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2200 Camp Branch Road
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Subject: “Gibberish”- A presentation by **Martha Sharpe Bradley** at the ToW Aldermen Meeting, 8/9/2022.

Martha Sharpe Bradley, Town lawyer for the City of Waynesville, did not fail to disappoint at the Aldermen Meeting last evening.

Martha Sharpe Bradley’s ADMINISTRATIVE APPEALS Presentation, Item B on the Agenda, had to rank as one of the most stupid, boring, confusing, reports in the history of the Town of Waynesville.

[**Editors’s Note:** Where did they get this woman? Oh Yeah! Used to work for **Bill Cannon’s** law office!].

See her presentation here:

[Martha Sharpe Bradley presentation this evening at the ToW Aldermen Meeting regarding The Appeal. The world does not revolve around Martha Sharpe Bradley. 8/9/2022...](#)

<https://www.haywoodtp.net/pubII/220809-22-Aug9Item-1a-Agenda-BoA-Full-MarthaSharpeBradley.pdf>

Martha Sharpe Bradley prefaced her presentation, saying she hoped this would not be boring, then spent thirty-six (36) minutes boring everyone out of their minds. **Martha Sharp Bradley** would have done well to trash her presentation, and simply play the YouTube video by Adam Lovelady "Administrative Land Use Decisions - Clarification and Changes in Chapter 160D".

[UNC School of Government, Planning and Development Regulation, Online Modules, YouTube video by Adam Lovelady "Administrative Land Use Decisions - Clarification and Changes in Chapter 160D". Suggest Elizabeth Teague and Martha Sharpe Bradley start looking for new jobs. Don't miss the Waynesville Aldermen meeting tonight - major fireworks! 7/26/2022...](#)

<https://www.sog.unc.edu/resources/microsites/planning-and-development-regulation/online-modules>

A public comment speaker after **Martha Sharpe Bradley’s** disaster, described her presentation as “Gibberish”.

Here are a couple of stand out moments of the meeting -

- **Martha Sharpe Bradley** looked like a deer in the headlights,
- Bob Clark called her presentation "Gibberish",
- **Jon Feichter** appeared the only Aldermen curious as to what the procedure is for an appeal.

If we had a flow diagram, we could have given it to him.

Speaking of “The Appeal”, the following is the Public Comment presented by Sherry Morgan during the Public Comment portion of the meeting last night.

By Sherry Morgan.

The facts of the matter, concerning the errors in the Preservation Way Development approval, still remain. This town dropped the ball on issues that have never been addressed. First, the Planning Board and the Aldermen were misled by town planner Elizabeth Teague into believing they were required by 160D to switch from Quasi-Judicial to Administrative decisions, rubber stamping Apartments, Condo's and Tract Homes, if they met the chart guidelines. Now we have over 1000 new households coming to Waynesville over the next two years because citizen's wishes were silenced. Next, this town misled the public on the process of appealing the Administrative approval on Preservation Way. Elizabeth Teague stated, in front of me, Scott Cason, Phil Gibbs, and Becky Johnson from the Mountaineer, the appeal for an Administrative approval was through the Zoning Board of Adjustments and told us where to look in the Land Development Standards for step by step instructions. Then, Ginger Hain stated in the minutes of the Preservation Way decision, this was an Administrative Staff Approval and she stated the appeal was through the Aldermen. I've spoken with a Municipal Law Attorney and he told me this town doesn't know what they're doing with the Administrative Approval because the safety issue of the narrow roads was brought up in the minutes by three people and, a 60 unit Apartment Building could have been denied on the basis of Health and Safety, by the Planning Board or the Aldermen, who didn't realize they even had the power to deny this mess. After the Presson's filed their appeal, based on Town Planner Elizabeth Teague's directions, only then did Town Attorney Martha Bradley step in and give her opinion, and deny the Presson's appeal. The town has yet to address this and Martha Bradley plans to give her 30 page opinion tonight on how to file an Administrative appeal. Is her opinion going to be added clearly to the Town of Waynesville Land Development Standards because we have other attorney's that have different opinions. Now, in spite of the last builder pulling out of the Preservation Way project, amid controversy and public outcry, the same Apartment approval has been handed to a new buyer. How can this board even begin to think this was legally and appropriately handled? This town has dropped the ball on this whole fiasco! Do something about this! This issue doesn't need to go to court. This board has the power to fix this. The Presson's appeal still stands and the Citizens of this town stand with them.