



Town of Wallingford, Connecticut

INLAND WETLANDS & WATERCOURSES COMMISSION

REGULAR MEETING

Wallingford Inland Wetlands & Watercourses Commission

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

Wednesday, June 4, 2025, 7:00 p.m.

AGENDA

A. PLEDGE OF ALLEGIANCE

B. ROLL CALL

C. CONSIDERATION OF MINUTES

1. Regular Meeting, May 7, 2025

D. OLD BUSINESS

1. #A19-3.7 / 988 East Center Street - Benchmark Development, LLC - Request for bond release
2. #A25-3.1 / 142 Hope Hill Road - Town of Wallingford - (track area drainage improvements)
Withdrawn
3. #A20-7.1 / 5 & 21 Toelles Road & Wharton Brook - Pfizer Inc. - (soil remediation project)
Request for release of two of four bonds held
4. #A25-4.1 / 177 Parker Farms Road - Hector Baez - (above-ground pool, patio, minor filling)
5. #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)
6. #A25-5.1 / 2 Research Parkway - Connecticut Foodshare, Inc. - (building expansion & associated parking area/drive improvement & stormwater management improvements)
7. #A25-5.2 / 60 Schoolhouse Road - Mario Yopez - (yard improvements near large pond)
8. #A25-5.3 / 528 South Cherry Street - Virginia Ryan, CPEA, REM, Allnex - (installation of water line)

E. NEW BUSINESS

F. RECEIPT OF NEW APPLICATIONS

1. #A25-5.4 / 1339 Whirlwind Hill Road - Joseph Gouveia - (pond restoration)
2. #A25 6.1 / 360 Woodhouse Avenue - Nerio Tello - ('After-the-Fact' yard improvements & proposed yard & drainage improvements)
3. #A25-6.2 / 3 Hampton Trail - Linda Scalesse - (addition & relocated well installation)
4. #A25-6.3 / 287 Hall Avenue - Town of Wallingford, Town Planner - (trail footbridge installation & removal of old tires in stream)

G. ELECTIONS

H. REPORTS & COMMUNICATIONS

1. Discussion of proposal to adopt fines for violations

JAMES E. VITALI
CHAIRMAN

ERIN O'HARE
ENVIRONMENTAL AND NATURAL RESOURCES PLANNER

WALLINGFORD TOWN HALL
45 SOUTH MAIN STREET
WALLINGFORD, CT 06492
TELEPHONE (203) 294-2093
FAX (203) 294-2095

RECEIVED FOR RECORD 6/3/25
AT 4:30 PM AND RECEIVED BY
Kristen Pango LLC TOWN CLERK

2. Farm Hill Road Detention Basin

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 Hearing** - 360 Woodhouse Avenue – Nerio Tello – (new unpermitted activities & noncompliance with permit &, etc.) - issued 5/30/25 (verbal), 6/2/25 (written)

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
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: July 30, 2025