



Town of Wallingford, Connecticut

INLAND WETLANDS & WATERCOURSES COMMISSION

JAMES E. VITALI
CHAIRMAN

ERIN O'HARE
ENVIRONMENTAL AND NATURAL RESOURCES PLANNER

WALLINGFORD TOWN HALL
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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, April 2, 2025, 7:00 p.m.

AGENDA

- A. PLEDGE OF ALLEGIANCE
- B. ROLL CALL
- C. CONSIDERATION OF MINUTES
 - 1. Regular Meeting, March 5, 2025
- D. OLD BUSINESS
 - 1. #A19-3.7 / 988 East Center Street - Benchmark Development, LLC – Request for bond release
 - 2. #A25-1.1 / 8 North Turnpike Road – The YMCA of Wallingford, Sean Doherty, Executive Director - (facility expansion)
 - 3. #A25-1.3 / 15 Sterling Drive – Tim Mulcahy – (industrial expansion – warehouse)
 - 4. #A25-3.1 / 142 Hope Hill Road – Town of Wallingford - (track area drainage improvements)
- E. NEW BUSINESS
- H. RECEIPT OF NEW APPLICATIONS
 - 1. #D25-3.1 / 148 George Washington Trail – Colleen Makepeace – ‘Request For Determination Of Exemption’ under Section 4.1.a., regarding 126-acre farm – (garden installation) *Determined exempt administratively by Chair 3/18/25*
 - 2. #D25-3.2 / 148 George Washington Trail – Colleen Makepeace – ‘Request For Determination Of Exemption’ under Section 4.1.a., regarding 126-acre farm – (pipe installation across farm road) *Determined exempt administratively by Chair 3/18/25*
 - 3. #A25-3.2 / 16 Winding Brook Lane – Robert & Jennifer Saas – “After-the-Fact” application (installation in wetlands and Upland Review Area of proposed block retaining wall, fencing, and seeding in existing raised area created recently using excavated fill from new pool area)
 - 4. #A25-3.3 / 300 Williams Road – Town of Wallingford – (driveway crossing)
- I. REPORTS & COMMUNICATIONS
 - 1. Discussion of proposal to adopt fines for violations
 - 2. Farm Hill Road Detention Basin
 - 3. CT Agricultural Experiment Station - Notification of Pesticide Application in North Farms Reservoir relative to experiments to control invasive water chestnut with insects, from Jeremiah Foley, Assistant Scientist, CAEG; submitted via emailed 3/18/25
 - 4. 929 North Main Street & 86 Barnes Road – Juliano Associates – (Request for discussion)

RECEIVED FOR RECORD

4/1/25

AT 3:50 PM AND RECEIVED BY

Kristen Perry, LLC TOWN CLERK

J. VIOLATIONS – discussion and/or action

1. Notice of Violation - 16 Winding Brook Lane / Robert Saas – (unpermitted, unauthorized activities including tree removal, grading, filling, and installation of drainage in wetlands and in Upland Review Area & diversion of stream flows) issued 11/21/24
2. Order - 14 Brookview Avenue – John Santamaria – (emergency slope stabilization, block wall replacement, and footbridge restoration in and near unnamed stream) issued 2/28/25

K. 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
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; approved remediation planting plan 6/5/24
4. 360 Woodhouse Avenue – Nerio Tello - (structures, depositions, and ditching in wetlands)
5. 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
6. Cease & Correct Order Remains - 67 Schoolhouse Road – Karl Kieslich – (new filling over prior filling) issued 4/25/23
7. 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
8. Notice of Violation Remains - 119 Quigley Road – Matt Turner - (clearing & grading in wetlands) issued 9/29/23

L. ADJOURNMENT

M. NEXT SCHEDULED REGULAR MEETING: May 7, 2025

Individuals in need of auxiliary aids for effective communications in programs and services of the Town of Wallingford are invited to make their needs and preferences known to the ADA Compliance Coordinator at 203-294-2070 five (5) days prior to the meeting date.