



# TOWN COUNCIL – REGULAR MEETING

Monday, March 02, 2026 at 7:00 PM

Council Chambers – 15000 Washington St., STE 100 Haymarket, VA 20169

<http://www.townofhaymarket.org/>

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## DRAFT MINUTES

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### I. CALL TO ORDER

A Regular Meeting of the Mayor and Town Council of the Town of Haymarket, VA was held this evening the Council Chambers, commencing at 7 PM.

Mayor TracyLynn Pater called the meeting to order.

#### PRESENT

Mayor TracyLynn Pater  
Vice Mayor Matthew Gallagher  
Councilmember Justin Baker - arrived at 7:15 pm  
Councilmember Alexander Beyene  
Councilmember Ken Luersen  
Councilmember Joe Pasanello  
Councilmember Dave Capossela

### II. PLEDGE OF ALLEGIANCE

Mayor Pater invited everyone to stand for the Pledge of Allegiance.

### III. INVOCATION: Reverend Chelsea Morse - Haymarket Church

Mayor Pater introduced Reverend Chelsea Morse of Haymarket Church and invited her to the podium to give the evening's invocation.

### IV. PROCLAMATION: American Red Cross Month

Mayor Pater asked Vice Mayor Gallagher to read the proclamation designating March as American Red Cross Month. Mayor Pater presented the proclamation to Chris Duffley, Service to Armed Forces and International Services Director.

### V. BUSINESS SPOTLIGHT: Contemporary Music Center - Menzie Pittman

Mayor Pater introduced Menzie Pittman, owner of Contemporary Music Center, and invited him to the podium for the evening's Business Spotlight to share about his store relocating. Mr. Pittman shared that the education suite has moved to the first floor adjacent to the performance venue suite of the building. He stated that everything is basically in one location. He shared that the company does a lot of music education and was recently recognized as the top 3 education programs in the country by the National Association of Music Merchants. He also shared about the book he wrote. Mr. Pittman provided some stories about his experiences. He stated that he is glad to be in Haymarket and offered partnership opportunities with the Town. The Council asked him questions regarding his store hours and share with the public those who took classes became famous.

Mr. Pittman shared names of those coming from his education program who have been successful in the music industry. The Council thanked Mr. Pittman for coming and sharing his stories.

At this time, Councilmember Baker entered the meeting.

## **VI. CITIZENS TIME**

Mr. Chuck Berge from Willing Warriors shared that May 16th from 10-2 is the Vettes for Willing Warriors car show at the Retreat Center. He shared that all the vendors and sponsors are veteran oriented and invited the Council and public to the show.

Mr. Chuck Leonard, son of Dottie Leonard who lived at 14801 Washington Street, addressed the Council on the possibility of a temporary food truck park on his mother's property to help with cost on maintaining the property until it sells. After the request, the Council directed Mr. Leonard to follow up with the staff.

## **VII. CONSENT AGENDA**

Mayor Pater asked for any pulled reports from the Consent Agenda. Councilmember Beyene asked for the Town Engineer's report to be pulled.

Councilmember Pasanello moved that the Haymarket Town Council adopt Consent Agenda Items A:1-2, B:1-3,5 and C:1-5. Vice Mayor Gallagher seconded the motion. The motion carried.

**Motion made by Councilmember Pasanello, Seconded by Vice Mayor Gallagher.  
Voting Yea: Vice Mayor Gallagher, Councilmember Baker, Councilmember Beyene,  
Councilmember Luersen, Councilmember Pasanello, Councilmember Capossela**

**After discussion on the pulled report, Councilmember Luersen moved that the Haymarket Town Council adopt Consent Agenda Item B:4. Councilmember Beyene seconded the motion. The motion carried.**

**Motion made by Councilmember Luersen, Seconded by Councilmember Beyene.  
Voting Yea: Vice Mayor Gallagher, Councilmember Baker, Councilmember Beyene,  
Councilmember Luersen, Councilmember Pasanello, Councilmember Capossela**

### **A. Minute Approval**

1. Mayor and Council - Work Session: February 2, 2026
2. Mayor and Council - Regular Meeting: February 2, 2026

### **B. Department Reports**

1. Town Administration Report
2. Town Treasurer Report
3. Police Chief Report
4. Town Engineer Report
5. Town Attorney Report

### **Town Engineer Report**

Councilmember Beyene questioned the preliminary site plans for the hotel and retail space at Crossroads Village Center. Town Planner Lydia Schauss gave an update on the plans. She shared that the hotel site was previously approved for a 6 story building. She also shared that the developer is building a retail establishment in front of Kiddie Academy. Ms. Schauss stated that the retail space will be developed first. Both projects will take approximately 18-24 months before coming to fruition. A short discussion followed on the parcels.

### C. Liaison Reports

1. Finance Liaison Report
2. Business Liaison Report
3. Community Relations Liaison Report
4. Planning Commission Liaison Report
5. Architectural Review Board Liaison Report

## VIII. AGENDA ITEMS

Prior to proceeding onto the Agenda Items, Mayor Pater stated that without objections she would like to add the Revised Strategic Plan to the Agenda as item 2 and move the budget presentation to item 3. There were no objections to the Mayor's request.

1. Resolution 2026-003: Investment Policy

Mayor Pater asked for any additions or corrections to the Investment Policy. She also asked Town Treasurer Roberto Gonzalez if he would like add anything before Council takes action.

**With no further discussion, Councilmember Luersen moved that the Haymarket Town Council adopt Resolution #2026-003, Town of Haymarket Investment Policy, as presented. Councilmember Pasanello seconded the motion. The motion carried with an affirmative vote.**

**Motion made by Councilmember Luersen, Seconded by Councilmember Pasanello. Voting Yea: Vice Mayor Gallagher, Councilmember Baker, Councilmember Beyene, Councilmember Luersen, Councilmember Pasanello, Councilmember Capossela**

2. Resolution 2026-004: Adoption of Revised Strategic Plan

Mayor Pater asked the Council if there were any last edits before approving. She asked Town Manager Emily for any additional comments. Mrs. Kyriazi recapped the changes that were discussed at the Work Session.

**Councilmember Beyene moved that the Haymarket Town Council adopt Resolution #2026-004: Town of Haymarket Revised Strategic Plan, as presented. Councilmember Luersen seconded the motion. Mr. Beyene read the Resolution into the record prior to voting. The motion carried by an affirmative vote.**

**Motion made by Councilmember Beyene, Seconded by Councilmember Luersen. Voting Yea: Vice Mayor Gallagher, Councilmember Baker, Councilmember Beyene, Councilmember Luersen, Councilmember Pasanello, Councilmember Capossela**

3. FY27 Budget Presentation

Town Manager Emily Kyriazi gave a presentation on the FY27 budget. She started her presentation by sharing that the Council will be going over the draft budget line by line at their next work session on March 30. She stated that staff has worked diligently on the budget. She stated that some of the highlights that staff continues to work on is financial accountability, essential services offered to citizens, long term planning for growth, revenue and expenditure management, and economic stability. She showed the annual snapshot of Haymarket. She proceeded with the considerations of the budget by stating that the Town would maintain the current real estate tax rate at .098 cents per \$100, address the trash contractor services, fund

the replacement of one police vehicle, fund the 5 year capital improvement plan, propose a 2.8% COLA and up to 3% merit increase for employee retention, address the increase on health insurance premiums, fund the purchase of the replacement of a maintenance truck, and continue to provide professional services to the citizens and businesses. Mrs. Kyriazi shared that staff has been working on what they would like to get accomplished in this budget, along with the Council priorities. She shared that the finance liaisons have been meeting weekly discussing the budget. She showed the draft capital improvement plan and shared that staff is taking the plan to the next Planning Commission meeting for discussion. Mrs. Kyriazi went over the line items to include the replacement of a police cruiser, awarding the RFP on the Town Park engineering plan, working on the Town Center site plan with a turn lane on Jefferson Street, improve the walkability of the Town including the streetscape and expanding the beautification efforts, and the replacement of the maintenance vehicle.

Mrs. Kyriazi shared that Town Treasurer Roberto Gonzalez looks at the trends from the last five years to help determine the budget projection. She showed the proposed budget revenues and expenditures. There was a question on permit fees. Mrs. Kyriazi shared that there would not be any permit fee schedule changes in this proposed budget. There was also a question on the cost of replacing the police cruiser. Mr. Gonzalez went into a little deeper detail on the real estate tax rate. A short discussion followed on items such as permitting fees, funding Capital Improvement Projects and real estate tax rate. Mrs. Kyriazi concluded the presentation with the FY27 proposed budget with the revenues and expenditures side by side. Councilmember Pasanello asked Mr. Gonzalez to touch base on some of the placeholders that there's not enough information that may impact the budget. Mr. Gonzalez shared that some of the items is the ongoing compensation study and renewal policy on the insurance. He stated that it is a very healthy budget and can be adjusted. Councilmember Pasanello also asked Chief Sibert on his input from the police department perspective. Chief Sibert responded stating that the department is still continuing to work on good infrastructure and good police practices and bringing equipment into the infrastructure that will continue in a positive rate with building out the e-summons program and the in car camera system, for example. A discussion followed on the upcoming budget work session.

## **IX. COUNCILMEMBER TIME**

### Councilmember Beyene

Councilmember Beyene shared his concerns regarding By-Right uses in the Town's zoning ordinance. He asked staff to begin looking at an amendment to the zoning ordinance. He shared that he would like to be proactive in trying to get ahead of what could be a potential problem in the future.

Councilmember Baker Councilmember Baker thanked the staff and those who attended this evening's meeting.

### Councilmember Capossela

Councilmember Capossela stated with March coming in like a lion, there is a lot happening this month. He asked that everyone be careful on St. Patrick's Day and not over indulge. He also shared the date of St. Baldrick's Day and challenged the rest of Council to have their heads shaved with him for pediatric cancer research.

### Councilmember Pasanello

Councilmember Pasanello thanked Mr. Pittman for the entertaining Business Spotlight at this evening's meeting. He also reminded the Council that filing for candidacy to run for office in the upcoming elections is June 16th. He asked the Town Clerk to make sure the public and the other boards are aware of the date as well. He also shared of a state house bill that he has been following; HB1220 which has to do with photo speed enforcement. He stated that if the bill is passed, the Town may want to use this technology to aid the police department with speed enforcement.

### Councilmember Luersen

Councilmember Luersen mentioned numerous events and observances in March, such as the proclamation from earlier this evening on American Red Cross Month. He also mentioned it was Women's History month and St, Patrick's Day. He said that there were too many to mention and finished his report with his favorite Corned Beef and Cabbage Day.

### Vice Mayor Gallagher

Vice Mayor Gallagher shared that since he is 100% Irish not to just look for their local pub on St. Patrick's Day but to look for Irish cultural events in the area, such as the young Irish dancers from the local dance studios. He stated that the other thing he would like to mention was for staff and Council to start looking at the Town's sign Ordinance. He stated that he agrees with Councilmember Beyene's suggestion with approaching these items sooner rather than later.

### Mayor Pater

Mayor Pater thanked Mr. Pittman for attended this evening's meeting. She shared that she is excited for the Willing Warriors Car Show on May 16th. She also shared that she is excited for the St. Baldrick's event on March 21 and looks forward in doing the first pass on Councilmember Capossela's and Chief Sibert's head. She stated that she attended the Kiddie Academy's ribbon cutting recently and looks forward to going there to do a book reading with the kids. Lastly, she stated she would like to send prayers and thanks to all the service members and their families.

## **X. ADJOURNMENT**

**With no further business before the Town Council, Vice Mayor Gallagher moved to adjourn seconded by Councilmember Capossela. The motion carried.**

**Motion made by Vice Mayor Gallagher, Seconded by Councilmember Capossela.  
Voting Yea: Vice Mayor Gallagher, Councilmember Baker, Councilmember Beyene,  
Councilmember Luersen, Councilmember Pasanello, Councilmember Capossela**