What's Happening?

The purpose of this newsletter is to inform Haywood County Taxpayers of what transpires at the bi–monthly County Commission Meetings. This newsletter will be written from the perspective of a casual observer, myself. Any opinions expressed will be mine.

Two Recent Planning Board Decisions.

The Town of Waynesville (elected and appointed officials) and the Town of Waynesville Planning Board, in their eagerness to provide low cost rental housing, have trampled over the LDS (Land Development Standards) -

https://library.municode.com/nc/waynesville/codes/code_of_ordinances?nodeId=PTIICOOR_APXALADEST

to pass the following two development projects:

• Browning Branch LLC project at Buchanan Drive,
• The Palisades at Plott Creek.

The Browning Branch Development Project was rammed through by **Elizabeth Teague** and **James Weaver "Kirk" Kirkpatrick III** on 7/16/2018. Jason Rogers was the only dissenting vote.

http://haywoodtp.net/pubII/180717-PB-RecordsRequest%20.pdf

The Palisades was rammed through by **Elizabeth Teague** on 7/30/2018. Marty Prevost and Jason Rogers were the only dissenting votes.

http://haywoodtp.net/pubII/180730PlanningBoardSpecialCalledMeetingAgendaPacket.pdf

During these meetings, Planning Board lawyer, Ron Sneed, indicated his opinion to **Elizabeth Teague** and Planning Board members.

From The Mountaineer:

https://www.themountaineer.com/news/plott-creek-apartments-ok-ed-after-marathon-hearing/article_bebe54e6-947d-11e8-b205-9fa177ec8b4e.html

"Justice (Craig Justus, attorney hired to represent adjacent property owners) pointed out several gray areas and contradictions in the town's development rules. But in each case, the planning board decided to give the developer the benefit of the doubt.

"You should interpret the ambiguity in the benefit of the property owner," advised the planning board's attorney Ron Sneed."

Wait a minute!

I am sensing elements of Selective Enforcement. How many times have individuals faced this Planning Board with ambiguous standards, and have had the Planning Board rule in their favor, as Ron Sneed advised in these two development projects with his opinion?

For all the twisting and turning **Elizabeth Teague** made during these sessions, i.e., her "interpretations" of the LDS [re: recordings], she might as well be on the developers payroll. (You would think she could dress a little better for these things.) I guess Rob Hites was correct when he said: "The book is only an opinion".

The following are members of the Town of Waynesville Planning Board. **Elizabeth Teague**, Development Services Director, is shown separately. Each member will have either one of two symbols in front of their name.

👣 Planning Board member to be commended!

🚫👣 Planning Board member needs to go!

Photographs of these individuals are associated with their names, so that you can easily recognize them on the street and say "Hi" (courtesy of The Mountaineer) -

https://www.themountaineer.com/news/plott-creek-apartments-ok-ed-after-marathon-hearing/article_bebe54e6-947d-11e8-b205-9fa177ec8b4e.html

Here we go...

Town of Waynesville Planning Board
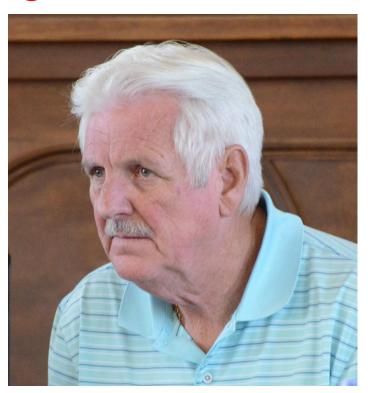
👣 Jason Rogers

Marty Prevost

DANNY WINGATE (Vice Chair)
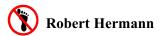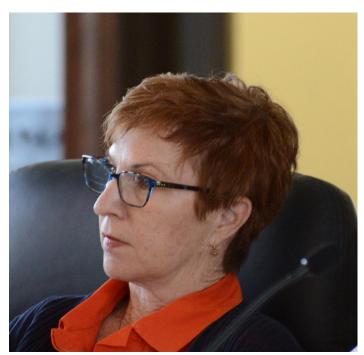
Patrick McDowell (Chair)

Anthony Sutton

Robert Hermann

Ginger Hain

Pratik Shah

Bucky Dykes

 Elizabeth Teague, Development Services Director.

Needs to go.

Let's see where these developments go from here.

First, both have to have NCDOT approval for what they are proposing at the entrances to these developments, and

Second, let's see if the Town of Waynesville Aldermen get hit with a lawsuit, and

Third, let's see if these plans get appealed to Haywood County Superior Court.

Legend: If any name is in **bold**, it can't be a good thing.

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Si vis pacem, para bellum