



Town of Wallingford, Connecticut

INLAND WETLANDS & WATERCOURSES COMMISSION

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CHAIRMAN

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REGULAR MEETING

Wallingford Inland Wetlands & Watercourses Commission

Robert F. Parisi Council Chambers, Second Floor, Town Hall
45 South Main Street, Wallingford, CT

Wednesday, July 30, 2025, 7:00 p.m.

AGENDA

A. PLEDGE OF ALLEGIANCE

B. ROLL CALL

C. CONSIDERATION OF MINUTES

1. Regular Meeting, June 4, 2025

D. OLD BUSINESS

1. #A19-3.7 / 988 East Center Street - Benchmark Development, LLC – Request for bond release
2. #A25-4.2 / 360 Woodhouse Avenue – Nerio Tello – (“After-the Fact” installation of drainage facility for flows from patio and portion of house roof with discharge to southern wetlands & proposed installation of low wall at top of driveway and re-location of chicken coop structure and shed structure with connections to drainage –all in Upland Review Area & proposed additional flow discharge to southern wetlands & restoration of existing disturbed wetlands areas)
3. #A25-5.3 / 528 South Cherry Street – Virginia Ryan, CPEA, REM, Allnex – (installation of water line)
4. #A25-5.4 / 1339 Whirlwind Hill Road – Joseph Gouveia – (pond edge restoration)
5. #A25 6.1 / 360 Woodhouse Avenue – Nerio Tello – (‘After-the-Fact’ yard improvements & proposed yard & drainage improvements)
6. #A25-6.2 / 3 Hampton Trail – Linda Scalesse – (addition & relocated well installation)
7. #A25-6.3 / 287 Hall Avenue – Town of Wallingford, Town Planner - (trail footbridge installation & removal of old tires in stream)

E. NEW BUSINESS

F. RECEIPT OF NEW APPLICATIONS

1. #A25-6.4 / 1305 Barnes Road – Marcello Sabino – (gravel deposition on existing earthen driveway & silt fence installation associated with septic system install, well install, and driveway work) – Request for Administrative Approval - *Granted Administrative Approval 6/13/25*
2. #A25-6.5 / 1340 Whirlwind Hill Road – Joseph Iamunno – (residential lot development)
3. #A25-6.6 / 5 Research Parkway – 5 Research Parkway Wallingford, LLC – (modification to permit within scope of original permit) – Request for Administrative Approval - *Granted Administrative Approval 6/30/25*

G. ELECTIONS

H. REPORTS & COMMUNICATIONS

1. Discussion of proposal to adopt fines for violations
2. Farm Hill Road Detention Basin
3. Staff report on IWWC application form

I. VIOLATIONS – discussion, hearing, and/or action

1. Order - 14 Brookview Avenue – John Santamaria – (emergency slope stabilization, block wall replacement, and footbridge restoration in and near unnamed stream) issued 2/28/25; accepted plan 4/2/25
2. 360 Woodhouse Avenue – Nerio Tello - (structures, depositions, and ditching in wetlands) - Letter regarding violations - issued 5/28/24
3. Notice of Violation - 360 Woodhouse Avenue – Nerio Tello – (noncompliance with IWWC #A24-5.1 approved plan & installation of drainage facility across URA and wetlands with discharge to wetlands) – issued 4/15/25
4. Cease & Desist Order - 360 Woodhouse Avenue – Nerio Tello – (new unpermitted activities & noncompliance with permit &, etc.) – issued 5/30/25; Hearing 6/4/25

J. VIOLATIONS – pending (no action requested at this time)

1. Cease & Correct Order Remains - 55 Kondracki Lane – Fifty-five, LLC – (correction plan to comply with 6/5/18 Order) approved 12/6/23 – status
2. Cease & Correct Order Remains - 67 Schoolhouse Road - Michele Millican & Michael Gerace (new filling over prior filling); Order modified 12/4/24 to allow remediation to remain as it exists; restoration/stabilization pending
3. Notice of Violation - IWWC #A18-1.2 / 801 North Colony Road & 6 Beaumont Road / Padens Brook – IAmTheWalrus, LLC – (violations regarding implementation of the Padens Brook Corridor Restoration Plan) issued 3/4/24; remediation planting plan approved 6/5/24 -pending installation
4. Notice of Violation Remains - 1245 Old Colony Road & Quinnipiac River –Jerzy Pytel – (unpermitted clearing & filling near river) issued 6/4/19; NOV to be recorded on Land Records per 10/4/23 action
5. Cease & Correct Order Remains - 67 Schoolhouse Road – Karl Kieslich – (new filling over prior filling) issued 4/25/23
6. Notice of Violation Remains - 24 Maplevue Road – Patricia Clarke c/o James W. & Patricia Clarke, Trustee of The Clarke 2022 Living Trust - (alteration & filling within wetlands and in Upland Review Area on 24 Maplevue Rd. & on 13 Rolling Meadow Dr.) issued 4/21/23

K. ADJOURNMENT

L. NEXT SCHEDULED REGULAR MEETING: September 2, 2025