

MINUTES  
BOARD OF SUPERVISORS  
COUNTY OF YORK

Adjourned Meeting  
April 25, 2013

6:00 p.m.

Meeting Convened. An Adjourned Meeting of the York County Board of Supervisors was called to order at 7:00 p.m., Tuesday, April 25, 2013, in the East Room, York Hall, by Chairman Walter C. Zaremba.

Attendance. The following members of the Board of Supervisors were present: Walter C. Zaremba, Sheila S. Noll, and Thomas G. Shepperd, Jr.

Donald E. Wiggins and George S. Hrichak were absent.

Also in attendance were James O. McReynolds, County Administrator; Vivian A. Calkins-McGettigan, Deputy County Administrator; and Melanie Economou, Assistant County Attorney.

**PUBLIC HEARINGS**

**PROPOSED FISCAL YEAR 2014 BUDGET**

Mr. McReynolds noted there would be two public hearings held this evening, the first on the FY2014 Proposed Budget and the second on the proposed Calendar Year 2013 Tax Rates. He then made a brief presentation regarding the proposed FY2014 Proposed Budget, stating it was proposed at \$131.2 million. The proposed budget complied with the Board's directives, and it was balanced as required by law. The proposed budget included a recommendation for School Operations Funding at \$51.2 million, which was an increase of \$2.3 million. The School Capital and Debt was recommended to be funded at \$7.8 million, which was level with the current year. He stated all Non-Education and all other activities' in the County's Operating Budget were recommended to be funded at \$72.2 million, which was an increase of \$1.7 million. He noted there would be two additional work sessions on April 30 and May 2 to consider further changes to the proposed budget. Mr. McReynolds then moved to the proposed Calendar Year 2013 Tax Rates, stating the proposed rates were \$0.7645 per each hundred dollars of assessed valuation for real property, an increase of 2.3 cents. He noted the rest of the rates would stay the same with the exception of mobile homes which would also increase to \$0.7645 per each hundred dollars of assessed valuation.

Chairman Zaremba then called to order a public hearing on the proposed Fiscal Year 2014 Budget which was duly advertised as required by law.

Mr. Patrick Belcher, 6912 George Washington Highway, Executive Director of the York/Poquoson Chapter of the American Red Cross, stated in 1905 a Congressional Charter had mandated that the American Red Cross provide services to the armed forces, the members and their families, and disaster relief to communities. He stated although the American Red Cross was known primarily for its response in major disasters, one of the more important aspects it was involved in was local disasters such as home fires. He spoke of the services provided to York County, stating the Red Cross has over 100 active volunteers in the area. Last year the York-Poquoson Chapter provided services to 27 families. He stated York County had provided support to the chapter for many years, but last year the chapter dropped the ball and had not requested funding. He stated the original request was amended from \$10,000 to \$1,000 which would be just enough to cover a family of four in a disaster response to a fire and provide them with food, clothing, and shelter for three nights. Mr. Belcher expressed his wish for the Red Cross to partner with York County government, and he asked the Board to provide

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resources in case a major disaster should hit this area. Mr. Belcher then provided copies of the budget request for the Board members.

Mr. James Chapman, 130 Yorkshire Drive, appeared before the Board in opposition to any increase in the real estate taxes. He noted that last year the County had approved an 8.4 cent increase in the real estate tax rate, and he addressed his concern that both the County and the School Division had spent funds last year for bonuses that had not been addressed in the budget. He also expressed his concerns with other rising fees such as sewer maintenance, solid waste, and Newport News Waterworks, noting he was a senior citizen living on a fixed income, and he felt he had paid his fair share of taxes to the County and the School Board. Mr. Chapman requested the Board consider other means for acquiring revenue for any future increases in the budgets.

Ms. Carol Sale, 1620 Old Williamsburg Road, Executive Director of the Lackey Free Clinic, stated that during the past three years the Lackey Free Clinic had provided care to over 400 York County residents. She stated the Clinic has seen a growing trend in its needs with 9,800 patient visits in 2010 and 12,400 patient visits in 2012. The Clinic provided primary, specialty, and chronic medical care, dental care, behavioral and mental health services, and free medications to its patients. The clinic serves residents whose income falls within 200 percent of the Federal poverty level, and recent population statistics indicate that there were approximately 28,000 York County residents that fall within that category and would be eligible for the clinic's care. She explained that the current construction has limited the ability to provide some care to residents, and the clinic currently has a waiting list of 250 people waiting to become patients at the clinic, with 70 of those on the list being York County residents. Ms. Sale thanked the Board for its funding, stating the clinic hoped to be able to continue assisting York County residents.

Mr. Steven Romeo, 115 Tides Run, echoed Mr. Chapman's sentiments, stating the citizens of the County cannot continue to have all of the fee increases pushed down on them. He stated although he understood that the Board has a tremendous charge in trying to balance all of the things that are mandated on local government, continuing to pass that down on the residential tax base was not equitable. He suggested the County find ways to save money rather than finding ways to increase the revenue.

Mr. Robert Frailey, 729 Charles Road, stated in the 43 years his family had been in their home, their taxes have increased from \$200 to \$4,000 a year, and they were obviously going up again. He stated the Board was the steward of the citizens' money; and, although his heart went out to the Red Cross and clients of the Lackey Clinic, he questioned whether or not it was the County's duty to appropriately address those organizations. He stated that at the last work session the Board had spent the least amount of time addressing the School Board funding which was the largest part of the budget. Mr. Frailey then spoke regarding the adverse impact that the recently approved 400-unit multi-family housing developments at Fort Eustis Boulevard and Route 17 would have on the traffic and the schools.

Mr. Ken Hamner, 203 Wharf Road, stated because of the ever-increasing budgets, it would appear that the County had a revenue problem. He felt the County has a perspective problem and a priority problem as well. He stated the purpose of government was to secure the rights of the citizens to their life, liberty, and property; and if the Board would use that as its number one priority, it would be easy to tell which things should not be in the budget. He stated he had long supported the American Red Cross and the Lackey Free Clinic, but supporting those organizations was not a function of government; and a lot of the things in the budget now were not functions of government. Mr. Hamner noted that everything else the government tried to do becomes inefficient, expensive, and potentially tyrannical, and those things should be left to the free market.

Mr. Greg Garrett, 122 Sandbox Lane, stated he found it interesting that a group of business people had come together with the goal of trying to assist the County in looking at the budget for ways not to have to raise the tax rate, but the Board had resisted. He stated if one started

with the premise that it was not okay to raise the tax rate, the government, the elected officials, and the private sector could all work together to attempt to come up with a reasonable solution. Mr. Garrett stated if the Board wanted to run an efficient government, the staff, the elected officials, and the private sector should all work together to make things happen in a proper way.

Mr. Bob Lambert, 109 Wormley Creek Road, spoke of how the economy has caused businesses to shrink and cut back on their employees. He stated it was Board's job as stewards of the County's money to find ways to be innovative, and innovation sometimes meant doing things that were uncomfortable or taking input from other people and not operating upon their own agenda in what they thought was nice to have. He stated it would also be nice to give the employees a raise, but there was not enough money for pay raises. Mr. Lambert expressed his opposition against the tax increase.

There being no one else present who wished to speak concerning the proposed budget, Chairman Zaremba declared the public hearing closed.

#### PROPOSED TAX RATES FOR CALENDAR YEAR 2013

Chairman Zaremba then called to order a public hearing on the proposed tax rates for Calendar Year 2013 which were duly advertised as required by law.

Mr. Jim Denkert, 107 Quest Court, stated he found it interesting that signup sheets for the two public hearings had been split when they could not really be separated. He stated the Board did not have a good history of setting priorities and sticking with them. He referred to an email he had received from Mrs. Noll last year where she had specifically stated York County did not have enough money to take care of its basic infrastructure and that it was being held together by "bailing wire in some cases". He stated although the County had defunded it afterwards, he asked for an explanation of how the Board could have approved the almost \$600,000 of County money for a bike path, and then turned around and said that it was a good use of other funds with the state or the federal government providing the rest. Mr. Denkert stated there was a problem with the County priorities, and its priority needed to be lowering taxes. He stated it was time to lower the tax rate and stand back and take a look at what needed to be done versus what was wanted. Mr. Denkert asked why the taxpayers were being asked for a rate increase when the County continued to fund businesses along Route 17 to improve privately owned property.

Mr. James Chapman, 130 Yorkshire Drive, stated he wanted to make it clear from his previous remarks that he was not against fair pay. He reiterated what he was opposed to was the expenditure of tax money for items that were not in the budget. He felt the County should look and see where it might find some savings. Mr. Chapman then spoke regarding the School Division, stating it was top heavy in administration, and he felt they should look at increasing the ratio of students per classroom. He felt the time had come for the County to take some strong measures to keep from constantly hitting the homeowner. He stated the school system had \$1.2 million in savings last year, and the County had a savings of \$700,000 and both had elected to pay bonuses. Mr. Chapman stated enough was enough.

Mr. Steven Romeo, 115 Tides Run, expressed his appreciation to the Board for wearing the bull's eyes, stating he thought it was loud and clear that the majority of the Board members were opposed to raising taxes. He felt confident that the Board members have the desire and the motivation to roll up their shirt sleeves and get back to the table with Mr. McReynolds and his staff and rework this budget.

Mr. Ken Hamner, 203 Wharf Road, noted he had received a very interesting email a couple of days ago from Susan Stinson, a candidate for Lieutenant Governor this year, stating that Stafford County had cut its tax rate the last three years, and he would love to be able to say that about York County. He stated that back in the last decade when taxes had been cut, it was at

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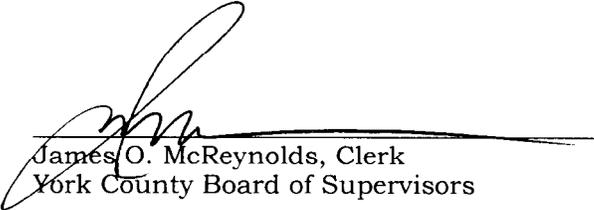
a time when assessments and home values were going through the roof; so he suspected those cuts were mostly tax increases anyway. He expressed his opposition to any further tax increases, stating he would like to see a commitment to cutting taxes.

Mr. Greg Garrett, 122 Sandbox Lane, addressed the Board regarding his concerns with the high number of employees employed by the County. He suggested the Board cut 5 to 10 percent of the least productive employees. He then addressed his concerns with outsourcing and the health care benefits of the employees. Mr. Garrett asked the Board members to have the fortitude to stand by the principles they say they believe in and cut the budget instead of raising taxes.

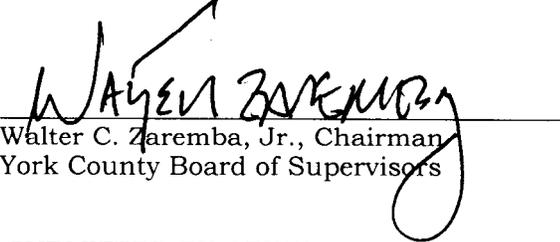
Mr. Robert Frailey, 729 Charles Road, stated the Board was always comparing York County with the other communities in the area saying tax rates were not as high as those areas. He stated he found it interesting that the Board members considered themselves to be Republicans who were supposed to be known as the party of reasonable taxes.

There being no one else present who wished to speak concerning the proposed tax rates for Calendar Year 2013, Chairman Zaremba declared the public hearing closed.

Meeting Adjourned. At 7:47 p.m. Chairman Zaremba declared the meeting adjourned to 6:00 p.m., Tuesday, April 30, 2013, in the East Room, York Hall, for the purpose of conducting a work session.



James O. McReynolds, Clerk  
York County Board of Supervisors



Walter C. Zaremba, Jr., Chairman  
York County Board of Supervisors

#### COMMENTS ON THE PROPOSED FY2014 BUDGET SUBMITTED BY OTHER MEANS

As directed by the Board of Supervisors, included in the proceedings of this meeting are the following comments on the proposed budget and tax rates that were received from citizens by way of email or phone call prior to close of business this date:

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Dear Supervisors:

I watched with interest as Mr. McReynolds discussed the FY 2014 budget he is proposing under the guidance and priorities you provided.

As I have watched the budget process over the past several difficult years, I have noted that the most significant savings have been deferral of capital projects, leaving positions unfilled, and freezing salaries of County employees. I recognize that there have probably been additional savings from stretching out the replacement cycle for computers, vehicles, etc.

I believe that the frozen employee salaries have included frozen step raises and that there were net costs to employees (including school board employees) resulting from the increases in VRS contributions and having to pay income taxes on the pay adjustments to offset those increased VRS costs.

In light of the number of years that County employees' salaries have been frozen and those increased costs, a 2% raise seems quite modest. By way of comparison, I note that the pro-

posed JCC FY2014 budget includes a 3% raise for their employees. I don't know if JCC compensated their employees for the taxes on the VRS contribution pay adjustment.

The small increase in the real estate tax rate proposed does not seem unreasonable to this property owning citizen.

I still have a lot of reading to do, but I did notice one item that was a bit troubling. That was a note in the Economic Development Section of the Budget Overview that the owners of the Sweet Frog Restaurant had received a grant from the Economic Development Authority (EDA) of an unspecified size. The EDA operations are very arcane, so that came as a surprise to me. Although, as I have noted before, I do think that it is a proper role for an EDA to participate in activities to attract relatively large employers that provide high salaries to our County, I don't believe that taxes should be diverted from the County Government to subsidize retail or residential concerns.

Thanks for considering my input.

Don Phillips  
200 Dogwood Ct.  
Yorktown, VA 23692  
(757) 898 8438

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How many tax hikes do you think we taxpayers can withstand? The Governor is probably going to sign the tax increases to fund transportation; the Affordable Care Act {aka obamacare} is coming this year and next with massive tax increases; 2 years ago you increased our property taxes nearly 14%, from \$3225.70 to \$3073.80 {\$448.101; our trash/recycle fees increased 50% in one year and now you want to increase our taxes another 2% for +-\$70}.

I believe there are other solutions available to you and the Board of Supervisors.

For example;

Revenue: We taxpayers are paying for recycling and trash hauling. Yet we do not receive any income from recycling sales of materials; nor do we receive any income from mulching and composting sales. I propose we receive a minimum of 10% from each of those enterprises. That would help defray some of our costs.

Expenditures:

Community Services - Housing Rehabilitation: This service is clearly against the Constitution of Virginia. The Constitution is clear re: taking property from one private property owner and giving it to another private property owner. Excerpt follows: Article I. Bill of Rights . . . In all other cases a taking or damaging of private property is not for public use if the . . . primary use is for private gain, private benefit, private enterprise, increasing jobs,, increasing tax revenue, or economic development, except for the elimination of a public nuisance existing on the property. The condemner bears the burden of proving that the use is public, without a resumption that it is.

The use of our money taken from us is clearly being used for "private gain, and private benefit." Regardless how noble the program is, it is clearly unconstitutional and needs to be eliminated. Savings of \$234,010 could be realized.

I strongly urge you and your colleagues not to raise our taxes. In fact the Gazette article mentioned you could find \$2 million in cuts if the rate wasn't increased. I propose you could find more than \$2 million. For example, reduce the amount going to the schools; instead of \$1.25 million, give them \$250,000. The Gazette on March 3, editorial page, highlighted the abuse of

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public money by Superintendent Eric Williams. He should be fired for his actions. Furthermore, every employee who "looked the other way" should also be fired. There is no excuse for his actions. In my opinion, he was stealing money that could have been going to educate our children. Is anybody going to hold him accountable??? They obviously have more money than they need! Savings of \$1 million.

In addition to the \$2 million savings mentioned above, additional savings could be obtained by eliminating group life insurance expenses (except for deputy sheriffs). If employees want life insurance, they should purchase it themselves. Saving about \$308,000. Eliminate Dues and Memberships. Savings of \$78,000 could be realized. I don't believe we "need" to be members of so many organizations. The internet probably could supply you with the same information without all that cost. Reduce pension costs by expecting employees to contribute to their own plan. {Don't give them a raise equal to their contribution like you did last year}

Elected officials should not receive any retirement, life insurance, or health care benefits. Their post is a temporary one; usually lasting only 4 years. Nobody should qualify for benefits in 4 yrs time.

Finally, eliminate any and all funding of charitable organizations. That is the responsibility of private enterprise; not government.

Sincerely,

Robert Simmons  
111 Shady Bluff Pt.  
Williamsburg, Va. 23188

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I read an article in the Daily Press about a group of businessmen wanting the Board of Supervisors to make certain cuts to avoid real estate tax increases. I say don't listen to them. York County's real estate tax rate is low, they're whining about nothing. I'm sure there are ways to cut spending without adversely affecting services and that's fine but don't go crazy with it. And the county does NOT need to be run like a business. It needs to be run like a non-profit maybe but there is no profit motive in government like there is in private business. It's a government "of the people, by the people FOR the people". Just do what's best for the people who live in York County - the people who vote for you.

Mike Hicks  
415 Crockett Rd.  
Seaford, VA 23696

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It is in reference to the so proclaimed business leads that think they can help the budget. This group of people do not have all their information correct. They are a fly by night organization. The group has their own agenda in mind not York County or its residents.

Robby Johnson  
[rcj0819@gmail.com](mailto:rcj0819@gmail.com)

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You recently mentioned at a BOS meeting that fire department funds were "discretionary" BUT one MUST know that you are REQUIRED by the Code of Virginia to "seek to ensure" EMS coverage for your locality. See the following code, pay special attention to B: § 15.2-955. Approval by local governing body for the establishment of certain rescue emergency services organizations. A. No volunteer rescue squad, emergency medical service organization or other organization providing similar type services, or volunteer fire-fighting organization shall be

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established in any locality on or after July 1, 1984, without the prior approval by resolution of the governing body. B. Each locality shall seek to ensure that emergency medical services are maintained throughout the entire locality. (1984, c. 599, § 15.1-26.01; 1997, c. 587; 2005, c. 418.)

Robert Minter  
5167 Weather Blvd  
Toano, VA 23168

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Dear Supervisors:

I've continued to follow your budget discussions, including the April 9 work session. I've also continued to peruse the budget document. A few items have caught my attention. Actually, in some cases, it was the absence of items which I noticed, the dogs that didn't bark in the night.

One of those dogs that didn't bark was the absence of any discussion of Dominion Virginia's announced intention of closing an old coal fired power plant unit at its York River installation on future County Income. The closure of one of the three units at that location would represent a significant loss of County income from the County's top tax payer.

The other barking dog I missed was any discussion of the level of utilization of the Sports Complex. I actually haven't been to the complex, but I have failed to note any significant traffic into or out of the facility. That suggests to me, along with the catastrophic difference between initial estimates of concession income and actual amounts, that utilization may be low. If it is, it brings me back to a question Walt Zaremba asked during the work session about validation of needs. How was the need for that facility validated? Does the County need to reconsider its method for evaluating need for new facilities?

I continue to be critical of the use of tax diversions through development authorities to subsidize retail and residential developments, but I wanted to note that I do support the use of EDA for things like the creation of the Historic Triangle Business Incubator by the York EDA along with the EDA's of Williamsburg and JCC. I found discussion of that activity on page X of the Budget overview discussion of economic development.

Although I knew that the County provides fire and safety services for the Marquis, I wasn't aware of, or had forgotten, what appear to be significant other services that are described in the Financial and Management Services budget discussion on page 144 of the budget.

"Coordinate and prepare for the annual financial audit of the County, School Division, EDA and Marquis CDA, including but not limited to preparing year-end adjustments, preparing financial schedules, closing of funds, and the review of schedules prepared by Fiscal Accounting Services, the Treasurer's Office, other departments and component units."

and

"Monitor debt covenant compliance and payments of debt service; prepare monthly sales, lodging and meals tax analysis; reconcile monthly financial reports with management company for Riverwalk Landing tenant operations; prepare 90 day vacancy report; prepare actual revenue year to-date comparison report; prepare monthly financial reports for the EDA; prepare and submit incremental tax collections reports for the Marquis CDA;....."

Although I have known all along that the Marquis would continue to pay the taxes that were due on the land before it was developed, and learned from an exchange of Virginia Gazette letters to the editor with Walt Zaremba early last year that they would also be paying an addi-

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tional \$150,000. This was supposedly to pay for all of the services the Marquis and CDA would receive from the County.

However, I discovered from the budget that the County had received a much larger payment in the first years of the development. Under item 1063 "CDA Special Rev Fd Facilities" in this proposed budget and prior budgets, the payments are shown as growing since the development began and reached \$300,000 in 2012 and then falling to \$200,000 in 2013 with only \$150,000 budgeted for 2014. A note indicates that the amount is set by an MOU with the CDA.

Archived minutes of Supervisor's meetings indicate the adoption of a Marquis MOU on October 16, 2007. The BOS approved amending the MOU on 16 February 2012. I was unable to locate any of the versions of the MOU on the County Website and it was not attached to the meeting agendas or minutes. Like most CDA and EDA activities, the County's dealings with the development authorities seem to be carried out in the dark, out of sight of citizens.

By searching the web I was able to locate a document entitled " SUPPLEMENTAL DISCLOSURE TO THE ANNUAL CONTINUING DISCLOSURE REPORT" for the period ending December 31, 2008. According to that document, the County experienced \$262,500 in collection costs associated with the CDA and \$100,000 in administrative costs. Of the administration costs, only \$9,500 were attributed to the work done for the CDA described in the Financial Management Services budget discussion mentioned above. That looks like all that was available to make the total come out to \$100,000. I assume that the total is a number fixed in the MOU with the CDA. I seriously doubt that the services described on page 144 of the budget actually cost County tax payers only \$9,500 that year.

Also, the base taxes due from the Marquis totaled \$150,000, significantly less than the County's expenses other than those incurred in providing services such as fire and safety, etc even when supplemented by an additional \$150,000 payment. It definitely appears that County taxpayers are subsidizing services to the Marquis and will be doing so until 2041.

The EDA and CDA activities are buried in other categories in the proposed budget. I note that expenditures under items 50915 and 50920 of the finance and management budget entitled Economic Development and Economic Development Office total a little over \$722,000, but it is unclear what kind of support of the EDA and CDA that involves.

I note that, according to an article in the April 13 issue of the Gazette, James City County is struggling with the failure of the Windsor Meade, a (assisted living) residential project subsidized by a JCC tax diversion through their EDA.

That's all for now.

Sincerely,

Don Phillips  
200 Dogwood Ct.  
Yorktown, VA 23692  
(757) 898 8438

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I support the FY14 budget as currently proposed, in terms of both income (tax rates,etc.) and expenditures. Please do not reduce either one. I would prefer it if you were to fully fund the proposed school board budget as they originally proposed as I feel it has already been cut back past "meat and bones only." For what it's worth, I have no problem with your not appearing at the "YC Republican Party" budget 'town hall' - you were right not to do so. York Countians have had, and will have, plenty of opportunity to let you know their thoughts and concerns by writing, whether by snail mail or e-mail.  
Thank you.

Respectfully,

James R. Morgan  
213 Mt Vernon Dr  
Yorktown, VA 23693-3203

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Dear Board of Supervisors:

I am unable to attend tomorrow evening's discussion re: the current budget issues facing the county. Once again, it appears you are strongly considering another tax increase and, once again, it involves the schools portion of the budget that appears to be the primary issue from what I read in the Daily Press.

At the risk of sounding anti-school, I am not. I have an honor roll step daughter who attends York County schools. I am anti-tax increase as the solution to all our problems in York County. I am not trying to impress you with my background but want to assure you I speak from experience and that is, I owned budgets during my Navy career which exceeded the York County budget. We had one cardinal rule – do not exceed the bottom line and despite numerous unexpected circumstances which required “unique” solutions, we never broke that cardinal rule. It simply wasn't an option. The solution/s were tasked to be worked out at the lowest level possible, it wasn't for the Admirals to solve. In your case, that would be the school administrators – not you. Whatever is in the budget as their bottom line, THEY need to make it work.

While we all can easily be lead down the path of it's not that simple due to x, y, z... I beg to differ that it IS that easy. It's simply a matter of acceptance that increasing the budget isn't an option! Once that is digested, solutions will evolve – I promise. There will be several “the sky is falling” scenarios painted that you will have to listen to but if the DoD can make it work with far more drastic cuts and potential risks, certainly York County can find a way.

Additionally, I also spent several years in retail running big box stores with annual sales exceeding \$40M with over 200 employees. A major issue was pay – they believed we didn't pay enough. How do you think that is determined? By the market. They were replaceable. There were/are other people ready, willing and able to do their jobs. It is my belief the same holds true in York County but nobody wants to touch that one. If York County employees are not happy about their pay and/or benefits, they are free to look elsewhere for better options. I am certain there are numerous unemployed teachers or new graduates looking for their first teaching position standing “at the ready” to fill any vacancy that may develop should that occur. Same holds true for firefighters and police. We've absorbed their increase in health insurance as well as supporting “their” contribution to their retirement, now it's something else.

I do not believe it is in your charter to perpetuate an entitlement mentality re: pay and benefits. It's time for county employees to “get it”, just like all the other county residents who don't work for the government. Those that run their own businesses and those who work for private industry understand that growing the bottom line without the income to support it is a non-starter. They do not give raises because “it's been several years” or for any other altruistic reasons. Private industry pays what it can afford yet still remain profitable.

I was not happy about last year's increase for basically the same reasons and here we are again. If you continue down this path of decision making, is this what we are to expect annually? I urge you to consider your constituents that won't be there - the apparent silent majority of York County residents – those that don't work for the county government or the state. Those that voted for you to represent their concerns. Their numbers far exceed those that will most likely show up tomorrow to share their concerns: teachers, county employees, and parents of

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children who think if this increase is not passed their children will suffer irreparable harm.  
Same ol' song....where does it stop?

Hold the line on tax increases! Making the right decision is always more difficult than making  
the easy decision.

Sincere regards,

Tom Trotto/Seaford/757.303.0794

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