

From: [Sandra Hartian](#)
To: [Web Mailbox for BOS](#)
Subject: [EXTERNAL] It doesn't matter what we think about this proposal. You're going to approve it anyway!
Date: Friday, February 21, 2025 12:40:46 PM

Sent from my iPhone

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Ireland, Michelle

From: opie160@aol.com
Sent: Sunday, February 23, 2025 10:23 PM
To: Web Mailbox for BOS
Cc: Shepperd, Thomas; Alice Opdyke
Subject: [EXTERNAL] Proposed Development in Place of Salvage Yards - Rt 17

Board of Supervisors,

I was made aware of the proposed plan by a neighbor/coworker to rezone and develop the land that used to be salvage yards into residential and a business. It was also stated that the residential part would consist of several hundred homes or rental units.

We have lived in Woodlake Crossing for almost 11 years. We moved to York County for two reasons - the schools and to be in an area that was more rural and less dense. But across these past eleven years, I have seen a constant drive in this county for development. There is an apparent incessant need for more money, that can only be supported by backing developers to come to York County.

All this development will do is worsen the current trends. Several hundred homes or rental units, say two hundred, would equate to 200-400 more cars on the roads in that section of York County. The same could be said for children.

In a situation like this the county would require a traffic study and some sort of assessment of the impact on schools. Well, the impact is stated in the previous paragraph. The intersection of Rt 17 and Victory is one of the highest traffic areas in the county, especially east bound on Victory or northbound on Rt 17. It shouldn't take a study to realize that this would make a bad rush hour intersection much worse.

As for the schools, where do you plan on placing 200+ students? It would most likely require rezoning of the schools. Yet our family, and many others, decided on which house to buy due to specific schools. For us, we wanted our children in Tabb. What impact will this have on my kids? I will be outraged if we are rezoned to send them to another school.

We moved here to not be in Newport News or Hampton. Yet it seems that the county is dead set to look and feel just like them. I am 100% against this development.

Scott Opdyke
124 Stone Lake Court

[Sent from the all new AOL app for iOS](#)

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Ireland, Michelle

From: golfreb <golfreb@gmail.com>
Sent: Tuesday, February 18, 2025 10:30 AM
To: Web Mailbox for BOS
Subject: [EXTERNAL] Trash on side of roads

Dear BoS members:

The amount of trash along the York County side is atrocious. I have reached out numerous times to waste management about the trash blowing out of the garbage trucks. The canned response has been they will notify the trash company about it. I've provided pictures and license plate numbers to the waste management team. Surely in your travels along the roads you've noticed the same thing, why isn't this being addressed? It's embarrassing driving along the roads and seeing all the trash.

More and more I think the County needs it's own version of DOGE to look into contracts and government efficiency. This goes from the board level all the way to the teams working in the trenches.

Respectfully,
Bob Beil
106 August Dr.
Seaford, VA.

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Ireland, Michelle

From: SFK <williamwallace64@protonmail.com>
Sent: Monday, February 24, 2025 9:19 AM
To: R. Stru
Cc: Bellamy, Mark; Noll, Sheila S.; Fuller, Brian; Shepperd, Thomas; Holroyd, Douglas; Drewry, M. Wayne; Roane, Stephen; Tom Chamberlain; Richard Howell; Richard Howell; Dana deJager; Marie Bradsher Struble (EMS); Montee Jons; Edward Ashley; Web Mailbox for BOS; Cliff Williams; Sid Holloway
Subject: [EXTERNAL] Re: County Administrator Memo of 07Feb2025 - Survey Questions

Good Morning Mark:

Furthering Mr. Struble's points, (i.e. the motives here raise intense suspicions)!

I could write better questions and NOT charge the County whatever Polco's rate will be! Also, why is Polco the ONLY survey company listed? Elon and DOGE sent me to strongly suggest competition in the business of "hiring" pollsters. We need alternatives of THOUGHT and PRICING!

In order of importance you should "triage" **Protection and Preservation of this County founded in 1634** BEFORE the word "development" shows up in any of your survey questions...

Before "development" & "facilities/infrastructure" questions, may I strongly suggest you include the following questions:

- To attract long-term Residential homeowners, one approach is to Protect and Preserve our open, natural spaces. Do you support maintaining a healthy balance between nature and development that results in a better quality of Life and higher property values?
 - Are you aware of the **CURRENT laws/regulations** that support land preservation? These are not only tax benefits, but the **requirements** for participation in these programs, including what types of property are eligible, what actions are necessary to establish & maintain conservation, and how to value the resulting contribution made by foregoing development.
 - **Article XI (section 1)** of the Constitution of Virginia.
 - US Internal Revenue Code section 170(h)
-
- US Treasury Regulations section 1.170A-14
 - VA Code section 10.1-1700 et seq (**Open Space Land Act**)
 - VA Code section 10.1-1009 et seq (**Conservation Easement Act**)
 - VA Code section 58.1-510 —58.1-513 (**Virginia Land Conservation Incentives Act**)

There are many more, but this is at starting point...Thank you.

Sincerely,
Steve

Steven F. Kennedy
Conserve York County Foundation
Protect. Preserve. Prosper.
ConserveYorkCounty.org

On Saturday, February 22nd, 2025 at 10:29 AM, R. Stru <CRC1634@proton.me> wrote:

Mark - I read your memo this morning to the Supervisors of Feb 07 regarding survey questions and I have significant concerns. The questions on development are **highly biased** to obtain answers that **support higher densities**. It almost seems to me as if these questions were written by developers or at minimum by a group of staff supportive of high-density development. It's interesting to me the three development questions only state the (potential) benefits of higher density right up front (affordable housing, commercial development, more taxpayers) and not the negatives (quality of life, overall tax burden, school crowding and traffic). The absence of the consequences in these three questions make them **biased** in order to solicit an pre-desired outcome. We saw during Fenton Mill and by watching video of the past rezonings (Arbordale, Kelton Station, Marquis South) of the last 15 years in YC, developers and their attorneys leveraged manipulated community survey questions in order to obtain the desired pro-development outcome. Secondly, the methodology in your memo seeks to survey more residents of higher-density projects than single family residents, which again points to the bias in this survey.

From Your Memo:

Question 5. To attract commercial establishments, one approach is to increase allowable residential densities in York County. Do you support or oppose this concept?

6. To encourage moderately-priced housing, one approach is to increase the number of homes permitted per acre. Do you support or oppose this concept?

7. To promote population growth, one approach is to rezone vacant land for residential use. Do you support or oppose this concept?

My question for you is who designed these custom questions on Staff? 2. Do you feel surveying more high-density residents than single family residents is appropriate when we have far more single family residents than high-density residents in York County?

How about these questions to balance the survey:

Are you willing to accept alteration of the character of your community, higher taxes, more traffic and more school trailers for our children in exchange for higher residential densities? Let's put that one in!

Would you like York County to enjoy the same community character as Northern Virginia, Newport News or Hampton?

This survey will breed suspicion regarding the motives of the survey. I hope we can have a deeper discussion before these questions are finalized and mailed out. I'm ready to meet with you or anyone on your staff personally to discuss my concerns.

Ron

Sent with [Proton Mail](#) secure email.

Ireland, Michelle

From: Douglas Alexander <captalexander@cox.net>
Sent: Friday, February 21, 2025 7:11 PM
To: Web Mailbox for BOS
Subject: [EXTERNAL] Development at Rt 17 and Victory Blvd

I read with interest the inquiry York County received regarding development of the above parcel. In principle I am eager to see this property developed to yield a more suitable contribution to our community than the number of salvage yards currently occupying a portion of this land.

I do have concerns however. Ideally suitable businesses would be preferable to adding several hundred homes. If only 2 acres were dedicated to businesses, the remaining 18 acres would yield pretty small lots for each home. Are they anticipating tiny homes? Or should several hundred residences be substituted for homes? IE, apartments?

A considerable amount of new pavement would result from this development yielding increased runoff into Tabb Lakes Lake 1 I suspect, located directly behind this property. Unless on-site retention is provided, making lots even smaller. Increased noise levels aren't going to be appreciated by close residents either although it might be better than SIMs.

An additional traffic light between Mid Atlantic Ave and Victory Blvd is going to be a headache, not to mention the addition of required utilities.

I would hope a public meeting would be scheduled to allow affected parties to review the developer's proposal once received by the County. I look forward to future information. Thank you for alerting us to this action.

V/R

Douglas Alexander
115 Leslie Ln
Tabb Lakes

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Ireland, Michelle

From: Danno Svaranowic <danno.svaranowic@gmail.com>
Sent: Saturday, February 22, 2025 6:17 PM
To: Web Mailbox for BOS
Cc: Thomas Shepperd
Subject: [EXTERNAL] Fwd: District 5 Report and Crime Watch Updates by Supervisor Tom Shepperd

----- Forwarded message -----

From: **Danno Svaranowic** <danno.svaranowic@gmail.com>
Date: Fri, Feb 21, 2025, 2:47 PM
Subject: Fwd: District 5 Report and Crime Watch Updates by Supervisor Tom Shepperd
To: <BOS@yorkcounty.com>

ref: project at the junkyards, Rt 17.

This is one of THE most congested areas in York. On any given afternoon, the northbound traffic in this sector is hideous. UNLESS another lane is added to Rt 17 in this corridor, this project should not, repeat not, be approved.

Sincerely, Danno Svaranowic
111 Leyland Ct, Yorktown, VA 23693

----- Forwarded message -----

From: **York County Supervisor Tom Shepperd** <tgshep-cox.net@shared1.ccsend.com>
Date: Tue, 18 Feb 2025 at 11:54
Subject: District 5 Report and Crime Watch Updates by Supervisor Tom Shepperd
To: <danno.svaranowic@gmail.com>



Ireland, Michelle

From: Shepperd, Thomas
Sent: Wednesday, February 26, 2025 4:46 PM
To: opie160@aol.com; Web Mailbox for BOS
Cc: Alice Opdyke
Subject: RE: [EXTERNAL] Proposed Development in Place of Salvage Yards - Rt 17

Scott,

Thank you for taking the time to share your thoughts on the proposed development of the salvage yard area. The overwhelming response to my request for citizen comment is that residential development is not desired in the commercial area. We anticipate that traffic will increase in the area, but issues associated with traffic will partially be mitigated by improvements and expansion of the major highways. Some of the improvements have been completed or are currently underway. Since the area has been zoned for business development for many decades, it should not come as a surprise that commercial enterprises are looking at the site. Our chance to have a positive impact on the development is now in the early stages of planning. Again, thank you for your comments.

Regards,

Tom

Thomas G. Shepperd, Jr.
District 5 Representative
York County Board of Supervisors

Mb 757-903-1875
Hm 757-868-8591

From: opie160@aol.com <opie160@aol.com>
Sent: Sunday, February 23, 2025 10:23 PM
To: Web Mailbox for BOS <bos@yorkcounty.gov>
Cc: Shepperd, Thomas <shepperd@yorkcounty.gov>; Alice Opdyke <alice.opdyke@gmail.com>
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