

REGULAR MEETING

Wallingford Inland Wetlands & Watercourses Commission

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

Wednesday, May 7, 2025, 7:00 p.m.

AGENDA

- A. PLEDGE OF ALLEGIANCE
- B. ROLL CALL
- C. CONSIDERATION OF MINUTES
 - 1. Regular Meeting, April 2, 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)
 - 5. #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)
 - 6. #A25-3.3 / 300 Williams Road – Town of Wallingford – (driveway crossing)
- E. NEW BUSINESS
 - 1. #A20-7.1 / 5 & 21 Toelles Road & Wharton Brook – Pfizer Inc. – (soil remediation project)
- F. RECEIPT OF NEW APPLICATIONS
 - 1. #A25-4.1 / 177 Parker Farms Road – Hector Baez – (semi-in-ground pool, patio, minor fill)
 - 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. #A25-5.1 / 2 Research Parkway – Connecticut Foodshare, Inc. – (building expansion & associated parking area/drive improvement & stormwater management improvements)
 - 4. #A25-5.2 / 60 Schoolhouse road – Mario Yopez – (yard improvements near large pond)
 - 5. #A25-5.3 / 528 South Cherry Street – Virginia Ryan, CPEA, REM, Allnex – (installation of water line)
- G. ELECTIONS
- H. REPORTS & COMMUNICATIONS
 - 1. Discussion of proposal to adopt fines for violations
 - 2. Farm Hill Road Detention Basin
- I. VIOLATIONS – discussion and/or action

RECEIVED FOR RECORD 5/6/25
AT 4:15 pm AND RECEIVED BY
Kristen Ramo (CR) TOWN CLERK

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; accepted plan 4/2/25
3. 360 Woodhouse Avenue – Nerio Tello - (structures, depositions, and ditching in wetlands) - letter of violation issued 5/28/24
4. 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

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
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. 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 Mapleview 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 Mapleview Rd. & on 13 Rolling Meadow Dr.) issued 4/21/23
7. Notice of Violation Remains - 119 Quigley Road – Matt Turner - (clearing & grading in wetlands) issued 9/29/23

K. ADJOURNMENT

L. NEXT SCHEDULED REGULAR MEETING: June 4, 2025