

ENROLLED ORDINANCE 181-20

APPROVE TOWN OF BROOKFIELD ORDINANCE NO. 2026-03 WHICH
AMENDS THE TOWN OF BROOKFIELD ZONING CODE RELATIVE TO
CHANGEABLE SIGNS
(RZ181)

WHEREAS, after proper notice was given, a public hearing was held and the subject matter of this Ordinance was approved by the Brookfield Town Board on May 5, 2026; and

WHEREAS, the Town of Brookfield Ordinance No. 2026-03, amends various sections of Chapter 17 relative to changeable signs; and

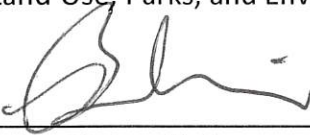
WHEREAS, the matter was referred to and considered by the Waukesha County Park and Planning Commission, which recommended approval and reported that recommendation to the Land Use, Parks and Environment Committee and the Waukesha County Board of Supervisors, as required by Section 60.62, Wis. Stats.

THE COUNTY BOARD OF SUPERVISORS OF THE COUNTY OF WAUKESHA ORDAINS that the amendment to the Town of Brookfield Zoning Code, approved by the Brookfield Town Board under the Town of Brookfield Ordinance No. 2026-03 to amend various sections of Chapter 17, relative to changeable signs, as more specifically described in the “Staff Report and Recommendation” on file in the office of the Waukesha County Department of Parks and Land Use and made a part of this Ordinance by reference is hereby approved.

BE IT FURTHER ORDAINED that the Waukesha County Clerk shall file a certified copy of this Ordinance with the Town Clerk of Brookfield.

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BROOKFIELD ZONING CODE RELATIVE TO CHANGEABLE SIGNS (RZ181)

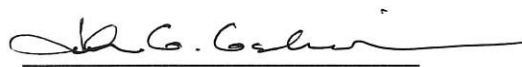
Presented by:
Land Use, Parks, and Environment Committee



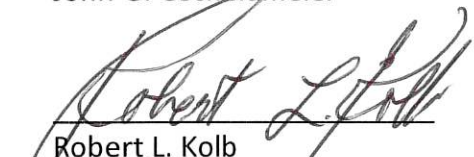
Brian Meier, Chair



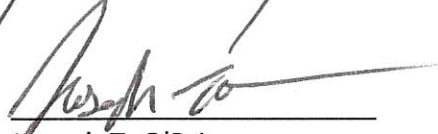
Wayne Euclide



John G. Gscheidmeier



Robert L. Kolb



Joseph T. O'Brien



Thomas J. Schellinger



Steve Styza

The foregoing legislation adopted by the County Board of Supervisors of Waukesha County,
Wisconsin, was presented to the County Executive on:

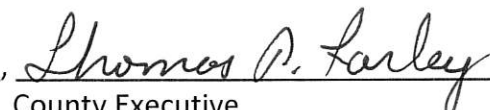
Date: 7/31/26, 

Georgia E. Maxwell, County Clerk

The foregoing legislation adopted by the County Board of Supervisors of Waukesha County,
Wisconsin, is hereby:

Approved: X

Vetoed: _____

Date: 8-8-26, 

County Executive

STATE OF WISCONSIN: TOWN OF BROOKFIELD: WAUKESHA COUNTY

Ord. No.: 2026-03

**ORDINANCE AMENDING CERTAIN SECTIONS IN CHAPTER 17 OF
THE TOWN OF BROOKFIELD MUNICIPAL CODE**

NOW THEREFORE, the Town Board of the Town of Brookfield, Wisconsin do ordain as follows:

SECTION 1: The introduction paragraph of Section 17.08(10)(b) of the Town Code is hereby repealed and recreated to read as follows:

- (b) Changeable copy signs which are designed to allow the display of messages to be changed, whether manually or electronically, may be allowed as a conditional use in any B-2, B-3, or I-1 Zoning District, subject to the following conditions and limitations:

SECTION 2: Section 17.08(10)(b)2. of the Town Code is hereby repealed and recreated to read as follows:

2. There shall be only one changeable copy sign on each lot or parcel of land. The changeable copy sign shall not be incorporated into a wall- or building-mounted sign.

SECTION 3: Section 17.08(10)(b)12. of the Town Code is hereby repealed and recreated to read as follows:

12. No conditional use permit may be issued for a changeable copy sign unless the parcel on which the sign is located contains at least 20,000 square feet, and unless the location of the sign meets all offset and setback requirements of the applicable zoning district, unless otherwise approved by the Plan Commission for just cause.

SECTION 4: Section 17.08(10)(b)13. of the Town Code is hereby created to read as follows:

13. Changeable copy signs shall not be located across from or along a lot line adjacent to a residentially-zoned district.

SECTION 5: All other provisions of the Town Code shall remain in full force and effect.

All ordinances or parts of this Ordinance conflicting or contravening the provisions of this

Ordinance are hereby repealed. This Ordinance shall take effect upon passage and posting or publication as provided by law.

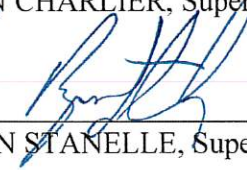
PASSED AND ADOPTED by the Town Board of the Town of Brookfield, Waukesha County, Wisconsin this 19 day of May, 2026.

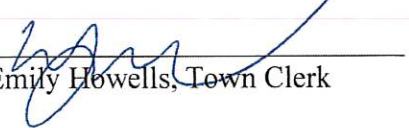
BY: 
KEITH HENDERSON, Chairman

BY: 
STEVE KOHLMANN, Supervisor

BY: 
JOHN CHARLIER, Supervisor

BY: 
MATTHEW PARIS, Supervisor

BY: 
RYAN STANELLE, Supervisor

ATTEST: 
Emily Howells, Town Clerk

VOTE RESULTS

24 AYE 0 NAY 0 ABSTAIN 1 ABSENT

Consent Agenda

17 Yes Votes Needed

 **Passed**

D1 - Styza	AYE	D10 - Thieme	ABSENT	D19 - Enriquez	AYE
D2 - Euclide	AYE	D11 - Howard	S AYE	D20 - Schellinger	AYE
D3 - Gscheidmeier	AYE	D12 - Wolff	AYE	D25 - Johnson	M AYE
D4 - Batzko	AYE	D13 - Leisemann	AYE	D21 - O'Brien	AYE
D5 - Dondlinger	AYE	D14 - Nissen	AYE	D22 - Gryczka	AYE
D6 - Walz	AYE	D15 - Kolb	AYE	D23 - Hammitt	AYE
D7 - LaFontain	AYE	D16 - Crowley	AYE	D24 - Schroeder	AYE
D8 - Koremenos	AYE	D17 - Meier	AYE		
D9 - Heinrich	AYE	D18 - Nelson	AYE		

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22 Use and made a part of this Ordinance by reference is hereby approved.
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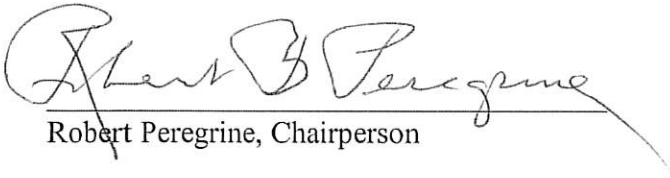
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COMMISSION ACTION

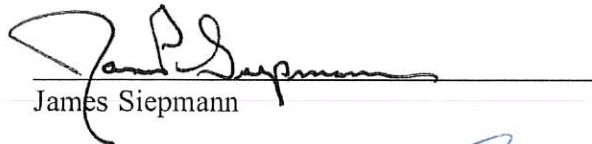
The Waukesha County Park and Planning Commission after giving consideration to the subject matter of the Ordinance to amend the Text of the Town of Brookfield Zoning Code hereby recommends **approval** of **RZ181 (Town of Brookfield Board)** in accordance with the attached "Staff Report and Recommendation".

PARK AND PLANNING COMMISSION

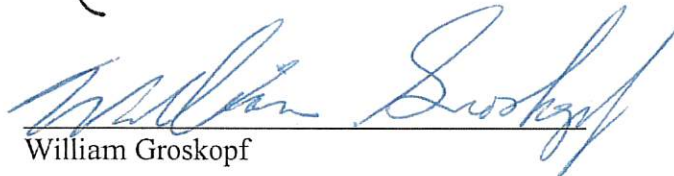
June 18, 2026



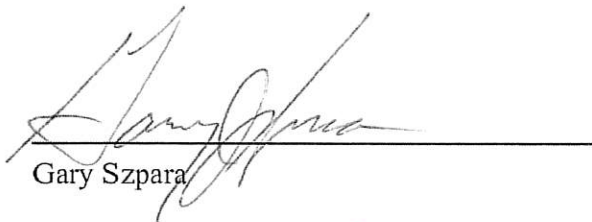
Robert Peregrine, Chairperson



James Siepmann



William Groskopf



Gary Szpara



Christine Howard