



TOWN OF LEDYARD CONNECTICUT

741 Colonel Ledyard Highway
Ledyard, Connecticut 06339

Historic District Commission

~ AGENDA ~

Chairman Ty Lamb

Regular Meeting

Monday, November 17, 2025

7:00 PM

Town Hall Annex -Hybrid Format

REMOTE MEETING INFORMATION

Zoom Meeting Link:

<https://us06web.zoom.us/j/86363070870?pwd=u5RiCBfl38DHQJHTXhV1cW8GVTa82a.1>

Meeting ID: 863 6307 0870

Passcode: 783274

One tap mobile

+13052241968,,86363070870#,,,,*783274# US

I. CALL TO ORDER

II. ROLL CALL

III. APPOINTMENT OF ALTERNATES

IV. RESIDENTS & PROPERTY OWNERS COMMENTS

V. REVIEW AND APPROVAL OF MINUTES

1. Motion to APPROVE the Regular Meeting Minutes from October 20, 2025, as written.

Attachments: [Historic 10-20-25 minutes](#)

VI. TOWN COUNCIL LIAISON REPORT

1. Town Council Liaison - Councilor Bill Barnes.

VII. CHAIRMAN REPORT

1. General Report.
2. Financial Report.

Attachments: [Sawmill donation account report 11-12-25](#)

[Capital account YTD 11-12-25](#)

[General fund YTD 11-12-25](#)

[NLH donation account YTD report 11-12-25](#)

VIII. CORRESPONDENCE

1. Correspondence.

IX. COMMITTEE REPORTS

1. Sawmill Committee.
2. Nathan Lester House - Mr. Kelley.
3. Research/Preservation - Ms. Chittim.
4. Center School - Mr. Geer.
5. Social Media - Ms. Lamb.

X. OLD BUSINESS

1. Any Other Old Business to come before the Commission.

XI. NEW BUSINESS

1. Any Other New Business to come before the Commission.

XII. ADJOURNMENT

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



TOWN OF LEDYARD

741 Colonel Ledyard
Highway
Ledyard, CT 06339-1511

File #: 25-2786

Agenda Date: 11/17/2025

Agenda #: 1.

AGENDA REQUEST
GENERAL DISCUSSION ITEM

Subject:

Motion to APPROVE the Regular Meeting Minutes from October 20, 2025, as written.

Background:

(type text here)

Department Comment/Recommendation:

(type text here)



TOWN OF LEDYARD

Historic District Commission

Meeting Minutes

741 Colonel Ledyard Highway
Ledyard, Connecticut 06339

Chairman Ty Lamb

Regular Meeting

Monday, October 20, 2025

7:00 PM

Town Hall Annex -Hybrid Format

I. CALL TO ORDER

The Regular Meeting was called to order by Chairman Lamb at 7:00 p.m.

II. ROLL CALL

Present Commissioner Douglas Kelley
Alternate Member Vincent Godino
Alternate Member Kenneth Geer
Chairperson Ty Lamb
Commissioner Karen Parkinson
Excused Commissioner Kelly Lamb
Commissioner Ammie Chittim
Alternate Alternate Member Rebecca Watford

III. APPOINTMENT OF ALTERNATES

Mr. Geer and Mr. Godino were appointed as voting members.

IV. RESIDENTS & PROPERTY OWNERS COMMENTS

None.

V. REVIEW AND APPROVAL OF MINUTES

1. Motion to APPROVE the Regular Meeting Minutes from September 16, 2025, as written.

Motion to APPROVE Regular meeting minutes from September 23, 2025, as amended to change "Ms. Roxo's" name to "Ms. Ericson".

RESULT: APPROVED AND SO DECLARED

MOVER: Karen Parkinson

SECONDER: Kenneth Geer

AYE 5 Kelley Godino Geer Lamb Parkinson

EXCUSED 2 Lamb Chittim

VI. TOWN COUNCIL LIAISON REPORT

1. Town Council Liaison - Councilor Bill Barnes.

Councilor Barnes shared that Land Use has had some interest in the Spicer Ruins.

RESULT: DISCUSSED

VII. CHAIRMAN REPORT

1. General Report.

Nothing to report.

2. Financial Report.

Sawmill Donation account - started the fiscal year with \$7,232, nothing has been spent and there are no encumbrances.

Capital Accounts - Three accounts. First one with \$18,579, nothing has been spent and there are no encumbrances. The second account started at \$43,378 and has been adjusted to pay Quiet Corner remainder after all the ARPA funds were spent. The last account (ARPA) started at \$39,765 and now has a zero balance. Chairman Lamb thanked those who helped with all the ARPA projects. The final balance in Capital is \$51,318. Chairman Lamb said later in the meeting the Commissioners can have a larger discussion on use of the Capital funds.

General Fund - NLH Building maintenance began with \$7,500 and spent \$995, leaving a balance of \$6,505. Sawmill maintenance account, nothing has been spent and there are no encumbrances. NLH Operating started with a \$4,015 balance, \$262 was spent, and has an encumbrance of \$1,452 leaving a balance of \$2,300. The Sawmill Operating started with \$1605, and spent \$540 and has an encumbrance of \$394, leaving \$670. Miscellaneous account started with \$1,500; nothing has been spent and there are no encumbrances. Chairman Lamb said typically the miscellaneous account is used for the School House(s), historic signs and preservation research, etc.

The NLH Donation account - Started at \$13,556. There was a \$150 donation and an expenditure of \$3,300, leaving a balance of \$10,405.

RESULT: DISCUSSED

VIII. CORRESPONDENCE

1. Correspondence.

None.

IX. COMMITTEE REPORTS

1. Sawmill Committee.

Chairman Lamb said there is a need for an alternate building for storage. Mr. Godino asked how much a structure engineering study would cost; it was answered \$2,500. Chairman Lamb asked if this project is a priority or is there another project that is more important. Where wood is currently stored is not ideal, since it's too heavy for the shelf. Mr. Geer asked what the wood is stored for, as opposed to selling it or giving it away. Councilor Barnes said in his experience generally the wood gets cut and then leaves but over the years sometimes more wood is cut than needed so the wood gets stored on the shelf rather than throw it away. Councilor Barnes said he was always in support of a structure to hold wood while lumber was aging or just surplus wood. Mr. Kelley said that he thinks it would be very useful to have some wood stored at the Nathan Lester House for possible projects. The other Commissioners agreed that it was a good idea. Ms. Watford said that Mr. Godino made a beautiful table out of cherry wood from a tree outside of the NLH. The wood was milled at the Sawmill, then Mr. Godino made a table for the NLH entryway out of it.

Motion to APPROVE spending up to \$3,000 on a engineering study for a storage structure at the Sawmill.

Ms. Watford reported that she attended the Sawmill's fall opening day, she said there were some issues with the saw blade since the water level was so low and the wood was wet.

Mr. Godino presented copies of the Ledyard Up-Down Sawmill Dam Condition Assessment for the Commissioners. The report was written by Mr. Gonang with the objective of evaluating the dam structure with input from GZA engineering company. Mr. Godino said currently the dam is in reasonable shape but is at risk of overtopping. Irreparable damage can occur with overtopping of a foot or more, which can happen with a 50-year storm. There are two remedy concepts. One is to use overtopping protection, the second is to use an auxiliary spillway off the south end. GZA gave information on three foundations for possible funding. Councilor Barnes said the Town funding the dam investment would be a struggle, but grants could change the financial picture. Chairman Lamb said the Commissioners should build a capital plan request to present to the Town Council. Mr. Godino said maybe it could be broken down to smaller amounts over five years. Chairman Lamb will set up a meeting with Mayor Fred Allyn III and/or the Finance Department.

RESULT: APPROVED AND SO DECLARED

MOVER: Vincent Godino

SECONDER: Ty Lamb

AYE 5 Kelley Godino Geer Lamb Parkinson

EXCUSED 2 Lamb Chittim

2. Nathan Lester House - Mr. Kelley.

Mr. Kelley reported that the Fall Festival at the Nathan Lester House held on September 27, 2025, had reasonable attendance. He added that it was only possible because of several volunteers including Ms. Watford and her entire family. Ms. Chittim held an archeology demonstration.

Prior to the event the barn was sorted through to remove a couple of years of disorder. Three of the four sleighs were moved into the carriage shed.

There have been a few camp-out events at the NLH. The biggest one was with the American Heritage Girls. The AHG undertook one of the volunteer potential projects on the list. The AHG moved the current campfire and used donations from Eagle Quality Landscaping and rocks from the grounds to create a 10-foot-long campfire spot with two campfires areas within and surrounded by skirt of gravel.

One of the AHG inquired about a garden shed from the project list. Mr. Kelley spoke with the American Heritage Girl and her mother about a year-long project to create a timber frame garden shed to be used by the Ledyard Garden Club. Tentatively the raising is planned for late summer 2026 or early fall.

Mr. Kelley said most visitors are local and have never visited the NLH before. Sometimes visitors are from out of state such as the last tour group who were visiting from Michigan. Mr. Kelley will often highlight local history that ties into State as well as National history such as the event of September 6, 1781, and the battle of Fort Griswold, he added that these stories resonate very strongly with visitors.

There have been some issues with the alarm system. Mr. Kelley investigated in response to a fire alarm in the NLH apartment where the Gales Ferry Fire Volunteer Company was dispatched. It was a false alarm; there was another false alarm later that night. The firefighters disabled the alarm for day until Mr. Kelley could meet with the alarm company. Mr. Kelley contacted the alarm company the next day. The technician went to the house and cleaned the sensors and replaced a missing motions sensor. On Saturday morning the alarm was set off for the third time, the Gales Ferry Fire Volunteer Company was dispatched again. Mr. Kelley praised the swiftness of the Fire Department's response time. Later that day there was a fourth alarm. Mr. Kelley will meet with the alarm company again to find the source of the issue. Ms. Watford suggested wrapping the windows may help. Councilor Barnes said yes that may help but the Commission shouldn't have to, rather the alarm company should replace the faulty alarm with a new one.

Chairman Lamb asked the following questions:

- Were there any quotes on the oil tank? Mr. Geer said he could have someone call to arrange a visit for a quote. Mr. Kelley agreed.
- Were there any quotes on the tree? Mr. Kelley said it was a busy month and he has not got to this yet.
- Any quotes on fixing up the Barn area? Mr. Kelley said he received quotes from John Kelly and the Quiet Corner and a third business who said they will not be able to perform the work.

Lastly, Mr. Kelley said he is working on amending the NLH Museum Director Position. Once that is completed, he will bring the job description back to the Commission for a vote.

RESULT: DISCUSSED

3. Research/Preservation - Ms. Chittim.

Ms. Parkinson said that not much has happened on the Spicer Ruins. She added that she is purposely delaying going to the Land Use Committee until after the election since there will be new people on the Committee and they may have a different interpretation of the State Statues verbiage.

Ms. Parkinson said she for the past 3-4 years she has performed a census on the trails. She puts out a sandwich board with questionnaires and a plastic box asking trail walkers to complete the survey. She said this kind of information is helpful when writing grants. She suggested Mr. Kelly does something similar at the NLH.

Chairman Lamb asked Ms. Watford about redesigning the brochure. Ms. Watford said she spoke to Mr. Gonang about the Sawmill flyer since she likes how that was designed. Mr. Gonang gave her the name of the company and an idea of how much it cost. Ms. Watford said she just needs to gather photographs; the history doesn't need much updating. Chairman Lamb asked Ms. Watford to redline any changes and then the Commission could review and vote on it, before sending to the printer. Chairman Lamb suggested looking at Vistaprint since he used them previously, they were inexpensive and did a great job. Ms. Parkinson said that the Tri-Town Trail has used ABC printing in Mystic and were very pleased with their work.

RESULT: DISCUSSED

4. Center School - Mr. Geer.

Mr. Geer reported that the school was cleaned after the last event and Ed Lamb still has the key. Chairman Lamb said he could get the key. Ms. Watford said that she noticed that the Ledyard Center School House door was starting to rot from the inside. Ms. Watford brought a flag to the School House.

RESULT: DISCUSSED

5. Social Media - Ms. Lamb.

No report.

X. OLD BUSINESS**1. Any Other Old Business to come before the Commission.**

Chairman Lamb asked if the Commissioners felt previously discussed archeological dig kits for \$2,000-\$3,000 were an appropriate purchase for Commission events. Mr. Kelley said he gave permission to Ms. Chittim to store supplies at the NLH. Mr. Kelley said that he thinks the archeological events are worthwhile. He added that recently a member of the Ledyard Garden Club found something in the yard that resembled a coat hook. He felt it would be valuable to ask Ms. Chittim to investigate with Commission owned tools. Mr. Kelley said if there are not enough funds in the Research account to purchase an archeological tool kit, he would be willing to use the NLH donation account to supplement the rest.

Motion to APPROVE the purchase of an archeological tool kit.

Chairman Lamb amended the motion to add " spending up to \$3,000".

Motion to APPROVE spending up to \$3,000 on the purchase of an archeological tool kit.

RESULT: APPROVED AND SO DECLARED

MOVER: Ty Lamb

SECONDER: Kenneth Geer

AYE 5 Kelley Godino Geer Lamb Parkinson

EXCUSED 2 Lamb Chittim

XI. NEW BUSINESS

1. Motion to APPROVE the Historic District Commission 2026 Calendar Year Meeting Schedule as written.

RESULT: APPROVED AND SO DECLARED

MOVER: Ty Lamb

SECONDER: Kenneth Geer

AYE 5 Kelley Godino Geer Lamb Parkinson

EXCUSED 2 Lamb Chittim

2. Any Other New Business to come before the Commission.

Mr. Kelley said during his report he neglected to thank Ms. Parkinson for meeting with the American Heritage Girls to present her expertise on trail maintenance and the philosophy around keeping trails.

RESULT: DISCUSSED

XII. ADJOURNMENT

Motion to ADJOURN the Regular Meeting at 8:26 p.m .

RESULT: APPROVED AND SO DECLARED

MOVER: Kenneth Geer

SECONDER: Douglas Kelley

AYE 5 Kelley Godino Geer Lamb Parkinson

EXCUSED 2 Lamb Chittim

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TOWN OF LEDYARD

741 Colonel Ledyard
Highway
Ledyard, CT 06339-1511

File #: 25-2778

Agenda Date: 11/17/2025

Agenda #: 1.



TOWN OF LEDYARD

741 Colonel Ledyard
Highway
Ledyard, CT 06339-1511

File #: 25-2779

Agenda Date: 11/17/2025

Agenda #: 1.

AGENDA REQUEST
GENERAL DISCUSSION ITEM

Subject:

General Report.

Background:

(type text here)

Department Comment/Recommendation:

(type text here)



TOWN OF LEDYARD

741 Colonel Ledyard
Highway
Ledyard, CT 06339-1511

File #: 25-2781

Agenda Date: 11/17/2025

Agenda #: 2.

AGENDA REQUEST
GENERAL DISCUSSION ITEM

Subject:

Financial Report.

Background:

(type text here)

Department Comment/Recommendation:

(type text here)

YEAR-TO-DATE BUDGET REPORT 11-12-25

FOR 2026 13								
ACCOUNTS FOR:	ORIGINAL	TRANFRS/	REVISED	YTD EXPENDED	ENCUMBRANCES	AVAILABLE	PCT	
0208 DONATIONS AND GRANTS	APPROP	ADJSTMTS	BUDGET			BUDGET	USED	
20810201 DONATIONS/GRANTS EXPENSES								
20810201 54202 24202 SAWMILL DO	7,232	0	7,232	.00	.00	7,232.00	.0%	
TOTAL DONATIONS/GRANTS EXPENSES	7,232	0	7,232	.00	.00	7,232.00	.0%	
TOTAL DONATIONS AND GRANTS	7,232	0	7,232	.00	.00	7,232.00	.0%	
TOTAL EXPENSES	7,232	0	7,232	.00	.00	7,232.00		

YEAR-TO-DATE BUDGET REPORT 11-12-25

FOR 2026 13								
	ORIGINAL APPROP	TRANFRS/ ADJSTMTS	REVISED BUDGET	YTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED	
GRAND TOTAL	7,232	0	7,232	.00	.00	7,232.00	.0%	
** END OF REPORT - Generated by Christina Hostetler **								

YEAR-TO-DATE BUDGET REPORT 11-12-25

FOR 2026 13								
ACCOUNTS FOR:	ORIGINAL	TRANFRS/	REVISED	YTD EXPENDED	ENCUMBRANCES	AVAILABLE	PCT	
0210 CAPITAL & NON RECURRING	APPROP	ADJSTMTS	BUDGET			BUDGET	USED	
21010103 HISTORIC DISTRICTS								
21010103 54300 REP MAINT	18,579	0	18,579	.00	.00	18,579.00	.0%	
21010103 54500 BLDG MAINT	33,378	10,000	43,378	10,639.17	.00	32,739.04	24.5%	
21010103 54500 G0014 BLDG MAINT	39,765	0	39,765	39,764.83	.00	.00	100.0%	
TOTAL HISTORIC DISTRICTS	91,722	10,000	101,722	50,404.00	.00	51,318.04	49.6%	
TOTAL CAPITAL & NON RECURRING	91,722	10,000	101,722	50,404.00	.00	51,318.04	49.6%	
TOTAL EXPENSES	91,722	10,000	101,722	50,404.00	.00	51,318.04		

YEAR-TO-DATE BUDGET REPORT 11-12-25

FOR 2026 13								
	ORIGINAL APPROP	TRANFRS/ ADJSTMTS	REVISED BUDGET	YTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED	
GRAND TOTAL	91,722	10,000	101,722	50,404.00	.00	51,318.04	49.6%	
** END OF REPORT - Generated by Christina Hostetler **								

Town and Schools of Ledyard

YEAR-TO-DATE BUDGET REPORT 11-12-25

FOR 2026 13								
ACCOUNTS FOR:	ORIGINAL	TRANFRS/	REVISED	YTD EXPENDED	ENCUMBRANCES	AVAILABLE	PCT	
0101 GENERAL FUND	APPROP	ADJSTMTS	BUDGET			BUDGET	USED	
10110103 HISTORIC DISTRICTS								
10110103 52205 CONTR EXP	0	0	0	-1,291.63	.00	1,291.63	100.0%	
10110103 54500 BLDG MAINT	7,500	0	7,500	995.00	285.00	6,220.00	17.1%	
10110103 54501 SML MAINT	3,151	0	3,151	.00	.00	3,151.00	.0%	
10110103 56100 OPERATING	4,015	0	4,015	960.32	1,004.68	2,050.00	48.9%	
10110103 56101 SML OPERAT	1,605	0	1,605	540.21	394.79	670.00	58.3%	
10110103 58790 MISC EXP	1,500	0	1,500	.00	.00	1,500.00	.0%	
TOTAL HISTORIC DISTRICTS	17,771	0	17,771	1,203.90	1,684.47	14,882.63	16.3%	
TOTAL GENERAL FUND	17,771	0	17,771	1,203.90	1,684.47	14,882.63	16.3%	
TOTAL EXPENSES	17,771	0	17,771	1,203.90	1,684.47	14,882.63		

YEAR-TO-DATE BUDGET REPORT 11-12-25

FOR 2026 13								
	ORIGINAL APPROP	TRANFRS/ ADJSTMTS	REVISED BUDGET	YTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED	
GRAND TOTAL	17,771	0	17,771	1,203.90	1,684.47	14,882.63	16.3%	
** END OF REPORT - Generated by Christina Hostetler **								

Town and Schools of Ledyard

YEAR-TO-DATE BUDGET REPORT 11-12-25

FOR 2026 13								
ACCOUNTS FOR:	ORIGINAL	TRANFRS/	REVISED	YTD EXPENDED	ENCUMBRANCES	AVAILABLE	PCT	
0208 DONATIONS AND GRANTS	APPROP	ADJSTMTS	BUDGET			BUDGET	USED	
20810201 DONATIONS/GRANTS EXPENSES								
20810201 54203 24203 LESTER DON	13,556	150	13,706	3,300.00	.00	10,405.57	24.1%	
TOTAL DONATIONS/GRANTS EXPENSES	13,556	150	13,706	3,300.00	.00	10,405.57	24.1%	
TOTAL DONATIONS AND GRANTS	13,556	150	13,706	3,300.00	.00	10,405.57	24.1%	
TOTAL EXPENSES	13,556	150	13,706	3,300.00	.00	10,405.57		

YEAR-TO-DATE BUDGET REPORT 11-12-25

FOR 2026 13								
	ORIGINAL APPROP	TRANFRS/ ADJSTMTS	REVISED BUDGET	YTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED	
GRAND TOTAL	13,556	150	13,706	3,300.00	.00	10,405.57	24.1%	
** END OF REPORT - Generated by Christina Hostetler **								



TOWN OF LEDYARD

741 Colonel Ledyard
Highway
Ledyard, CT 06339-1511

File #: 25-2780

Agenda Date: 11/17/2025

Agenda #: 1.

AGENDA REQUEST
GENERAL DISCUSSION ITEM

Subject:

Correspondence.

Background:

(type text here)

Department Comment/Recommendation:

(type text here)



TOWN OF LEDYARD

741 Colonel Ledyard
Highway
Ledyard, CT 06339-1511

File #: 25-2782	Agenda Date: 11/17/2025	Agenda #: 1.
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AGENDA REQUEST
GENERAL DISCUSSION ITEM

Subject:
Sawmill Committee.

Background:
(type text here)

Department Comment/Recommendation:
(type text here)



TOWN OF LEDYARD

741 Colonel Ledyard
Highway
Ledyard, CT 06339-1511

File #: 25-2783

Agenda Date: 11/17/2025

Agenda #: 2.

AGENDA REQUEST
GENERAL DISCUSSION ITEM

Subject:

Nathan Lester House - Mr. Kelley.

Background:

(type text here)

Department Comment/Recommendation:

(type text here)



TOWN OF LEDYARD

741 Colonel Ledyard
Highway
Ledyard, CT 06339-1511

File #: 25-2784

Agenda Date: 11/17/2025

Agenda #: 3.

AGENDA REQUEST
GENERAL DISCUSSION ITEM

Subject:

Research/Preservation - Ms. Chittim.

Background:

(type text here)

Department Comment/Recommendation:

(type text here)



TOWN OF LEDYARD

741 Colonel Ledyard
Highway
Ledyard, CT 06339-1511

File #: 25-2788

Agenda Date: 11/17/2025

Agenda #: 4.

AGENDA REQUEST
GENERAL DISCUSSION ITEM

Subject:

Center School - Mr. Geer.

Background:

(type text here)

Department Comment/Recommendation:

(type text here)



TOWN OF LEDYARD

741 Colonel Ledyard
Highway
Ledyard, CT 06339-1511

File #: 25-2785

Agenda Date: 11/17/2025

Agenda #: 5.

AGENDA REQUEST
GENERAL DISCUSSION ITEM

Subject:

Social Media - Ms. Lamb.

Background:

(type text here)

Department Comment/Recommendation:

(type text here)



TOWN OF LEDYARD

741 Colonel Ledyard
Highway
Ledyard, CT 06339-1511

File #: 25-2787

Agenda Date: 11/17/2025

Agenda #: 1.

AGENDA REQUEST
GENERAL DISCUSSION ITEM

Subject:

Any Other Old Business to come before the Commission.

Background:

(type text here)

Department Comment/Recommendation:

(type text here)



TOWN OF LEDYARD

741 Colonel Ledyard
Highway
Ledyard, CT 06339-1511

File #: 25-2789

Agenda Date: 11/17/2025

Agenda #: 1.

AGENDA REQUEST
GENERAL DISCUSSION ITEM

Subject:

Any Other New Business to come before the Commission.

Background:

(type text here)

Department Comment/Recommendation:

(type text here)