



# CITY OF MANITOWOC

WISCONSIN, USA

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March 26, 2026

To: Mayor and Common Council

From: Paul Braun, City Planner

**Subject: PC 2-2026: Annual Review of Community Living Arrangements under MMC 15.370(19)b**

At the March 25, 2026 meeting of the Manitowoc City Plan Commission, the Commission recommended to the Common Council the following action:

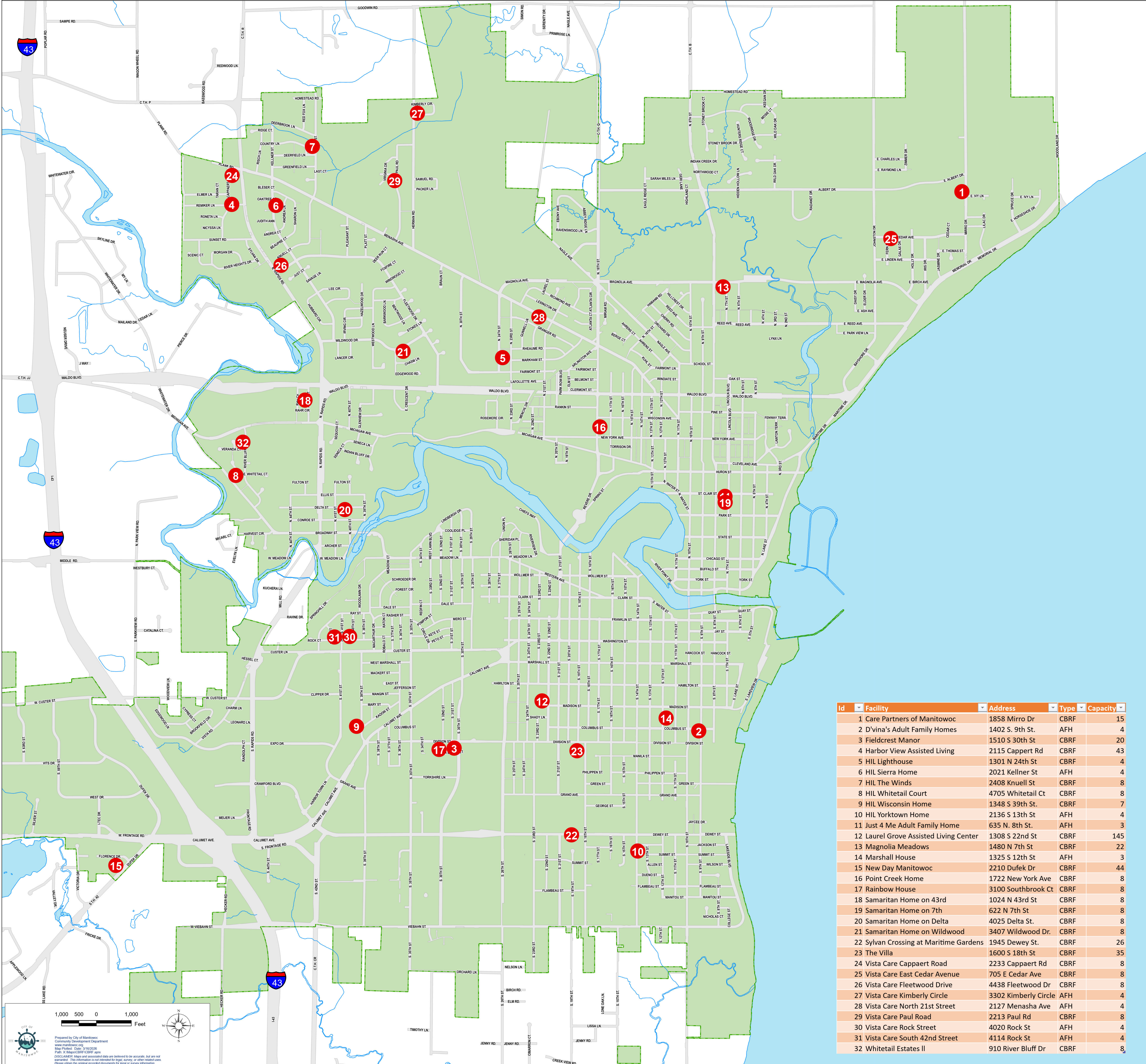
***Approve the associated licenses for the Community Living Arrangements for 2026.***

Granicus #: 25-0247

Attachments: List of Community Living Arrangements

# COMMUNITY LIVING ARRANGEMENTS 2026

City of Manitowoc  
Wisconsin



| Id | Facility                            | Address              | Type | Capacity |
|----|-------------------------------------|----------------------|------|----------|
| 1  | Care Partners of Manitowoc          | 1858 Mirro Dr        | CBRF | 15       |
| 2  | D'vina's Adult Family Homes         | 1402 S. 9th St.      | AFH  | 4        |
| 3  | Fieldcrest Manor                    | 1510 S 30th St       | CBRF | 20       |
| 4  | Harbor View Assisted Living         | 2115 Cappert Rd      | CBRF | 43       |
| 5  | HIL Lighthouse                      | 1301 N 24th St       | CBRF | 4        |
| 6  | HIL Sierra Home                     | 2021 Kellner St      | AFH  | 4        |
| 7  | HIL The Winds                       | 2408 Knuell St       | CBRF | 8        |
| 8  | HIL Whitetail Court                 | 4705 Whitetail Ct    | CBRF | 8        |
| 9  | HIL Wisconsin Home                  | 1348 S 39th St.      | CBRF | 7        |
| 10 | HIL Yorktown Home                   | 2136 S 13th St       | AFH  | 4        |
| 11 | Just 4 Me Adult Family Home         | 635 N. 8th St.       | AFH  | 3        |
| 12 | Laurel Grove Assisted Living Center | 1308 S 22nd St       | CBRF | 145      |
| 13 | Magnolia Meadows                    | 1480 N 7th St        | CBRF | 22       |
| 14 | Marshall House                      | 1325 S 12th St       | AFH  | 3        |
| 15 | New Day Manitowoc                   | 2210 Dufek Dr        | CBRF | 44       |
| 16 | Point Creek Home                    | 1722 New York Ave    | CBRF | 8        |
| 17 | Rainbow House                       | 3100 Southbrook Ct   | CBRF | 8        |
| 18 | Samaritan Home on 43rd              | 1024 N 43rd St       | CBRF | 8        |
| 19 | Samaritan Home on 7th               | 622 N 7th St         | CBRF | 8        |
| 20 | Samaritan Home on Delta             | 4025 Delta St.       | CBRF | 8        |
| 21 | Samaritan Home on Wildwood          | 3407 Wildwood Dr.    | CBRF | 8        |
| 22 | Sylvan Crossing at Maritime Gardens | 1945 Dewey St.       | CBRF | 26       |
| 23 | The Villa                           | 1600 S 18th St       | CBRF | 35       |
| 24 | Vista Care Cappaert Road            | 2233 Cappaert Rd     | CBRF | 8        |
| 25 | Vista Care East Cedar Avenue        | 705 E Cedar Ave      | CBRF | 8        |
| 26 | Vista Care Fleetwood Drive          | 4438 Fleetwood Dr    | CBRF | 8        |
| 27 | Vista Care Kimberly Circle          | 3302 Kimberly Circle | AFH  | 4        |
| 28 | Vista Care North 21st Street        | 2127 Menasha Ave     | AFH  | 4        |
| 29 | Vista Care Paul Road                | 2213 Paul Rd         | CBRF | 8        |
| 30 | Vista Care Rock Street              | 4020 Rock St         | AFH  | 4        |
| 31 | Vista Care South 42nd Street        | 4114 Rock St         | AFH  | 4        |
| 32 | Whitetail Estates II                | 910 River Bluff Dr   | CBRF | 8        |

1,000 500 0 1,000 Feet

Prepared by City of Manitowoc  
Community Development Department  
www.manitowocwi.gov  
Map Printed: Date: 3/16/2026  
Plan: N. Maniac/CDP/250P.dwg  
DISCLAIMER: Maps and associated data are believed to be accurate, but are not  
warranted. This information is not intended for legal, survey, or other professional  
use. Please obtain the original recorded documents for legal or survey information.

|    | A   | B  | C              | D    | E                 | F                     | G                   | H                    | I                           | J                         | K            | L                                  | M              | N              | O                        | P                               | Q                      | R                   | S                      | T |
|----|---|--|----------------|------|-------------------|-----------------------|---------------------|----------------------|-----------------------------|---------------------------|--------------|------------------------------------|----------------|----------------|--------------------------|---------------------------------|------------------------|---------------------|------------------------|---|
| 1  | FACILITY NAME                                       | CORPORATE NAME                           | CLASS          | TYPE | GENDER / CAPACITY | PROPERTY ADDRESS      | CITY/STATE          | MAILING CONTACT      | MAILING ADDRESS             | MAILING CITY/STATE/ZIP    | ADVANCED AGE | IRREVERSIBLE DEMENTIA / ALZHEIMERS | PUBLIC FUNDING | TERMINALLY ILL | DEVELOPMENTALLY DISABLED | EMOTIONALLY DIS/ MENTAL ILLNESS | TRAUMATIC BRAIN INJURY | PHYSICALLY DISABLED | ALCOHOL/DRUG DEPENDENT |   |
| 2  | Care Partners of Manitowoc                          | Care Partners Assisted Living LLC        | CNA            | CBRF | M/F - 15          | 1858 Mirro Dr.        | Manitowoc, WI 54220 | Jason Lindemann      | PO Box 3006                 | Oshkosh, WI 54903         | Advanced Age | Irreversible Dementia/Alzheimers   | Public Funding | Terminally III |                          |                                 |                        | Physically Disabled |                        |   |
| 3  | Dvinas Adult Family Home LLC Home 1                 | Dvinas Adult Family Home LLC             | Ambulatory     | AFH  | F - 4             | 1402 S 9th St.        | Manitowoc, WI 54220 | Desiree Flores       | 1402 S 9th St.              | Manitowoc, WI 54220       | Advanced Age | Irreversible Dementia/Alzheimers   | Public Funding | Terminally III | Developmentally Disabled | Emotionally Dis/Mental Illness  | Traumatic Brain Injury | Physically Disabled | Alcohol/Drug Dependent |   |
| 4  | Fieldcrest Manor                                    | North Oak Health Care Inc.               | CS             | CBRF | M/F - 20          | 1510 S. 30th St.      | Manitowoc, WI 54220 | Dean Maschoff        | PO Box 1266                 | Northbrook, IL 60062      | Advanced Age | Irreversible Dementia/Alzheimers   | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  |                        |                     |                        |   |
| 5  | New Day Manitowoc                                   | New Day Manitowoc                        | CNA            | CBRF | M/F - 44          | 2210 Dufek Drive      | Manitowoc, WI 54220 | Dennis Patterson     | N109 W17525 Virginia Ave.   | Germanatown, WI 53022     | Advanced Age | Irreversible Dementia/Alzheimers   |                | Terminally III |                          |                                 |                        |                     |                        |   |
| 6  | Harbor View Assisted Living                         | Manitowoc Senior Living Inc              | CNA            | CBRF | M/F - 43          | 2115 Cappaert Rd.     | Manitowoc, WI 54220 | Lee Johnson          | 1675 E Riverside Dr STE 150 | Eagle, ID 83616           | Advanced Age | Irreversible Dementia/Alzheimers   | Public Funding |                |                          |                                 |                        |                     |                        |   |
| 7  | HIL Lighthouse                                      | Homes for Independent Living of WI LLC   | Ambulatory     | AFH  | M/F - 4           | 1301 N. 24th St.      | Manitowoc, WI 54220 | Ashley Williams      | 1249 Russett Ct.            | Green Bay, WI 54313       |              |                                    | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  |                        |                     |                        |   |
| 8  | HIL Newport Home                                    | Homes for Independent Living of WI LLC   | AA             | CBRF | M/F - 8           | 3609 Hecker Rd        | Manitowoc, WI 54220 | Ashley Williams      | 1249 Russett Ct.            | Green Bay, WI 54313       |              |                                    | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  | Traumatic Brain Injury |                     |                        |   |
| 9  | HIL Sierra Home                                     | Homes for Independent Living of WI LLC   |                | AFH  | M/F - 4           | 2021 Kellner St       | Manitowoc, WI 54220 | Ashley Williams      | 1249 Russett Ct.            | Green Bay, WI 54313       |              |                                    | Public Funding |                | Developmentally Disabled |                                 |                        |                     |                        |   |
| 10 | HIL The Winds                                       | Homes for Independent Living of WI LLC   | CNA            | CBRF | M/F - 8           | 2408 Knuell St.       | Manitowoc, WI 54220 | Ashley Williams      | 1249 Russett Ct.            | Green Bay, WI 54313       |              |                                    | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  |                        |                     |                        |   |
| 11 | HIL Whitetail Court                                 | Homes for Independent Living of WI LLC   | AS             | CBRF | M/F - 8           | 4705 Whitetail Ct.    | Manitowoc, WI 54220 | Ashley Williams      | 1249 Russett Ct.            | Green Bay, WI 54313       |              |                                    | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  | Traumatic Brain Injury |                     |                        |   |
| 12 | HIL Wisconsin Home                                  | Homes for Independent Living of WI LLC   | CA             | CBRF | M/F - 7           | 1348-1350 S. 39th St. | Manitowoc, WI 54220 | Ashley Williams      | 1249 Russett Ct.            | Green Bay, WI 54313       |              |                                    | Public Funding |                | Developmentally Disabled |                                 |                        |                     |                        |   |
| 13 | HIL Yorktown Home                                   | Homes for Independent Living of WI LLC   |                | AFH  | M - 4             | 2136 S. 13th St.      | Manitowoc, WI 54220 | Ashley Williams      | 1249 Russett Ct.            | Green Bay, WI 54313       |              |                                    | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  |                        |                     |                        |   |
| 14 | Just 4 Me Adult Family Home                         | Just 4 Me Consultants LLC                | Ambulatory     | AFH  | M/F - 3           | 635 N 8th St.         | Manitowoc, WI 54220 | Dr. Charnetta Gading | 635 N 8th St.               | Manitowoc, WI 54220       |              |                                    | Public Funding |                | Developmentally Disabled |                                 |                        |                     |                        |   |
| 15 | Laurel Grove Assisted Living Center                 | Shady Lane Inc                           | CNA            | CBRF | M/F - 145         | 1235 S 24th St.       | Manitowoc, WI 54220 | Todd Meerdink        | 1235 S. 24th St.            | Manitowoc, WI 54220       | Advanced Age | Irreversible Dementia/Alzheimers   | Public Funding | Terminally III | Developmentally Disabled | Emotionally Dis/Mental Illness  |                        | Physically Disabled |                        |   |
| 16 | Magnolia Meadows                                    | NOHC Magnolia Meadows LLC                | CNA            | CBRF | M/F - 22          | 1480 N. 7th St.       | Manitowoc, WI 54220 | Dean Maschoff        | PO BOX 1266                 | Northbrook, IL 60065      | Advanced Age | Irreversible Dementia/Alzheimers   | Public Funding | Terminally III |                          |                                 |                        |                     |                        |   |
| 17 | Marshall House                                      | Beacon Specialized Living Wisconsin Inc. | Ambulatory     | AFH  | M/F - 3           | 1325 S 12th St.       | Manitowoc, WI 54220 | Steve Good           | 4610 s. Biltmore, Suite 103 | Madison, WI 53718         |              |                                    | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  |                        |                     |                        |   |
| 18 | Point Creek Home                                    | Manning                                  | AA             | CBRF | M/F - 8           | 1722 New York Ave.    | Manitowoc, WI 54220 | Joleen Manning       | PO Box 1716                 | Manitowoc, WI 54221-1716  | Advanced Age | Irreversible Dementia/Alzheimers   | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  |                        |                     |                        |   |
| 19 | Rainbow House                                       |  | CNA            | CBRF | M/F - 8           | 3100 Southbrook Ct.   | Manitowoc, WI 54220 | Marcia Christiansen  | 3100 Southbrook Ct.         | Manitowoc, WI 54220       |              |                                    | Public Funding |                | Developmentally Disabled |                                 |                        |                     |                        |   |
| 20 | Samaritan Home on 43rd                              | Vichil Properties LLC                    | CNA            | CBRF | M/F - 8           | 1024 N 43rd St.       | Manitowoc, WI 54220 | Donald Last          | W3329 Sunset Rd             | Sheboygan Falls, WI 53085 | Advanced Age | Irreversible Dementia/Alzheimers   | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  |                        | Physically Disabled |                        |   |
| 21 | Samaritan Home on 7th                               | Vichil Properties LLC                    | AS             | CBRF | F - 8             | 622 N. 7th St.        | Manitowoc, WI 54220 | Donald Last          | W3329 Sunset Rd             | Sheboygan Falls, WI 53085 | Advanced Age | Irreversible Dementia/Alzheimers   | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  |                        | Physically Disabled |                        |   |
| 22 | Samaritan Home on Delta                             | Vichil Properties LLC                    | CNA            | CBRF | M/F - 8           | 4025 Delta St.        | Manitowoc, WI 54220 | David Last           | W3329 Sunset Rd             | Sheboygan Falls, WI 53085 | Advanced Age | Irreversible Dementia/Alzheimers   | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  |                        | Physically Disabled |                        |   |
| 23 | Samaritan Home on Wildwood                          | Vichil Properties LLC                    | CNA            | CBRF | M/F - 8           | 3407 Wildwood Dr.     | Manitowoc, WI 54220 | David Last           | W3329 Sunset Rd             | Sheboygan Falls, WI 53085 | Advanced Age | Irreversible Dementia/Alzheimers   | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  |                        | Physically Disabled |                        |   |
| 24 | Sylvan Crossing at Maritime Gardens Assisted Living | Touchstone Senior Services LLC           | CNA            | CBRF | M/F - 26          | 1945 Dewey St.        | Manitowoc, WI 54220 | Daniel Fleming       | 2960 Triverton Pike Dr      | Madison, WI 53711         | Advanced Age | Irreversible Dementia/Alzheimers   |                | Terminally III |                          |                                 |                        |                     | Physically Disabled    |   |
| 25 | The Villa   | St. Mary's Home for the Aged             | CNA            | CBRF | M/F - 35          | 1600 S. 18th St.      | Manitowoc, WI 54220 | Jeremy Denor         | 1600 S. 18th St.            | Manitowoc, WI 54220       | Advanced Age | Irreversible Dementia/Alzheimers   |                |                |                          |                                 |                        |                     |                        |   |
| 26 | Vista Care South 42nd Street                        | Vista Care Wisconsin Inc                 | Non-Ambulatory | AFH  | M/F - 4           | 4114-4116 Rock St.    | Manitowoc, WI 54220 | Timothy Frey         | 708 Erie Ave Suite 201      | Sheboygan, WI 53081       | Advanced Age |                                    | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  | Traumatic Brain Injury | Physically Disabled |                        |   |
| 27 | Vista Care Cappaert Road                            | Vista Care Wisconsin Inc                 | CNA            | CBRF | M/F - 8           | 2233 Cappaert Rd.     | Manitowoc, WI 54220 | Timothy Frey         | 708 Erie Ave Suite 201      | Sheboygan, WI 53081       |              |                                    | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  | Traumatic Brain Injury | Physically Disabled |                        |   |
| 28 | Vista Care East Cedar Avenue                        | Vista Care Wisconsin Inc                 | CNA            | CBRF | M/F - 8           | 705 E. Cedar Ave.     | Manitowoc, WI 54220 | Robert Bachicha      | 708 Erie Ave Suite 201      | Sheboygan, WI 53081       |              |                                    | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  | Traumatic Brain Injury | Physically Disabled |                        |   |
| 29 | Vista Care Fleetwood Drive                          | Vista Care Wisconsin Inc                 | CNA            | CBRF | M/F - 8           | 4438 Fleetwood Dr.    | Manitowoc, WI 54220 | Timothy Frey         | 708 Erie Ave Suite 201      | Sheboygan, WI 53081       |              |                                    | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  | Traumatic Brain Injury | Physically Disabled |                        |   |
| 30 | Vista Care Kimberly Circle                          | Vista Care Wisconsin Inc                 |                | AFH  | M/F - 4           | 3302 Kimberly Cir.    | Manitowoc, WI 54220 | Timothy Frey         | 708 Erie Ave Suite 201      | Sheboygan, WI 53081       |              |                                    | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  | Traumatic Brain Injury | Physically Disabled |                        |   |
| 31 | Vista Care North 21st Street                        | Vista Care Wisconsin Inc                 |                | AFH  | M/F - 4           | 2127 Menasha Ave.     | Manitowoc, WI 54220 | Timothy Frey         | 708 Erie Ave Suite 201      | Sheboygan, WI 53081       |              |                                    | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  | Traumatic Brain Injury | Physically Disabled |                        |   |
| 32 | Vista Care Paul Road                                | Vista Care Wisconsin Inc                 | CNA            | CBRF | M/F - 8           | 2213 Paul Rd          | Manitowoc, WI 54220 | Timothy Frey         | 708 Erie Ave Suite 201      | Sheboygan, WI 53081       |              |                                    | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  | Traumatic Brain Injury | Physically Disabled |                        |   |
| 33 | Vista Care Rock Street                              | Vista Care Wisconsin Inc                 |                | AFH  | M/F - 4           | 4020 Rock Street      | Manitowoc, WI 54220 | Timothy Frey         | 708 Erie Ave Suite 201      | Sheboygan, WI 53081       |              |                                    | Public Funding |                | Developmentally Disabled | Emotionally Dis/Mental Illness  | Traumatic Brain Injury | Physically Disabled |                        |   |
| 34 | Whitetail Estates River Bluff, LLC                  | Whitetail Estates River Bluff, LLC       | AS             | CBRF | M/F - 8           | 910 River Bluff Dr.   | Manitowoc, WI 54220 | Rachel Karstaedt     | 910 River Bluff Dr.         | Manitowoc, WI 54220       | Advanced Age |                                    | Public Funding |                |                          |                                 |                        |                     |                        |   |
| 35 |   |  |                |      |                   |                       |                     |                      |                             |                           |              |                                    |                |                |                          |                                 |                        |                     |                        |   |