROOKFIELD	TLE	100
4	BROOKFIELD FONDUE, INC.	TLE	1724

UTILITY INTERESTS REQUIRED

UTILITY NUMBER	UTILITY OWNER(S)	INTEREST REQUIRED
101	AT&T WISCONSIN	RELEASE OF RIGHTS
102	WE ENERGIES - ELECTRIC	RELEASE OF RIGHTS
103	TOWN OF BROOKFIELD - WATER	RELEASE OF RIGHTS
104	TOWN OF BROOKFIELD - SANITARY	RELEASE OF RIGHTS

REVISD 04/13/2022

THIS MAP IS APPROVED FOR THE DEPARTMENT OF TRANSPORTATION SOUTHEAST REGION - WAUKESHA

SIGNATURE: Robert L. Duffeck DATE: 02/22/2022

PRINT NAME: Robert L. Duffeck

FILE NAME : TLE EXHIBIT 3 AND 4.DWG PLOT DATE : 4/13/2022 10:49 AM R/W PROJECT: 2200-20-20 -3

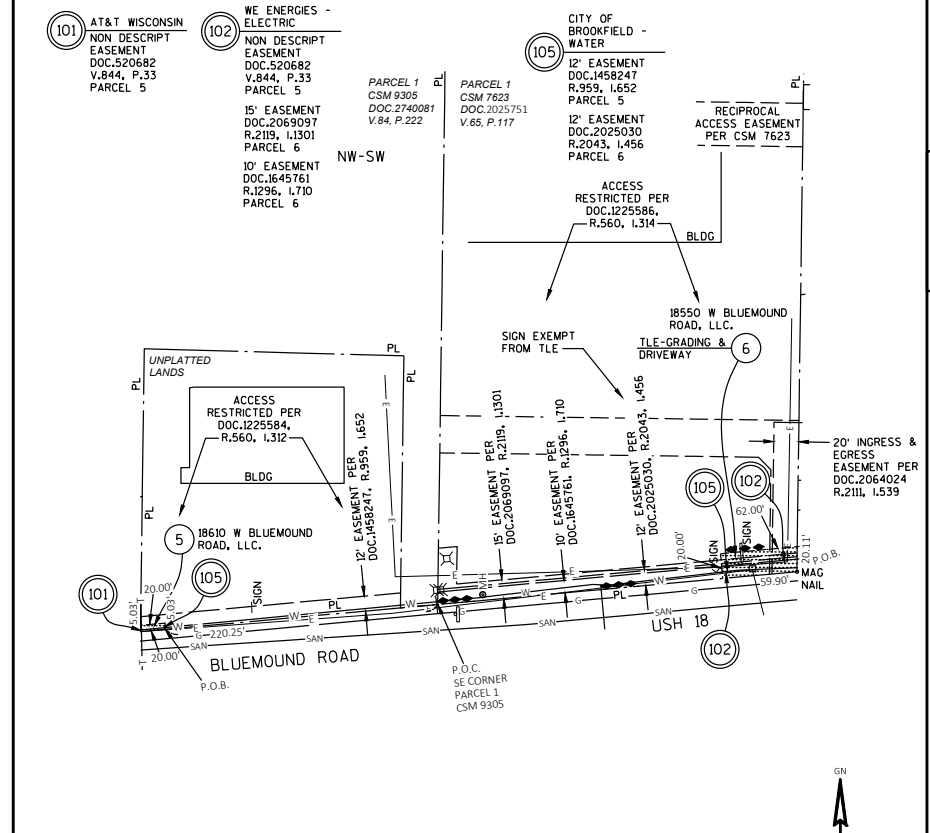
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R/W PROJECT NUMBER: 2200-20-20 EXHIBIT NUMBER: 4.04

TLE ACQUISITION EXHIBIT
CITY OF BROOKFIELD, BLUEMOUND ROAD
WAUKESHA COUNTY - IH 94 TO EAST COUNTY LINE
USH 18 WAUKESHA COUNTY

PART OF THE NW 1/4 OF THE SW 1/4 OF SECTION 28, T7N, R20E, CITY OF BROOKFIELD, WAUKESHA COUNTY, WISCONSIN.



SCHEDULE OF LANDS & INTERESTS REQUIRED

PARCEL NUMBER	OWNER(S)	INTEREST REQUIRED	TLE S.F.
5	18610 W BLUEMOUND ROAD, LLC.	TLE	100
6	18550 W BLUEMOUND ROAD, LLC.	TLE	1219

UTILITY INTERESTS REQUIRED

UTILITY NUMBER	UTILITY OWNER(S)	INTEREST REQUIRED
101(2)	AT&T WISCONSIN	RELEASE OF RIGHTS
102	WE ENERGIES - ELECTRIC	RELEASE OF RIGHTS
105	CITY OF BROOKFIELD - WATER	RELEASE OF RIGHTS

REVISD 04/13/2022

THIS MAP IS APPROVED FOR THE DEPARTMENT OF TRANSPORTATION SOUTHEAST REGION - WAUKESHA

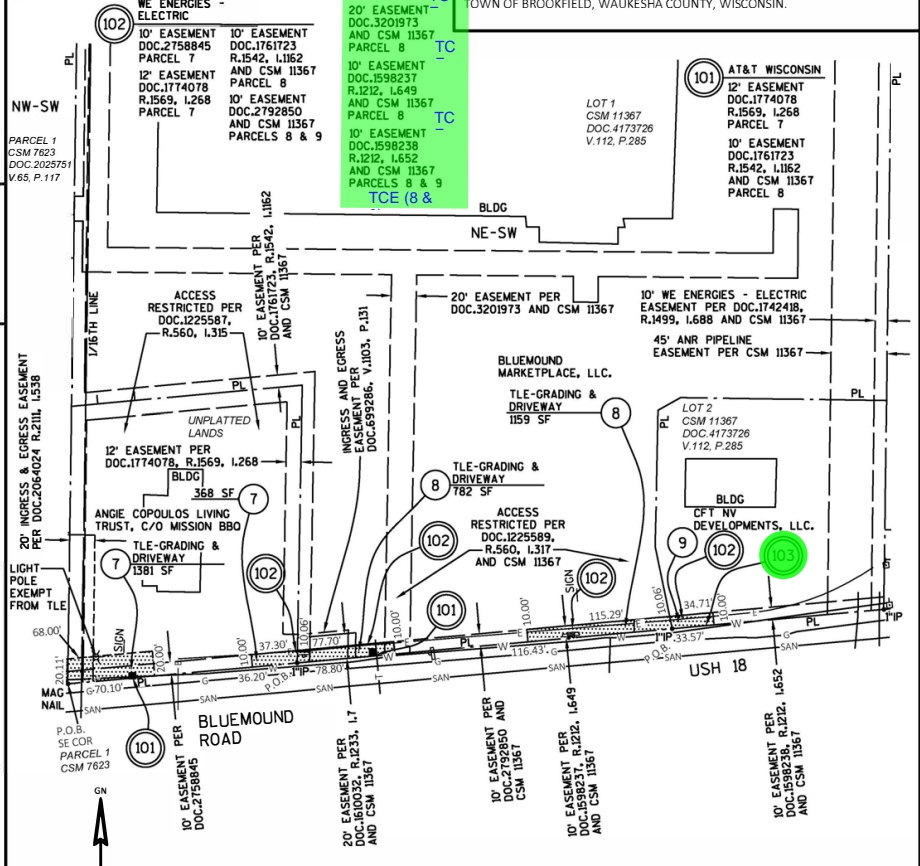
SIGNATURE: Robert L. Duffeck DATE: 02/22/2022

PRINT NAME: Robert L. Duffeck

FILE NAME : TLE EXHIBIT 3 AND 4.DWG PLOT DATE : 4/13/2022 10:49 AM R/W PROJECT: 2200-20-20 -4

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PARCEL NUMBER	OWNER(S)	INTEREST REQUIRED	TLE S.F.
7	ANGIE COPOULOS LIVING TRUST, C/O MISSION BBD	TLE	1749
8	BLUEMOUND MARKETPLACE, LLC.	TLE	1941
9	CFT NV DEVELOPMENTS, LLC.	TLE	341

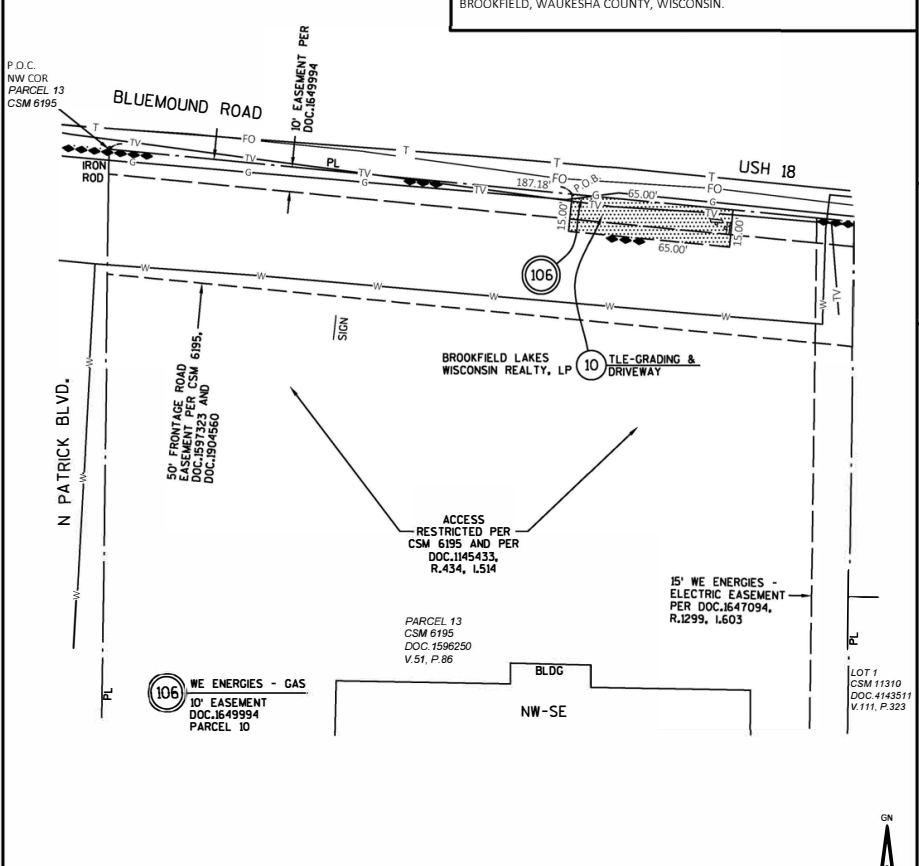
UTILITY INTERESTS REQUIRED

UTILITY NUMBER	UTILITY OWNER(S)	INTEREST REQUIRED
101	AT&T WISCONSIN	RELEASE OF RIGHTS
102	WE ENERGIES - ELECTRIC	RELEASE OF RIGHTS
103	TOWN OF BROOKFIELD - WATER	RELEASE OF RIGHTS

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PARCEL NUMBER	OWNER(S)	INTEREST REQUIRED	TLE S.F.
10	BROOKFIELD LAKES WISCONSIN REALTY, LP	TLE	975

UTILITY INTERESTS REQUIRED

UTILITY NUMBER	UTILITY OWNER(S)	INTEREST REQUIRED
106	WE ENERGIES - GAS	RELEASE OF RIGHTS
107(2)	ELIMINATED	

REVISED 04/13/2022
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SIGNATURE: *Robert L. Duffeck* DATE: 02/22/2022
PRINT NAME: Robert L. Duffeck

**TOWN OF BROOKFIELD
ARCHITECTURAL CONTROL COMMITTEE RECOMMENDATIONS
NOVEMBER 9, 2022**

A meeting of the Architectural Control Committee of the Town of Brookfield was called to order by Chairman Dean Pearson at 6:00pm on Wednesday, November 9, 2022, at the Town of Brookfield Town Hall, 645 North Janacek Road, Brookfield, Wisconsin. Also present at the meeting was Town Planner Bryce Hembrook, Town Supervisor Steve Kohlmann and Committee member John Charlier. The applicant, Nicholas Wimmer, was also in attendance.

RECOMMENDATION TO APPROVE PROPOSED LIGHTING PLAN FOR THE MARRIOTT HOTEL PARKING GARAGE, NEAR THE INTERSECTION OF BLUEMOUND ROAD AND BARKER ROAD

Supervisor Kohlmann moved to **recommend approving** the proposed lighting plan for the Marriot Hotel parking garage, near the intersection of Bluemound Road and Barker Road, to the Town Board.

The motion was seconded by Committee member Charlier and carried unanimously.