



TOWN OF LEDYARD CONNECTICUT

741 Colonel Ledyard Highway
Ledyard, Connecticut 06339

Historic District Commission

~ AGENDA ~

Chairman Ty Lamb

Regular Meeting

Monday, August 18, 2025

7:00 PM

Town Hall Annex -Hybrid Format

REMOTE MEETING INFORMATION

Zoom Meeting Link:

<https://us06web.zoom.us/j/81841314692?pwd=d2aXQQIZQYscDwaQjpv3hAbj3oyeT4.1>

Meeting ID: 818 4131 4692

Passcode: 014169

One tap mobile:

+16465588656,,81841314692#,,, *014169# US (New York)

I. CALL TO ORDER

II. ROLL CALL

III. APPOINTMENT OF ALTERNATES

IV. RESIDENTS AND PROPERTY OWNERS

V. REVIEW AND APPROVAL OF MINUTES

1. Motion to APPROVE the Regular Meeting Minutes from July 21, 2025, as written.

Attachments: [Historic 7-21-25 minutes](#)

VI. TOWN COUNCIL LIAISON REPORT

1. Town Council Liaison - Councilor Bill Barnes.

VII. CHAIRMAN REPORT

1. General Report.
2. Financial Report.

Attachments: [Capital account YTD 8-12-25](#)

[General fund YTD 8-12-25](#)

[NLH donation account YTD report 8-12-25](#)

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 #: 25-2349

Agenda Date: 8/18/2025

Agenda #: 1.

AGENDA REQUEST
GENERAL DISCUSSION ITEM

Subject:

Motion to APPROVE the Regular Meeting Minutes from July 21, 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, July 21, 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
Chairperson Ty Lamb
Commissioner Ammie Chittim
Commissioner Karen Parkinson

Excused Alternate Member Kenneth Geer
Commissioner Kelly Lamb

Late Commissioner Rebecca Watford

Mr. Chittim was present via Zoom.

Bill Barnes, Town Council joined the meeting at 7:04 p.m.

III. APPOINTMENT OF ALTERNATES

Mr. Godino was appointed as a voting member.

IV. RESIDENTS & PROPERTY OWNERS COMMENTS

None.

V. REVIEW AND APPROVAL OF MINUTES

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

RESULT: APPROVED AND SO DECLARED

MOVER: Douglas Kelley

SECONDER: Karen Parkinson

AYE 5 Kelley Godino Lamb Chittim Parkinson

EXCUSED 2 Geer Lamb

VI. TOWN COUNCIL LIAISON REPORT

1. Town Council Liaison - Councilor Bill Barnes.

Councilor Barnes said he reported a few weeks ago that there may be a stocking of fish at Sawmill Pond. He said that Scott Johnson, Parks and Recreation/Senior Center Director was contacted by TJ Hepburn from the Department of Energy & Environmental Protection. Ledyard is on DEP's radar for the fish stocking, although nothing more has been heard. Councilor Barnes will keep the Commission posted.

Councilor Barnes asked the Commission if the pipe lining is scheduled or completed? It was answered that it has been completed. Councilor Barnes asked about the quality of work, and Mr. Godino reported that the project went well.

Councilor Barnes said that the Spicer Ruins should go before Land Use before it goes before the Town Council. Councilor Barnes will find out the next recommended step and report back to the Commission.

VII. CHAIRMAN REPORT

1. General Report.

Chairman Lamb said he will focus more on the financial report this month.

2. Financial Report.

Chairman Lamb said at the end of last year's fiscal year a tree contractor donated his time and did not charge for his tree removal services. The cost would have been approximately \$1,400. These funds were instead used for the Nathan Lester House. Chairman Lamb gave a report coming into the new fiscal year. The budget was not changed much since the previous year when Mr. Godino was Chairman.

Building Maintenance NLH - \$7,500
Building Maintenance Sawmill - \$3151
Operations NLH - \$4015
Operations Sawmill - \$1605
Miscellaneous - \$1,500

Chairman Lamb reported that the Capital accounts have not been updated yet, therefore he is waiting on the official numbers.

The Sawmill donation account should be \$6,692.

The NLH donation account should be \$12,355.57. A purchase order was cut for \$3,300 leaving \$9055.57.

The capital account should still be at - \$54,300.

The maintenance account should still be at - \$18,579.

The ARPA account should still be in the range of \$39,764. A Purchase order was cut for the Sawmill, that will use this entire amount plus some of the Building Maintenance Account funds.

The Building Maintenance account will be approximately \$33,000.

Purchase Orders:

ARPA -

Pro-Plumbing

Beth Ackley report

Two Holdridge Purchase orders, one for the NLH and one for the Sawmill.

Chairman Lamb asked the Commissioners to either give him the Holdridge receipts or put them inside a labeled envelope placed in the drop box outside of the Town Hall.

Mr. Kelley asked if Ms. Roxo's name is on the Holdridge account. Chairman Lamb will speak to Holdridge to update the names on the Historic Commission account.

RESULT: DISCUSSED

VIII. CORRESPONDENCE

1. Correspondence.

No direct mailings to the Commission to report.

IX. COMMITTEE REPORTS

1. Sawmill Committee.

Chairman Lamb said he received an email from Mr. Ganong regarding an emerging issue at the Sawmill. The ballpark cost for fixing the tail race stonework repair is \$2,000-\$4,000. Chairman Lamb will look will request a purchase order to be taken out of the Capital Account. He added that if the issue isn't fixed now, it will be much more costly later. He will give a report on the status next month.

Mr. Godino reported that the report on the dam is complete. There are some draft recommendations for future work. Once the final report is complete it will be sent to all the Commissioners. Mr. Godino said if work needs to be completed on the dam it will be expensive. Mr. Godino asked what the risk is if nothing is done. The Engineer replied if there is a storm that results in a foot or more overage there could be irreparable damage or possibly even failure. Mr. Godino said the dam was rebuilt in the 1980's. Councilor Barnes said that it is hard to justify a half-a-million-dollar investment to protect the Sawmill from weather that hasn't been seen in 150 years. Councilor Barnes told Mr. Godino that he did a great job in understanding the risk and probability and is only sharing his concern because of the magnitude of the cost. He added that the Town will have serious difficulty funding that level of Capital for dam work. Chairman Lamb said he didn't mind if Mr. Godino continued to explore alternate funding profiles as well as alternate repair solutions. Ms. Watford recommended that the Commissioners talk to the residents who live upstream since they had significant well and structure damage during hurricane Sandy, perhaps they could advise on where the water flows during a flood. Mr. Godino ended by saying if the dam is lost then the mill would be lost too.

RESULT: DISCUSSED

2. Nathan Lester House - Mr. Kelley.

Mr. Kelley reported that it was a busy month at the Nathan Lester House.

Several events have been hosted -

On June 21st the family and friends of William Fossum, the late Historic Chairman attended a remembrance using the Great Oak Garden, back of the house and the museum.

July 4, the community was welcomed for a day of picnicking on the Great Oak lawn, children's games, an Eagle Scout Project Fundraiser, a reveal of the discovery barn and tours of the house dressed for the occasion with patriotic artifacts.

The Graves-Hill family gathered for their first reunion at the NLH. The Graves-Hill family were the last owners of the property before the sale to the Town. Mr. Kelley said the Graves-Hill family descendants met at the NLH a week later to share images of their family's 60-year tenure, to more deeply explain the physical and social history of the NLH. Mr. Kelley hopes this event is repeated.

Major projects:

Clearing the front portion of the main barn to develop a children's discover space.

Clearing the carriage shed, so it may become an exhibit space.

Installation of roll away AC units in the museum by Public Works.

Start of work in the new museum office.

Mr. Kelley added that the AC units were made possible because EJ Smith donated his work to remove the large larch tree from the NLH property which saved the Commission \$1,400. This money was used for AC units instead.

Meetings were held with long-term partners from the Ledyard Historical Society and the Ledyard Garden Club.

New partnerships are being sought to advance and increase community use of the property - Coordination with trail groups to re-blaze the Great Oak Trail, Mr. Kelley thanked Ms. Parkinson for her help with this project. Holmberg Orchards to plan restoration of the historic orchard.

Outreach to the Mashantucket Pequot Nation. This individual outreach will be combined into a renewed NLH Committee.

Mr. Kelley summarized Victoria Roxo, Museum Director's report - Weekly children story time program. This program has increased family outreach with new families joining and numerous direct donations have been received for the program such as books, train tables and toys to outfit the children's barn.

A meeting was held with Kristen Chapman, Mayor's Assistant, to establish the correct path to pursue a gift shop.

Looking into income producing possibilities, including new venue pricing, classes and workshops.

Exploring the possibility of a new 501(c)(3) for the pursuit of grants and how to approach this new Nonprofit status in a phased way. Market the program with the aid of the Town and to include the Town in future planned events.

Meetings were held with Tri-Town-Trails, Gosha Education Foundation and the Conservation Commission for help with a trail map system. On September 13, 2025, the new trail map system will begin implementation. A Scout trail day is planned.

Demonstrators and volunteers are being secured for the Fall Festival on September 27, 2025.

The NLH Museum intern has cataloged various parts of the barn looms which will be included in the Newbury Weaving School of New England Registry of Barn Looms.

Art week will feature an En Plain Air Painting event, watercolor pallets for the use of the community, story time program, and a community art project designed by visiting artist Justin Roxo who will donate a portrait of the NLH to the museum.

Mr. Godino said he may have a contact that would be able to participate in a craft demonstration for the Fall festival.

Mr. Kelley said the Graves-Hill has an unofficial family archivist (Nick Hill) who loaned a family album and access to an online photo archive. Mr. Kelley said viewing these photos has answered a lot of questions. He commented that viewing the house immediately after the 1938 hurricane was a revelation.

RESULT: DISCUSSED

3. Center School - Mr. Geer.

Mr. Geer reported that not much has changed in the past month.

4. Social Media - Ms. Lamb.

Chairman Lamb asked Ms. Watford if she has worked with Ms. Lamb to promote on social media. Ms. Watford said she has several photos and will work with Ms. Lamb.

RESULT: DISCUSSED

5. Research/Preservation - Ms. Chittim.

Ms. Chittim reported that she has been meeting with Mr. Kelley and Ms. Roxo on how to use research and preservation in conjunction with the NLH property. Ms. Chittim will be setting up a time to go to the Ledyard Farmer's market to get Historic Commission information out to the community. The fall festival, which will include an archeological demonstration, will be promoted at the Farmer's market. Ms. Chittim said one of the biggest goals that came out of the meeting was to start an excavation with volunteer opportunities with at the NLH. Ms. Chittim wrote a list of items needed for the excavation. Depending on the extent of the program the cost

would range from \$1,000 to \$2,500. Ms. Chittim said the excavation could lead to different avenues of public outreach, publications and grants that the Commission is not currently eligible for. Chairman Lamb said he will meet with Ms. Chittim to discuss further. Ms. Parkison offered to help with a tent or other equipment needed at the Farmer's market. Ms. Chittim finished by saying that she shared the NLH page and story time event with the Military Community in hopes of reaching new families.

Ms. Parkison said that she participated in a two-mile hike with Tom Olsen (who is part of both the Tri-Town Trail and Gosha) and Michael Marelli from the Conservation Commission Chairman. During the hike they planned out how to redo the trail signage.

Ms. Parkinson said the Spicer Ruins is on hold until there is more clarification on step one from Land Use. Ms. Parkinson added that once she can move forward there will be several opportunities that can happen, such as an archeological dig.

RESULT: DISCUSSED

X. OLD BUSINESS

1. Any Other Old Business to come before the Commission.
None.

XI. NEW BUSINESS

1. Any Other New Business to come before the Commission.
None.

XII. ADJOURNMENT

Motion to ADJOURN the Regular Meeting at 7:55 p.m.

RESULT: APPROVED AND SO DECLARED

MOVER: Vincent Godino

SECONDER: Douglas Kelley

AYE 5 Kelley Godino Lamb Chittim Parkinson

EXCUSED 2 Geer Lamb

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TOWN OF LEDYARD

741 Colonel Ledyard
Highway
Ledyard, CT 06339-1511

File #: 25-2341

Agenda Date: 8/18/2025

Agenda #: 1.



TOWN OF LEDYARD

741 Colonel Ledyard
Highway
Ledyard, CT 06339-1511

File #: 25-2342

Agenda Date: 8/18/2025

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 #: 25-2344

Agenda Date: 8/18/2025

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 8-12-25

FOR 2026 01								
ACCOUNTS FOR:	ORIGINAL	TRANFRS/	REVISED				AVAILABLE	PCT
0210 CAPITAL & NON RECURRING	APPROP	ADJSTMTS	BUDGET	YTD EXPENDED	ENCUMBRANCES		BUDGET	USED
21010103 HISTORIC DISTRICTS								
21010103 54500 BLDG MAINT	0	10,000	10,000	.00	6,639.17		3,360.83	66.4%
21010103 54500 G0014 BLDG MAINT	0	0	0	.00	39,764.83		-39,764.83	100.0%
TOTAL HISTORIC DISTRICTS	0	10,000	10,000	.00	46,404.00		-36,404.00	464.0%
TOTAL CAPITAL & NON RECURRING	0	10,000	10,000	.00	46,404.00		-36,404.00	464.0%
TOTAL EXPENSES	0	10,000	10,000	.00	46,404.00		-36,404.00	

YEAR-TO-DATE BUDGET REPORT 8-12-25

FOR 2026 01								
	ORIGINAL APPROP	TRANFRS/ ADJSTMTS	REVISED BUDGET	YTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED	
GRAND TOTAL	0	10,000	10,000	.00	46,404.00	-36,404.00	464.0%	
** END OF REPORT - Generated by Christina Hostetler **								

YEAR-TO-DATE BUDGET REPORT 8-12-25

FOR 2026 01								
ACCOUNTS FOR:	GENERAL FUND	ORIGINAL APPROP	TRANFRS/ADJSTMTS	REVISED BUDGET	YTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
10110103 HISTORIC DISTRICTS								
10110103	54500 BLDG MAINT	7,500	0	7,500	.00	995.00	6,505.00	13.3%
10110103	54501 SML MAINT	3,151	0	3,151	.00	.00	3,151.00	.0%
10110103	56100 OPERATING	4,015	0	4,015	.00	1,030.00	2,985.00	25.7%
10110103	56101 SML OPERAT	1,605	0	1,605	.00	935.00	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	.00	2,960.00	14,811.00	16.7%
TOTAL GENERAL FUND		17,771	0	17,771	.00	2,960.00	14,811.00	16.7%
TOTAL EXPENSES		17,771	0	17,771	.00	2,960.00	14,811.00	

YEAR-TO-DATE BUDGET REPORT 8-12-25

FOR 2026 01								
	ORIGINAL APPROP	TRANFRS/ ADJSTMTS	REVISED BUDGET	YTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED	
GRAND TOTAL	17,771	0	17,771	.00	2,960.00	14,811.00	16.7%	
** END OF REPORT - Generated by Christina Hostetler **								

YEAR-TO-DATE BUDGET REPORT 8-12-25

FOR 2026 01								
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	0	0	0	.00	3,300.00	-3,300.00	100.0%	
TOTAL DONATIONS/GRANTS EXPENSES	0	0	0	.00	3,300.00	-3,300.00	100.0%	
TOTAL DONATIONS AND GRANTS	0	0	0	.00	3,300.00	-3,300.00	100.0%	
TOTAL EXPENSES	0	0	0	.00	3,300.00	-3,300.00		

YEAR-TO-DATE BUDGET REPORT 8-12-25

FOR 2026 01								
	ORIGINAL APPROP	TRANFRS/ ADJSTMTS	REVISED BUDGET	YTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED	
GRAND TOTAL	0	0	0	.00	3,300.00	-3,300.00	100.0%	
** END OF REPORT - Generated by Christina Hostetler **								



TOWN OF LEDYARD

741 Colonel Ledyard
Highway
Ledyard, CT 06339-1511

File #: 25-2343

Agenda Date: 8/18/2025

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 #: 25-2345

Agenda Date: 8/18/2025

Agenda #: 1.

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 #: 25-2346

Agenda Date: 8/18/2025

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 #: 25-2347

Agenda Date: 8/18/2025

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 #: 25-2351

Agenda Date: 8/18/2025

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 #: 25-2348

Agenda Date: 8/18/2025

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 #: 25-2350

Agenda Date: 8/18/2025

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 #: 25-2352

Agenda Date: 8/18/2025

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)