

TOWN OF BROOKFIELD

JOINT PUBLIC HEARING

February 28, 2023

PUBLIC HEARING TO RECEIVE COMMENT ON A REQUEST FOR A CONDITIONAL  
USE PERMIT REQUEST TO ALLOW AN ADULT DAY CARE CENTER IN THE B-3  
OFFICE AND PROFESSIONAL BUSINESS DISTRICT, LOCATED AT 20711  
WATERTOWN ROAD.

The Joint Public Hearing with the Plan Commission and Town Board was held on Tuesday, February 28, 2023, in the Erich Gnant Room of Town Hall at 645 North Janacek Road, Brookfield, Wisconsin.

**CALL TO ORDER**

Town Board Chairman Keith Henderson called the meeting to order at 7:00pm. Also in attendance were Town Board Supervisors Steve Kohlmann, John Schatzmann, Mike Schmitt, Ryan Stanelle; Plan Commissioners Gordon Gaeth, William Neville, Kevin Riordan, Len Smeltzer, and Jeremy Watson; Acting Town Planner Amy Barrows.

**NOTICE OF HEARING**

Chairman Henderson read the attached Notice of Hearing into the record.

Planner Barrows summarized the proposed use in the B-3 zoning district is allowed by conditional use, as well as the location, and the fact that this would be the second adult day care in the same building. Planner Barrows further reported that the applicant is proposing accommodating 26 clients to provide life skill education from the hours of 8:30am to 2:30pm, Monday thru Friday. Applicant stated in their narrative that they have over 20 years of experience.

**PUBLIC COMMENTS**

Chairman Henderson opened the Hearing for any public comments.

Lindsey Chiaverotti, 20711 Watertown Road, Suite B, who owns and operates an adult day care, has been in this same building since July of 2023. She has done renovations to the space, signed a 3-year lease, and has expanded into suite K. Ms. Chiaverotti stated that the proposed use is identical to what her adult day care offers. Ms. Chiaverotti feels this is a conflict to her business, and passed around a brochure showing what their services are. Ms. Chiaverotti's concern is having two of the exact same businesses with the exact same address. Another concern is if there is a medical emergency, having another adult day care program in the same building could create confusion and delay response time. She also feels it would affect her revenue. Ms. Chiaverotti does not have a problem with the business opening, just not in the same building.

**BOARD COMMENTS**

There being no further public comment, Chairman Henderson asked the Board for any questions or comments.

**ADJOURN**

A motion was made by Commissioner Smeltzer to adjourn the public hearing. The motion was seconded by Supervisor Schmitt, voted on, and carried unanimously. Chairman Henderson closed the Public Hearing at 7:12pm.

Submitted by:

Bryce Hembrook, AICP  
Town Planner