Village of New Milford – Committee Meeting Minutes

Tuesday, August 26, 2025

Meeting called to order at 6:30 p.m. by President Timothy H. Owens.

In Attendance:

Timothy H. Owens, Deanna Rodgers, Wendy Roop, Eileen Owens, Ronald Colvin, Theresa Merriman, Jim Stevens, Adam Bungee, and Jessica Lang.

Eileen Owens initiated the motion to accept the evening's agenda, seconded by Wendy Roop. All present voted unanimously; motion carried.

Resident Alejandro Beltran addressed the board regarding the ordinance violation letter he received for his semi-truck being parked in his driveway and asked if he would be permitted to park in the back yard of his property. Attorney Jim Stevens explained to Mr. Beltran that the current ordinance prohibits the parking of semi-trucks in residential areas within the village. He further explained that if he wishes to park the vehicle at the back or side of his property, it will need to be parked on paved ground. President Owens informed Mr. Beltran of alternative parking locations for semi's and that the board would continue to discuss this matter to come to a resolution.

Resident Robert Senase addressed the board regarding the development of the mobile home park. He explained that residents are experiencing infrastructure issues with flooding and water supply and is concerned that the current infrastructure will not accommodate the new homes being developed. Mr. Senase also mentioned that water drainage reservoirs have been filled in and drainage ditches have been neglected to the point that trees are growing. Attorney Jim Stevens informed Mr. Senase that the mobile home park has a private water system that the Village has no control over. He advised Mr. Senase to reach out to the Health Department and the EPA. President Owens informed Mr. Senase that the board has only approved so many homes for the current development and if they wish to add additional homes, they will need to show that the current water system can support them. Mr. Stevens recommended that Mr. Senase determine the water pressure at his home and if it falls below the minimum standard of 20 psi, then the Health Department can step in to service. Mr. Senase also brought up the concern that boil orders may not be received by all residents since they are no longer physically posted. President Owens informed Mr. Senase of another resident within the mobile home park that has a history of being in touch with the state and EPA regarding the boil orders. Mr. Stevens requested any information obtained from the Health Department be shared with the board.

Resident Roger Naveroski addressed the board regarding the ordinance violation for his RV. Mr. Naveroski explained that he was unaware of this ordinance when he moved into the village and that he does not recall any notification of changes to the ordinance. He feels that a synopsis of any changes should have been provided to all residents. All changes to ordinances within the village and the activities of the board are provided online via the Village of New Milford website. President Owens explained that the board does not feel the need to micro-manage all residents to keep the peace within the village, but due to recent complaints the board was forced to act. Past disputes between neighbors over RVs within residential areas blocking the view of traffic were brought to the attention of the board and influenced the ordinance changes at that time. President Owens reiterated that unfortunately, his RV in question is in violation of this current

ordinance. During the August 19th meeting, it was discussed that moving the RV every seven days was a strategy to comply with the current ordinance. While this approach is not ideal, it was acknowledged that the board cannot prevent it. Despite any dissatisfaction with the situation, President Owens emphasized the boards duty to enforce the ordinances for the benefit of the New Milford community. Mr. Naveroski informed the board that his RV does not obstruct traffic and is not in a state of disrepair. Attorney Jim Stevens assured Mr. Naveroski that he understood his disputes with the ordinance, and the board will make the decision whether to enforce or change the ordinance. Mr. Stevens then explained that complaints from a developer in Sheridan Grove precipitated the ordinance violations being enforced. President Owens expressed his disappointment that none of the residents from Sheridan Grove in violation attended the special meeting, considering most violations were in this area. Mr. Stevens noted that regardless of location, the law must be enforced equally throughout the village. Mr. Naveroski asked the board to consider certain restrictions like those imposed on RV parks, and to again consider that his RV does not obstruct the view of traffic and is not neglected.

President Owens reported on the current violations and emphasized his support for the enforcement of ordinances for trailers, RVs, and semis. He proposed special guidelines for chicken coops: at least 30ft from buildings, located in fenced yards, require a $75 per year permit, twice-yearly inspections, and a maximum of 4 hens. Mr. Stevens would notify affected residents, allowing them to be grandfathered in under a variance of the current ordinance. President Owen's reminded the board that previously they agreed that agricultural items should not be permitted in residential areas, however he feels these guidelines would help those that have made the investment remain compliant within the village. Trustee Eileen Owens noted that other municipalities have had similar issues and as part of their variation, those grandfathered in had to comply with a limit on hens and could not replace any hens that had passed. She feels that this should be added to the village's guidelines as well. Trustee Wendy Roop agreed. Trustee Ron Colvin confirmed he had come across the same information and agrees to adding a variance. Theresa Merriman noted that the variance should only apply to the current owners at each residence but not the property itself. Mr. Stevens suggested to the board that if they decide to enforce the ordinance on trailers, RVs and semis, that these violators be given 30 days to comply. If they are not in compliance after that time, a fine will be issued. The board agreed unanimously to enforce this ordinance. The consideration for a variance on the ordinance banning chicken coups will be revisited at the September board meeting. President Owens informed the board that he was notified by a resident in Cherokee Hills their concern that the village was not maintaining the trees and brush on New Milford School Road. President Owens then reached out to Dan Wolf of Wolf Bros Tree service for a quote, which he provided at a rate of $2500.00.

Clerk Jessica Lang informed the board she will be meeting with the village auditor Lauterbach and Amen on September 8th to submit documentation for this year's audit and to receive the village's documents from last year's audit. Ron Colvin requested that Mrs. Lang include in the minutes that the village sign contains the web address where residents can find important village updates and ordinance information.

Engineer Adam Bungee informed the board that he gave Rock Roads their notice of reward for the 10th street overlay project and should be starting construction within the next 3-4 weeks.

Attorney Jim Stevens informed the board that he, Mr. Bungee, and President Owens will be meeting with representatives from Winnebago County, Marty Maggio, and Four Rivers Sanitation to discuss the potential extension of the main sewer line from its current location to

the area surrounding Baxter and Ryberg Road. The purpose of this meeting is to coordinate efforts and address project funding matters. Mr. Stevens is currently in the process of contacting the owner of a property found to be in violation of the village's weed ordinance. Although a previous letter was sent to the current occupants, it has been determined that they do not own the property. Additionally, Mr. Stevens reported that the health department has contacted Alan Carson, owner of Strike the Box in New Milford, as well as himself and President Owens, regarding a violation of state law prohibiting smoking within a strip center. This issue persists despite the village's adoption of a special use ordinance permitting such activity. Mr. Stevens has reached out to the Civil Division, the States Attorney's Office, the Health Department, and Winnebago County Chairman Joseph Chiarelli. Mr. Chiarelli indicated that he would not enforce the violation but requested letters from the two adjacent property owners and the owner of the strip center stating that they have no objections.

Trustee Deanna Rodgers notified the board that she made a post on the New Milford neighborhood watch page requesting movie recommendations for the October 11th Halloween movie night. Fire Chief Scott Schaben addressed the board that members of the fire department were present to inform the board of what they hope to bring for their fire prevention week event, which is being held on the same date. They hope to do a touch a truck, bonfire, and invite food trucks. The Fire Department will be having a committee meeting Thursday, August 28th at 10 a.m. to get their plans in order. They also requested that information about the event be updated on the village sign. Deanna Rodgers also notified the board of a dog on 10th street consistently off leash, growling and barking at residents. She has contacted animal control but has not had anyone come to investigate. Mrs. Rodgers will find the address of the owner to provide to Mr. Stevens.

Trustee Wendy Roop will be finalizing the boards business cards and submitting the invoice for payment.

Trustee Theresa Merriman inquired about the village's accounting software and if any updates had happened. Mrs. Lang informed the board that no updates had been made and that she is currently working in the village's old system, but is preparing to make recommendations that will meet the village's reporting and security needs in order to start new software at the onset of the next fiscal year.

There being no further business to come before the board, Wendy Roop initiated the motion for adjournment, seconded by Deanna Rodgers. All present voted unanimously; motion carried.

Transcribed 06/27/2025 by Jessica Lang.