



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Withdrawn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
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TELEPHONE (203) 294-2093
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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 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: July 30, 2025