



# TOWN OF LEDYARD

741 Colonel Ledyard Highway  
Ledyard, Connecticut 06339

## Economic Development Commission

### Meeting Minutes - Final

Chairman  
John Vincent

#### Regular Meeting

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Tuesday, February 3, 2026

6:00 PM

Town Hall Annex - Hybrid Format

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#### I. CALL TO ORDER

Chairman Vincent called the meeting to order at 6:00 p.m. in the Conference Room of the Town Hall Annex Building. Chairman Vincent welcomed all to the Hybrid Meeting.

#### II. ROLL CALL

**Present** Chairman Carol Ann Schneider  
Recording Secretary Michael Dreimiller  
Chairperson John Vincent  
Chairman Michael Cherry  
Chairman Peter Hary  
Chairman Richard Tashea  
Chairman Kevin Aherne

#### EXCUSED:

Mayor Fred Allyn, III

In addition, the following were present:

Director of Land Use & Planning, Elizabeth Burdick

#### III. ADDITIONS OR CHANGES TO THE ORDER OF THE AGENDA

None.

#### IV. PRESENTATIONS / INFORMATIONAL ITEMS

None.

#### V. CORRESPONDENCE

Vincent said there will be Freedom of Information training on Tuesday Feb. 10th. There will be two sessions - 3:30pm for staff and volunteers and 6:00pm for elected officials and volunteers.

#### VI. RESIDENT & PROPERTY OWNER COMMENTS

Dave Schroeder (290 Whalehead Rd.) provided his comments on the 2012 Kent & Frost

sidewalks and streetscape plan. His complete comments can be found in a separate document attached.

Eleanor Murray (26 Devonshire Dr.) stated that she has experience in developing lead generation for companies looking to develop like Home Depot, Lowes, and First Lumber. She suggested that there are many entrepreneurs who want to develop their companies and are looking for smaller towns where its more affordable to build and have people who want to come to their companies. There are different places that we could go and pursue lead generation. There's a tourism conference happening in our back yard. So, she suggested that instead of going after apartment buildings which would overwhelm our schools with new students and could require building a new school, we should instead go after retail and commercial development. She also complained that the blight report is not making much progress. She mentioned 3 properties on her street that are on the blight report, one has been there probably 5 years, another that has had a dumpster for over one year. She feels that nothing is being done.

## **VII. MEMBER COMMENTS**

Cherry mentioned that GOAT in Gales Ferry has two new programs - Therapeutic Mobility class for people who sit at a desk all day, and free trial Foundations class teaching what exercise is and how to get started.

## **VIII. REPORTS**

### **A. Mayor's Report**

Not present.

### **B. Planner's Report**

Mayor Allyn asked that she add a funding request to the CIP for the Rt. 12 improvement program. She'll meet with him about that.

She responded to Mrs. Murray comments about the blight report. She said that she thought it was inappropriate to disparage a staff person at a public meeting and noted that she had made the same complaint at the recent Land Use meeting. She said that the Murrays have never filed a blight complaint themselves, only from the neighbors. Hannah is not only the Blight Enforcement officer, but she's also the Zoning Enforcement officer. She processes every permit and certificate of zoning compliance. She's also the Wetlands Enforcement officer. She also staffs the Zoning Board of Appeals.

P&Z has no new applications. They are doing a pre-development application for a conservation subdivision off of Long Cove Rd. consisting of 14 lots.

They are working on new parking regulations.

## **IX. APPROVAL OF MINUTES**

### **A. EDC Regular Meeting Minutes of January 6, 2026.**

MOTION to approve the EDC Regular Meeting Minutes of January 6, 2026. Motion Passed by the following vote.

**RESULT:** APPROVED AND SO DECLARED

**MOVER:** Michael Cherry

**SECONDER:** Peter Hary

**AYE**                7    Schneider Dreimiller Vincent Cherry Hary Tashea Aherne

**X.    OLD BUSINESS**

**A.    Business Directory Update**

The updated PDF has been posted on the Business Directory page. There are still 3 businesses that have requested to be added are waiting for Burdick's approval - Tub Guys, LLC, The Raven's Rise, and The Craft Nook.

**B.    Business Directory Email Listing Program**

Aherne said that he has compiled a list of email addresses for town businesses that he'll share with the commission when he's done proofing it. The newsletter will establish communications with businesses and provide a way of sharing information such as grant opportunities, important deadlines, etc. It may also include spotlights of businesses who are interested in participating.

**C.    RT-12 Streetscape Action Plan**

Cherry went back and looked at the 2000 economic development strategy and Rt. 12 study, a grant opportunity Main Street Investment Fund in 2011 which they submitted but were not awarded, and the 2025 Goman & York study. Focusing on near McDonalds to Kartway, Military to Hurlbutt, and Hurlbutt back to Rt. 12. Nine areas in total were priced at \$1.5 million in 2011 and included streetscape improvements, sidewalks, trees, and plantings. Current price would probably be 50% more based on CPI. He thinks we should extend sidewalks at least to the library. On Rt. 12, more development between Christy Hill Rd. and Kings Hwy is likely coming. Including sidewalks up Christy Hill Rd. to Kings Hwy, down to Rt. 12 and then back down to Christy Hill Rd. makes sense. So, we're probably looking at \$3-\$4 million dollars. The Town doesn't have right-of-way on Hurlbutt, Military Hwy, Christy Hill Rd., and limited right-of-way on Rt. 12 if we put sidewalks in. Where would snow go? In 2011, they estimated 10% of cost for engineering study, but that was for landscape, trees, benches, sidewalks. Nothing for things like storm water flow. And Rt. 12 is a state road which is another hurdle. Next steps would be to update the map from nine areas to 10 or 11. We should have a public forum to set priorities. He will update the maps and he will provide additional records that he has from back in 2012. It's currently budget time and the Town Planner and the Town Council Finance Chair is the EDC Liaison and involved with the budgeting process. He said we should do the engineering part, then start with the original 9 areas, and then program out the additional areas over the following years so that funding can be planned for. He wondered what funding sources were available. Town Planner Burdick mentioned that LOTCIP grants (Local Transportation Capital Improvement Program) which are funneled through by the Southeastern Council of Governments does provide large amounts for work on State roads. The multi-use pathway in Ledyard Center was funded by a LOTCIP grant. She said that funding availabilities are usually announced in March but we may need to wait until March 2027 due to the complexities of the engineering. She will work together with Cherry on this.

**D.    Kartway - Blighted Property Update**

Burdick said the owners signed a contract signed with abatement provider on Jan. 29th. She is going to try to get a copy of that. On Feb. 13th 10 business days notification of state and federal

EPA. Removal of heavy equipment and abatement of asbestos on Feb. 20th. March 3rd apply for demo permit. They expected to start demolition on March 4th but Burdick said that isn't accurate. If things don't start as planned on Feb. 20th as stated then they will be issued a notice of violation with intent to cite which has already been written by Hannah. She mentioned that the Kartway property has been merged with two other adjacent properties that they own and that they've had soil testing done and it surprising had good results.

Burdick also provided an update on the Daticon building. They are replacing the boarded up windows with new windows. It's not an available property but she has reached out to them to see if they're interested in working with the EDC to market it.

- E. EDC Mission Statement Discussion: Read the handout attached (email dated January 6, 2026). What would you like the EDC Mission Statement to say?

Dreimiller said that item #20 on the CEDAS application is for an EDC Mission Statement. He noted that the most recent EDC mission statement is the one on the EDC's 2023 Strategic Plan. So the two questions that need to be answered are is whether that mission statement correct and, if so, what should be done with the other instances of the EDC's mission. Dreimiller will make the web site updates.

MOTION to make the 2023 Strategic Plan mission statement as the mission statement for the EDC and update any other mission statements to match it. Motion Passed by the following vote.

**RESULT:** APPROVED AND SO DECLARED

**MOVER:** Michael Cherry

**SECONDER:** Peter Hary

**AYE** 7 Schneider Dreimiller Vincent Cherry Hary Tashea Aherne

- F. Brand Narrative, Town of Ledyard

Hary presented his updated brand identity draft with feedback received at our last meeting. This is part of our CEDAS application process.

*Nestled along the Thames River, the Town of Ledyard is a place where history, community, and opportunity meet. Founded in 1836, Ledyard is the ideal setting to raise a family. From longtime residents to new families and businesses, the town is united by a shared commitment to community and neighborly connection.*

*With a large Navy population, the bedroom community of Ledyard isn't just a place to live, but a place to belong. Our community events foster meaningful relationships and a strong sense of connection.*

*Scenic landscapes and open spaces preserve the town's small-town charm, while proximity to major employers and regional transportation keeps our residents and businesses connected to the broader region.*

*Ledyard values thoughtful growth. Our plan of development respects our rich history while supporting a vibrant local economy. Whether supporting small businesses, investing in education and infrastructure, or celebrating our agricultural roots, Ledyard is the ideal setting to live, work and play.*

MOTION to adopted the brand identity draft as is. Motion Passed by the following vote.

**RESULT:** APPROVED AND SO DECLARED

**MOVER:** Michael Cherry

**SECONDER:** John Vincent

**AYE** 7 Schneider Dreimiller Vincent Cherry Hary Tashea Aherne

**XI. NEW BUSINESS**

**A.** EDC Mission Statement Discussion: Handout attachment and discussion of prospective mission statement

Previously covered.

**B.** Resident and Business Surveys (2022) updating and re-running in 2026.

Tabled due to time constraints.

**XII. ADJOURNMENT**

Our next meeting is scheduled for March 3rd at 6:00 p.m. in the Town Hall Annex.

A motion was made by Commissioner Vincent seconded by Commissioner Dreimiller to adjourn at 6:52 p.m. The motion carried by the following vote:

**RESULT:** APPROVED AND SO DECLARED

**MOVER:** Tashea

**SECONDER:** Hary

**AYE:** 7 Aherne, Cherry, Dreimiller, Hary, Schneider, Tashea, and Vincent

For the Commission,  
John Vincent, Chairman

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Chairman John Vincent  
Economic Development Commission

**DISCLAIMER:** Although we try to be timely and accurate these are not official records of the Town.