



## Office of the Town Clerk

Town of Brookfield | 645 N. Janacek Road, Brookfield, WI 53045

Office: 262-796-3788 | Clerk@TownofBrookfield.com

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### JOINT MEETING AGENDA

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Tuesday, January 21, 2025  
7:00 P.M.

Town Board  
&  
Community Development Authority (CDA)

Eric Gnant Room  
TOB Municipal Building  
645 N. Janacek Rd., Brookfield, WI

1. Call to Order & Roll Call.
2. Meeting Notices.
3. Approval of Agenda.
4. Approval of Minutes: Minutes from the December 3, 2024 meeting of the Town Board and CDA
5. Citizen Comments: Three-minute limit.
6. Old Business: None.
7. New Business:
  - a. Discussion and possible action regarding the January TID#1A Increment payments.
  - b. Joint Direction and Second Amendment to Deposit Escrow Agreement regarding TID No. 1: Escrow Disbursement to Brookfield Corners LLC.
8. Approval of Vouchers and Checks.
9. Communication and Announcements.
10. Adjourn.

Posted January 17, 2025  
Tom Hagie, Administrator/Interim-Clerk

PLEASE NOTE: It is possible that members of and possibly a quorum of members of other governmental bodies of the municipality may be in attendance at the above meetings to gather information. No action will be taken by any governmental body other than that specifically noticed. Also, upon reasonable notice, efforts will be made to accommodate the needs of individuals with disabilities through appropriate aids and services. For additional information or to request such services contact the clerk's office at the above.



## Office of the Town Clerk

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### JOINT MEETING MINUTES

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Tuesday, December 3, 2024	Town Board & Community Development Authority (CDA)	Eric Gnant Room TOB Municipal Building 645 N. Janacek Rd., Brookfield, WI
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1. Call to Order & Roll Call.

Chairman Henderson call the meeting to order at 7:30 p.m.

Present: Chairman Keith Henderson; Supervisors John Charlier, Steve Kohlmann, John Schatzman, and Ryan Stanelle; Committee Members Tom Koplín, Don Mueller, and Dan Zuperku. Members Richard Diercksmeier and William Neville were absent and excused.

A quorum of the Town Board was met (5-0) and a quorum of the CDA was met (5-2).

Staff Present: Attorney Michael Van Kleunen, Deputy Clerk Emily Howells and Administrator/Interim Clerk Tom Hagie.

2. Meeting Notices.

Hagie confirmed the meeting notices were posted as required by law.

3. Approval of Agenda.

Motion by Charlier to adopt the agenda; seconded by Kohlmann.

Motion prevailed by a voice vote (8-0).

4. Approval of Minutes: Minutes from the October 15, 2024 meeting of the Town Board and CDA

Motion by Kohlmann to approve the minutes as presented; seconded by Stanelle; Charlier voting present.

Motion prevailed by a voice vote (7-0-1).

5. Citizen Comments: Three-minute limit. None.

6. Old Business: None.

7. New Business:

- a. Convene into **CLOSED SESSION** pursuant to Wis. Stat. § 19.85(1)(e) Deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session: The Corners – TIF Update.

Motion by Kohlmann to convene into closed session at 7:31 p.m.; seconded by Charlier.

Motion prevailed by a voice vote (8-0).

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

Motion by Kohlmann to reconvene into open session at 9:32 p.m.; seconded by Charlier.

Motion prevailed by a voice vote (8-0).

8. Approval of Vouchers and Checks.

Motion by Koplín to approve TID1A Increment Payment Approval Report 3 of 3; seconded by Kohlmann.

Motion prevailed by a voice vote (8-0).

9. Communication and Announcements.

Hagie noted the annual TID1A Joint Review Board meeting was held on December 2 and noted there no questions, comments or concerns by the board members.

10. Adjourn.

Motion by Charlier to adjourn at 9:35 p.m.; seconded by Kohlmann.

Motion prevailed by a voice vote (8-0).

Respectfully submitted by,  
Tom Hagie, Administrator/Interim-Clerk

DRAFT



**TID 1 Schedule of Payments and Transfers  
For Levy Year 2024/Budget Year 2025  
Installment 1 of 3**

The following is a list of payments/transfers required by the Brookfield Corners Development Agreement. This schedule will act as the schedule of approval for installment 1 and 2. Installment 3 will be adjusted to reflect adjustments, if any, based on audited results for the prior fiscal year.

**Priority 1 - Transfer to Town for Administration**

Installment	Payment Date	Tax Roll Collection %	Increment Payment	Installment Payment
1	01/31/25	34.60%	\$ 64,454	\$ 22,298
2	02/28/25	0.00%	64,454	-
3	08/31/25	0.00%	64,454	-
Total		34.60%		\$ 22,298

**Priority 2 - Transfer to Town for share of Non-Corners Improvement Increment (75%)**

Installment	Payment Date	Tax Roll Collection %	Increment Payment	Installment Payment
1	01/31/25	34.60%	\$ 531,243	\$ 183,785
2	02/28/25	0.00%	531,243	-
3	08/31/25	0.00%	531,243	-
Total		34.60%		\$ 183,785

**Priority 3 - To Von Maur Payment For Value in Excess of \$17 million**

Installment	Payment Date	Tax Roll Collection %	Increment Payment	Installment Payment
1	01/31/25	34.60%	\$ 60,364	\$ 20,883
2	02/28/25	0.00%	60,364	-
3	08/31/25	0.00%	60,364	-
Total		34.60%		\$ 20,883

**Priority 4 - Transfer to CDA for payment of CDA Revenue Bonds**

Installment	Payment Date	Tax Roll Collection %	Increment Payment	Installment Payment
1	01/31/25	34.60%	\$ 2,472,390	\$ 855,331
2	02/28/25	0.00%	2,472,390	-
3	08/31/25	0.00%	2,472,390	-
Total		34.60%		\$ 855,331

**Priority 5 - To Developer for PAYGO-MRO**

Installment	Payment Date	Tax Roll Collection %	Increment Payment	Installment Payment
1	01/31/25	34.60%	\$ 366,999	\$ 126,964
2	02/28/25	0.00%	366,999	-
3	08/31/25	0.00%	366,999	-
Total		34.60%		\$ 126,964

The above payments are approved for payment to the parties listed above:

\_\_\_\_\_  
Signed CDA Chairman or authorized representative

\_\_\_\_\_  
Dated



**Tax Increment District No. 1  
Developer Incentive Projection  
Corners Development Only (Page 1 of 2)**

**Version: Showing New Development**

Year	Tax Increments												Other Sources			Priority Reductions to Gross Revenues				Net Revenues	
	Von Maur Tax Increments	Corners Tax Increments W/O Personal Property	Non Corners Improvements Tax Increments (less Wimmer & existing West End)	Non Corners Improvements Wimmer Existing Development Tax Increments	Wimmer Poplar Creek Historical Value Tax Increments	Wimmer Poplar Creek New Development Tax Increments	Non Corners Improvements West End Existing Development Tax Increments	Non Corners Improvements West End New Development Tax Increments	Non Corners Land Tax Increments	Personal Property Tax Increments	Personal Property Aid Payment	DOR Correction	Gross Tax Increments	Capitalized Interest	Interest on Reserve Fund ~	Reserve Fund Payout	Priority 1		Priority 2		Priority 3
																	2016 Admin Expenses	Less Administrative Expenses for Town Adjusted by CPI Formula	Less 75% Retention of Non-Corners Impr Increment for Other Plan costs		Less (Payments) to Von Maur for Excess over \$17M Value
2015													1,987,494	0	0					1,987,494	
2016	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0			0		0	
2017	67,643	432,653	5,761	0	2,604	0	0	(703)	(42,703)			465,256				(50,000)	(50,914)	(6,274)		358,068	
2018	203,463	1,553,063	15,760	0	6,850	0	5,322	0	61,263	8,557	37,868	1,892,146		4,465			(51,757)	(20,949)	41,191	1,865,096	
2019	449,755	2,361,389	33,204	12,863	1,341	0	5,234	0	116,836	179,577	473,800	3,633,999		48,546			(53,650)	(39,481)	(93,707)	3,495,707	
2020	384,918	2,283,980	47,798	299,873	(922)	0	12,679	0	98,212	183,180	(130,214)	3,179,505		16,885			(53,594)	(269,571)	(94,955)	2,778,270	
2021	320,820	2,390,799	96,552	294,211	(2,527)	0	7,171	0	144,631	186,509	53,651	3,491,816		1,346			(54,204)	(296,556)	(87,818)	3,054,584	
2022	318,882	2,386,862	105,271	291,067	13,464	0	23,022	0	165,042	109,148	(15,128)	3,397,631		33,983			(54,882)	(324,618)	(81,155)	2,970,959	
2023	255,518	1,967,641	71,879	324,970	(6,274)	0	(38,666)	0	186,379	101,870		2,891,157		116,745			(65,971)	(268,359)	(67,223)	2,606,349	
2024	257,671	1,976,693	100,104	278,959	(3,962)	0	(36,828)	0	202,402	107,587	82,154	2,964,780		189,126			(62,773)	(249,279)	(60,044)	2,781,810	
2025	263,512	1,976,595	111,354	277,659	(3,833)	358,774	(35,630)	0	243,832	(31,514)	157,663	(12,089)	3,306,323	78,473			(64,454)	(531,243)	(60,364)	2,728,735	
2026	261,835	1,963,577	111,653	275,789	(3,808)	724,711	(35,390)	0	242,906	(31,199)	157,663	0	3,667,737	78,473			(66,388)	(804,716)	(60,563)	2,814,542	
2027	260,168	1,950,644	111,939	273,932	(3,782)	783,040	(35,152)	0	241,978	(30,887)	157,663	0	3,709,542	78,473			(68,380)	(847,482)	(60,763)	2,811,390	
2028	258,511	1,937,795	112,212	272,088	(3,757)	790,713	(34,915)	0	241,050	(30,578)	157,663	0	3,700,782	78,473			(70,431)	(852,256)	(60,963)	2,795,605	
2029	259,459	1,944,475	113,610	272,986	(3,769)	806,528	(35,031)	0	242,546	(30,578)	157,663	0	3,727,888	78,473			(72,544)	(865,743)	(61,165)	2,806,909	
2030	260,410	1,951,176	115,012	273,887	(3,781)	822,658	(35,146)	0	244,047	(30,578)	157,663	0	3,755,348	78,473			(74,720)	(879,472)	(61,366)	2,818,262	
2031	261,365	1,957,900	116,419	274,791	(3,794)	839,111	(35,262)	0	245,553	(30,578)	157,663	0	3,783,167	78,473			(76,962)	(893,448)	(61,569)	2,829,661	
2032	262,322	1,964,646	117,830	275,697	(3,806)	855,894	(35,378)	0	247,064	(30,578)	157,663	0	3,811,353	78,473			(79,271)	(907,677)	(61,772)	2,841,106	
2033	263,283	1,971,414	119,246	276,607	(3,819)	873,011	(35,495)	0	248,580	(30,578)	157,663	0	3,839,912	78,473			(81,649)	(922,163)	(61,976)	2,852,597	
2034	264,246	1,978,204	120,667	277,520	(3,832)	890,472	(35,612)	0	250,101	(30,578)	157,663	0	3,868,852	78,473			(84,098)	(936,911)	(62,180)	2,864,135	
2035	265,213	1,985,017	122,092	278,436	(3,844)	908,281	(35,730)	0	251,628	(30,578)	157,663	0	3,898,178	78,473	2,615,760		(86,621)	(951,926)	(62,386)	5,491,478	
2036												0							0	0	
2037												0							0	0	
2038												0							0	0	
2039												0							0	0	
2040												0							0	0	
2041												0							0	0	
<b>Total</b>	<b>5,138,996</b>	<b>36,934,522</b>	<b>1,748,361</b>	<b>4,531,337</b>	<b>(31,250)</b>	<b>8,653,193</b>	<b>(410,809)</b>	<b>0</b>	<b>3,673,348</b>	<b>495,502</b>	<b>1,734,292</b>	<b>517,882</b>	<b>62,985,373</b>	<b>1,987,494</b>	<b>1,274,297</b>	<b>2,615,760</b>	<b>(50,000)</b>	<b>(1,273,263)</b>	<b>(10,868,124)</b>	<b>(1,118,778)</b>	<b>53,565,265</b>



**Tax Increment District No. 1  
Developer Incentive Projection  
Corners Development Only (Page 2 of 2)**

Year	Expenditures										Total Debt Expenditures	Annual	Balances			Debt/MRO/Von Maur Obligations Balance	Year
	Priority 4			Priority 5				Annual	Unrestrictive Cummulative	Restricted Cumulative (Capitalized Interest)			Total Cumulative				
	CDA Revenue Bonds \$34,710,000 Dated 12/3/15			Amount Available for	TID Installment Obligation / PAYGO-MRO ** \$9,495,000 Interest calculated annually based on Cumulative Outstanding Principal Balance									Annual Applied to	Cumulative Outstanding MRO Principal Balance		
	Prin (6/1)	Rate *	Interest	Payment of MRO	Prin (9/1)	Est Rate	Interest							MRO Balance			
2015			0					9,495,000	1,987,494	0	1,987,494	1,987,494	44,205,000	2015			
2016			990,979	990,979	0			9,495,000	(990,979)	0	996,515	996,515	44,205,000	2016			
2017			996,515	996,515	0			9,495,000	(638,447)	358,068	0	358,068	44,205,000	2017			
2018	1,140,000	1.150%	990,571	2,130,571	92,593	0	6.500%	617,175	(524,582)	10,019,582	2,223,164	(358,068)	0	43,589,582	2018		
2019	1,380,000	1.350%	974,090	2,354,090	1,120,467	469,195	6.500%	651,273	469,195	9,550,387	3,474,557	21,150	21,150	41,740,387	2019		
2020	1,375,000	1.600%	953,775	2,328,775	479,918	0	6.500%	620,775	(140,857)	9,691,244	2,808,693	(30,423)	(9,273)	40,506,244	2020		
2021	1,375,000	1.850%	930,056	2,305,056	741,525	111,594	6.500%	629,931	111,594	9,579,650	3,046,581	8,003	(1,270)	39,019,650	2021		
2022	1,415,000	2.100%	902,480	2,317,480	620,842	0	6.500%	622,677	(1,835)	9,581,485	2,938,322	32,637	31,367	37,606,485	2022		
2023	1,460,000	2.300%	870,664	2,330,664	279,915	0	6.500%	622,797	(342,882)	9,924,367	2,610,579	(4,229)	27,138	36,489,367	2023		
2024	1,625,000	2.450%	834,136	2,459,136	239,158	0	6.500%	645,084	(405,926)	10,330,293	2,698,294	83,516	110,654	35,270,293	2024		
2025	1,680,000	2.600%	792,390	2,472,390	366,999	0	6.500%	671,469	(304,470)	10,634,763	2,839,389	(110,654)	0	33,894,763	2025		
2026	1,745,000	2.750%	746,556	2,491,556	322,986	0	6.500%	691,260	(368,273)	11,003,037	2,814,542	0	0	32,518,037	2026		
2027	1,810,000	2.900%	696,318	2,506,318	305,073	0	6.500%	715,197	(410,125)	11,413,161	2,811,390	0	0	31,118,161	2027		
2028	1,880,000	3.000%	641,873	2,521,873	273,733	0	6.500%	741,855	(468,123)	11,881,284	2,795,605	0	0	29,706,284	2028		
2029	1,955,000	3.150%	582,881	2,537,881	269,028	0	6.500%	772,283	(503,256)	12,384,540	2,806,909	0	0	28,254,540	2029		
2030	2,035,000	3.250%	519,021	2,554,021	264,241	0	6.500%	804,995	(540,754)	12,925,294	2,818,262	0	0	26,760,294	2030		
2031	2,120,000	3.350%	450,443	2,570,443	259,218	0	6.500%	840,144	(580,926)	13,506,220	2,829,661	0	0	25,221,220	2031		
2032	2,205,000	3.450%	376,896	2,581,896	259,210	0	6.500%	877,904	(618,695)	14,124,915	2,841,106	0	0	23,634,915	2032		
2033	2,300,000	3.500%	298,610	2,598,610	253,987	0	6.500%	918,119	(664,132)	14,789,047	2,852,597	0	0	21,999,047	2033		
2034	2,400,000	3.550%	215,760	2,615,760	248,375	0	6.500%	961,288	(712,913)	15,501,960	2,864,135	0	0	20,311,960	2034		
2035	4,810,000	3.600%	86,580	4,896,580	594,898	0	6.500%	1,007,627	(412,730)	15,914,689	5,491,478	0	0	0	2035		
2036									0	0	0	0	0	0	2036		
2037									0	0	0	0	0	0	2037		
2038									0	0	0	0	0	0	2038		
2039									0	0	0	0	0	0	2039		
2040									0	0	0	0	0	0	2040		
2041									0	0	0	0	0	0	2041		
<b>Total</b>	<b>34,710,000</b>		<b>13,850,593</b>	<b>48,560,593</b>		<b>6,992,166</b>	<b>580,789</b>	<b>13,411,855</b>	<b>(6,419,689)</b>		<b>55,552,759</b>	<b>(1,987,494)</b>					

NOTES:

Projected TID Closure



**TID 1 Schedule of Payments and Transfers  
For Levy Year 2024/Budget Year 2025  
Installment 1 of 3**

The following is a list of payments/transfers required by the Wimmer Development, LLC agreement.  
This schedule will act as the schedule of approval for installment 1 and 2.  
Installment 3 will be adjusted to reflect adjustments, if any, based on audited results for the prior fiscal year.

**Priority 1 - Transfer to Town for \$780,000 Cash Advance Repayment**

Installment	Payment Date	Tax Roll Collection %	Increment Payment	Installment Payment
1	01/31/25	34.60%	\$ 87,608	\$ 30,308
2	02/28/25	0.00%	87,608	-
3	08/31/25	0.00%	87,608	-
Total		34.60%		\$ 30,308

**Priority 2 - Transfer to Town**

Installment	Payment Date	Tax Roll Collection %	Increment Payment	Installment Payment
1	01/31/25	34.60%	\$ 19,239	\$ 6,656
2	02/28/25	0.00%	19,239	-
3	08/31/25	0.00%	19,239	-
Total		34.60%		\$ 6,656

**Priority 3 - To Developer for PAYGO-MRO**

Installment	Payment Date	Tax Roll Collection %	Increment Payment	Installment Payment
1	01/31/25	34.60%	\$ 173,154	\$ 59,903
2	02/28/25	0.00%	173,154	-
3	08/31/25	0.00%	173,154	-
Total		34.60%		\$ 59,903

The above payments are approved for payment to the parties listed above:

\_\_\_\_\_  
Signed CDA Chairman or authorized representative

\_\_\_\_\_  
Dated



**Tax Increment District No. 1  
Developer Incentive Projection  
Wimmer Development Only**

Year			Priority Reductions to Gross Revenues	Net Revenues	Year	Expenditures				Annual	Unrestrictive Annual	Priority 2 10% Retained by Town	Priority 3 90% Available Increment	Year	
	Wimmer Proposed TID Properties Increment	Gross Tax Increments	Less Tax Increments Retained by the Corners			Public Infrastructure Costs		Priority 1							
						Wimmer Cash Advance Repayment \$780,000 Dated 3/1/25	Total Debt P & I	Total Expenditures							
						Prin (6/1)	Rate	Interest							
2023				0	2023				0	0			2023		
2024				0	2024				0	0	0	0	2024		
2025	358,774	358,774	(78,773)	280,001	2025	73,906	2.500%	13,701	87,608	87,608	192,394	192,394	19,239	173,154	2025
2026	724,711	724,711	(242,584)	482,127	2026	70,841	2.500%	16,767	87,608	87,608	394,519	394,519	39,452	355,067	2026
2027	783,040	783,040	(272,395)	510,645	2027	72,634	2.500%	14,973	87,608	87,608	423,037	423,037	42,304	380,733	2027
2028	790,713	790,713	(277,843)	512,870	2028	74,473	2.500%	13,135	87,608	87,608	425,263	425,263	42,526	382,736	2028
2029	806,528	806,528	(283,400)	523,128	2029	76,358	2.500%	11,249	87,608	87,608	435,520	435,520	43,552	391,968	2029
2030	822,658	822,658	(289,068)	533,590	2030	78,292	2.500%	9,316	87,608	87,608	445,982	445,982	44,598	401,384	2030
2031	839,111	839,111	(294,849)	544,262	2031	80,274	2.500%	7,334	87,608	87,608	456,655	456,655	45,665	410,989	2031
2032	855,894	855,894	(300,746)	555,148	2032	82,306	2.500%	5,302	87,608	87,608	467,540	467,540	46,754	420,786	2032
2033	873,011	873,011	(306,761)	566,250	2033	84,390	2.500%	3,218	87,608	87,608	478,643	478,643	47,864	430,778	2033
2034	890,472	890,472	(312,896)	577,576	2034	86,526	2.500%	1,082	87,608	87,608	489,968	489,968	48,997	440,971	2034
2035	908,281	908,281	(319,154)	589,127	2035				0	0	589,127	589,127	58,913	530,214	2035
2036	926,447	926,447		926,447	2036				0	0	926,447	926,447	92,645	833,802	2036
2037	944,976	944,976		944,976	2037				0	0	944,976	944,976	94,498	850,478	2037
2038	963,875	963,875		963,875	2038				0	0	963,875	963,875	96,388	867,488	2038
2039	983,153	983,153		983,153	2039				0	0	983,153	983,153	98,315	884,837	2039
2040	1,002,816	1,002,816		1,002,816	2040				0	0	1,002,816	1,002,816	100,282	902,534	2040
2041	1,022,872	1,022,872		1,022,872	2041				0	0	1,022,872	1,022,872	102,287	920,585	2041
<b>Total</b>	<b>14,497,330</b>	<b>14,497,330</b>	<b>(2,978,469)</b>	<b>11,518,861</b>	<b>Total</b>	<b>780,000</b>		<b>96,076</b>	<b>876,076</b>	<b>877,758</b>	<b>10,640,690</b>		<b>1,064,278</b>	<b>9,578,506</b>	

Projected TID Closure



## JOINT DIRECTION TO ESCROW AGENT

January 1, 2025

Escrow Officer: Andres Bardelas  
Escrow No.: 201705405-001  
Phone No.: 312-223-2708  
E-mail: andres.bardelas@ctt.com

Chicago Title Insurance Company  
10 South LaSalle Street, Suite 3100  
Chicago, Illinois 60603  
Attention: Andres Bardelas

Reference is made to that certain Deposit Escrow Agreement dated October 3, 2017, between the Town of Brookfield (the “**Town**”), the Community Development and Redevelopment Authority of The Town of Brookfield (the “**Authority**”), Brookfield Corners LLC (“**Developer**”) and Chicago Title Insurance Company (“**Escrow Agent**”) (the “**Escrow Agreement**”); and that certain The Corners of Brookfield Project - TID No. 1 Development Agreement dated February 25, 2015 (as amended, the “**Development Agreement**”) by and between the Town, the Authority, Developer, and, originally, the Marcus Corporation.

WHEREAS, the Town, Authority, and Developer wish to direct Escrow Agent to take such actions pursuant to the terms and conditions hereinafter set forth.

WHEREAS, all capitalized terms used but not otherwise defined herein shall have the meaning ascribed to them in the Escrow Agreement.

Pursuant to the Escrow Agreement, the Deposit shall be reduced under certain conditions. Pursuant to Section 2 of the Escrow Agreement, the amount of the Deposit shall be reduced to Eight Hundred Thirty Three Thousand Three Hundred Thirty-Three Dollars and No Cents (\$833,333.00) upon the First Anniversary Reduction Date (said amount, the “**Second Reduction Balance**”). The Letter of Credit Reduction Date was January 1, 2025. Accordingly, the difference between the current Deposit amount and the Second Reduction Balance shall be immediately and unconditionally disbursed to Developer by Escrow Agent, including, without limitation, any accrued but undisbursed interest to date. Following the reduction as provided in this Section, the Second Reduction Balance shall continue to be held by Escrow Agent in accordance with the Escrow Agreement.

This Joint Direction to Escrow Agent may be executed by the parties or their respective attorneys acting on their behalf, in multiple counterparts, each of which shall be an original, but such counterparts together shall constitute but one and the same instrument. Signatures of the parties hereto may be exchanged by facsimile or by electronic or digital transmission and shall be accepted as original signatures.

[Remainder of page intentionally left blank]

IN WITNESS WHEREOF, the Developer, Town, Authority, and Escrow Agent have executed this Joint Direction to Escrow Agent under seal as of the date first above written.

**DEVELOPER:**

BROOKFIELD CORNERS LLC

By: \_\_\_\_\_  
Name: Robert Gould  
Its: President

**TOWN:**

TOWN OF BROOKFIELD

By: \_\_\_\_\_  
Name: Keith Henderson  
Its: Chairman

[Attest]: \_\_\_\_\_  
Name: Tom Hagie  
Its: Interim-Clerk

**AUTHORITY:**

COMMUNITY DEVELOPMENT AND  
REDEVELOPMENT AUTHORITY OF  
THE TOWN OF BROOKFIELD

By: \_\_\_\_\_  
Name: Ryan Stanelle  
Its: Chairperson

**ESCROW AGENT:**

CHICAGO TITLE INSURANCE COMPANY

By: \_\_\_\_\_  
Name: \_\_\_\_\_  
Its: \_\_\_\_\_