



Chairman Gary St. Vil

TOWN OF LEDYARD CONNECTICUT TOWN COUNCIL

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Ledyard, CT 06339-1551
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council@ledyardct.org

March 12, 2026

Adrianna Hedwall, Tax Assessor
Town of Ledyard
741 Colonel Ledyard Highway
Ledyard, Connecticut 06339

Dear Ms. Hedwall:

At its Regular Meeting held on February 25, 2026 the Town Council adopted the attached Ordinance #200-018 *"An Ordinance of the Town of Ledyard Authorizing Avalonia Land Conservancy, Inc., to Receive Property Tax Exempt Status As of the Date of Purchase of Real Property to be Preserved And Maintained As Open Space"*

In addition, at their March 11, 2026 meeting, the Town Council approved the attached Res #003-2026/Mar 11(b) *"Resolution Authorizing the Abatement Delinquent Property Taxes For the Avalonia Land Conservancy, Inc., "*

Please feel free to contact Chairman St. Vil should you have any questions regarding this meeting.

Respectfully submitted,

Roxanne M. Maher
Administrative Assistant
to the Ledyard Town Council

cc: Mayor
Director of Finance
Treasurer
Avalonia Land Conservancy

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AN ORDINANCE
OF THE TOWN OF LEDYARD
AUTHORIZING AVALONIA LAND CONSERVANCY, INC.
TO RECEIVE PROPERTY TAX EXEMPT STATUS AS
OF THE DATE OF PURCHASE OF REAL PROPERTY
TO BE PRESERVED AND MAINTAINED AS OPEN SPACE

Patricia A. Riley
LEDYARD TOWN CLERK

Be it Ordained by the Town Council of the Town of Ledyard "An Ordinance of the Town Of Ledyard Authorizing Avalonia Land Conservancy, Inc., to Receive Property Tax Exempt Status As of The Date Of Purchase of Real Property to be Preserved and Maintained as Open Space" is hereby enacted.

Section 1 Statement of Purpose and Authority

The purpose of this Ordinance is to grant a property tax-exempt status to the Avalonia Land Conservancy Inc., located in the Town of Ledyard, a non-profit organization, pursuant to Connecticut General Statute §12-81b.

Section 2. Tax Exempt Status as of the Date of Acquisition.

The property tax exemption authorized by subsection (12) inclusive, of §12-81 of the Connecticut General Statutes shall be effective as of the date of the acquisition of the property acquired by Avalonia Land Conservancy, Inc., for the purpose to be preserved and maintained as open space for public passive recreation.

Section 3. Severability

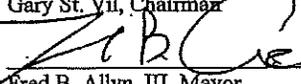
If any provision of the is Ordinance shall be held invalid by a court having competent jurisdiction, such invalidity shall not affect any other provision of this Ordinance, that can be given effect without the invalid provisions, and for this purpose the provisions of this Ordinance are hereby declared to be severable.

Adopted by the Ledyard Town Council on: February 25, 2026

Signed/Certified on: 3-2-2026


Gary St. Vil, Chairman

Approve Disapprove on: 3-2-2026


Fred B. Allyn, III, Mayor

Published on:


Patricia A. Riley, Town Clerk

Effective Date:

History: Pursuant to Connecticut General Statute §12-81b the Town of Ledyard granted a property tax-exempt status to the Avalonia Land Conservancy Inc., for properties they have acquired for conservation purposes to be preserved and maintained as open space for public passive recreation.

A RESOLUTION
AUTHORIZING THE ABATEMENT
DELINQUENT PROPERTY TAXES
FOR THE AVALONIA LAND CONSERVANCY, INC.

WHEREAS: Avalonia Land Conservancy, Inc., paid \$1,120.72 for property taxes on October 27, 2025 at the time of purchase; and have been billed \$3,098.96 for property taxes due on January 1,2026; and

WHEREAS: Avalonia Land Conservancy is a non-profit Organization; and

WHEREAS: The Town of Ledyard has granted Avalonia Land Conservancy, Inc., tax- exempt status pursuant to Connecticut General Statute §12-81b; 12-81dd;

NOW, THEREFORE BE IT RESOLVED that the delinquent property taxes, including interest late fees billed to Avalonia Land Conservancy, Inc., for property located at 154 Stoddards, Wharf Road, Gales Ferry, Connecticut are to be abated.

Adopted by the Ledyard Town Council on: March 11, 2026


Gary St. Vil, Chairman

The Resolution was the mechanism to waive or write off the taxes that were already due.

Connecticut General Statutes 12-81dd enables conservation properties to be tax exempt with the adoption of an Ordinance by the Municipalities Legislative Body (Town Council).

At the time when Avalonia Land Conservancy acquired property located at 154 Stoddards Wharf Road, Gales Ferry on October 27, 2025 it was a taxable property. Therefore, Avalonia Land Conservancy paid \$1,120.72 in taxes at the closing.

Since the process to remove the property from the tax roll did not occur when the property was purchased by Avalonia Land Conservancy they received a tax bill. Once taxes were due, the Tax Assessor could not waive them without Town Council authorization