



Town of Wallingford
Economic Development Commission
45 South Main Street, Room 311
Wallingford, CT 06492

Economic Development Commission
Regular Meeting Minutes
May 4, 2026

Present:

Anthony Bracale, Chair
Frank Apuzzo, Vice Chair
Carl Casper, Commissioner
Gary Gonzalez, Commissioner
Amy Souchuns, Alternate
Susan Gomes, Alternate

Absent

John Bau, Alternate
Rob Fritz, Commissioner
Nick Lombardi, Commissioner
Austin McAnneny, Commissioner

Others Present:

Don Crouch, Economic Development Specialist
Stacie McCarthy, EDC Secretary

1. **Call to Order:** Chair Bracale called the regular meeting of the Economic Development Commission to order at 6:34PM.
2. **Pledge of Allegiance** – Chair Bracale led the Commission in the Pledge of Allegiance.
3. **Consent Agenda:** Note: All items listed under ‘Consent’ will be enacted by one motion. Commissioners can request to remove an item from consent. (One Motion covers all items)
 - Adopt Meeting Minutes dated March 2, 2026, and April 13, 2026
 - Adopt Monthly Expenditure Reports – February 2026 and March 2026
 - **Commissioner Apuzzo made a motion to approve the Consent Agenda. Commissioner Casper seconded the motion. Consent Agenda was unanimously approved.**
4. **Items removed from Consent:** None
5. **Reports:**
 - a. **Committee Reports:**
 - Retention and Marketing Committee**
Commissioner Apuzzo asked for an update regarding 55 Kondracki Lane. Mr. Crouch noted that the developers continue to move the project along.

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Planning and Zoning Committee

Mr. Crouch provided an update regarding items discussed at the April 13, 2026, Planning and Zoning Commission meeting. He reported that the Special Permit application for Adaptive Re-use to Multi-Family (Malchiodi/386 Williams Road), was denied.

He also noted that the Text Amendment request submitted by Quinnipiac Valley Growth Partners to permit a cannabis retailer as an allowed use in the RF-40 (Route 5) Zoning District (Application #502-26) was denied.

Mr. Crouch indicated that he will provide further updates on these matters as they become available.

Mr. Crouch also provided an update regarding the Campus at Green Hill. He explained that the developers, KSCGH Partners, LLC, along with Attorney Meaghan Miles of Carmody, Torrance, Sandak & Hennessey, located at 195 Church Street in New Haven, attended the April 1, 2026, meeting of the Inland Wetlands and Watercourses Commission. The meeting included discussion of Application #A26-3.1 for 110 Leigus Road (also known as 108 Leigus Road), submitted by KSCGH Partners, LLC under Section 7.2.a for a re-subdivision into four lots. Mr. Crouch noted that a motion was made to determine that Application #A26-3.1/110 Leigus Road (aka 108 Leigus Road) did not constitute a significant activity. However, the motion did not receive a second, and therefore no vote was taken. Mr. Crouch indicated that he will provide further updates on this matter in the future.

Chairman Bracale provided a recap of the recent business visit to Burns & McDonnell, highlighting how informative and valuable these meetings have been. He noted that Burns & McDonnell expressed concerns similar to those raised by other area businesses during previous visits, particularly regarding the limited availability of public transportation. The group then discussed the opportunity to explore expanding transportation options to better serve the area.

Housing/Workforce Development/Education Committee – No Update

Manufacturing Business Roundtables

Mr. Crouch reported that Economic Development staff drafted a letter and reviewed with Mayor Cervoni. Additionally, Staff is working to generate a mailing list and anticipates mailing letters soon.

b. Economic Development Specialist / Staff Report

Mr. Crouch provided updates in his Staff Report:

- Connecticut Main Street Center Spotlight on Main: Wallingford is scheduled for May 7, 2026. Event Registration is sold out and 80 participants from 26 different towns are expected to attend. Commissioners McAnnenny, Souchuns and Fritz plan to volunteer and represent EDC.
- United Way of Meriden and Wallingford, Wallingford Public Schools, and Wallingford Economic Development Commission are hosting Career Pathways 101: What Parents Need to Know Thursday, May 7, 2026. Commissioner Bau plans to attend and represent EDC.

- 92 - Budget Workshops Motions Meeting occurred on April 30, 2026. Town Council will vote on
- 93 the budget at the May 12, 2026, meeting.
- 94 - Scheduled Business Visit to Novel Aero on May 14, 2026, noting they are being recognized by
- 95 the Small Business Administration on May 6, 2026, as the Exporter of the Year.
- 96 - Erin O’Hare, Environmental & Natural Resources Planner, retired on May 1, 2026.
- 97 - Charles Carrozza has been hired as the Information Technology Director.

98 **c. Chairman Report**

99 Chairman Bracale reiterated the importance of business visits and the planned manufacturer
100 roundtables. He explained that the dialogue and insights gained from these meetings are
101 instrumental in helping the EDC make a meaningful impact on the town’s economic development
102 initiatives.

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104 **6. Old Business:**

105 No update

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107 **7. New Business:**

108 No Update

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110 **8. Commission Around Town**

111 Commissioner Gomes noted that the Wallingford-Yalesville Little League held a Complex Dedication
112 Ceremony on May 3, 2026, honoring Ray Gomes. The facility was officially named the *Ray Gomes Little*
113 *League Complex, Home of the Wallingford-Yalesville Little League*. Mr. Gomes has dedicated more
114 than three decades to serving Yalesville Little League and was a driving force behind the formation of
115 the new WYLL. His impact on the league—and on the hundreds of young athletes he has supported,
116 coached, and mentored—is immeasurable.

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118 **There being no further business, Commissioner Apuzzo made a motion to adjourn the meeting at**
119 **7:30PM.; Commissioner Gomes seconded the motion. By unanimous vote, the motion carried.**

120
121 Sincerely,

122 *Stacie McCarthy*

123 Stacie McCarthy, Secretary