

Posted: May 21, 2003  
Time Posted: \_\_\_\_\_  
Posted By: Evelyn Baker  
Witnessed By: \_\_\_\_\_

**MINUTES OF A WORK SESSION  
OF THE JACKSON COUNTY  
BOARD OF COMMISSIONERS  
HELD ON  
May 20, 2003**

The Jackson County Board of Commissioners held a Work Session on Tuesday, May 20, 2003, at 7:30 p.m. in Room 203, Justice & Administration Building, 401 Grindstaff Cove Road, Sylva, North Carolina.

Present: Stacy Buchanan, Chairman  
Roberta Crawford, Vice Chairman  
Joe Cowan, Commissioner  
Brian McMahan, Commissioner  
Eddie Madden, Commissioner  
Kenneth L. Westmoreland, County Manager  
Evelyn B. Baker, Clerk to the Board

Chairman Buchanan called the hearing to order and stated the purpose was to receive an update from the smart growth task force. Task force members present were: Mark Jamison, Rob Shelton, Jim Dukes, Jay Spiro, and Gary Buchanan.

Mr. Jamison presented notes from the April 23, 2003 Task Force Meeting concerning a Recreation Master Plan. LuAnn Bryson of N.C. State Recreation Resource Services will be working with the task force to develop a proposed plan. Discussion was had concerning the necessity of employing a consultant since the cost could be \$40,000 - \$50,000. The task force recommended developing relationships and lines of communication needed to ultimately implement a master plan. Several organizations have been identified as primary resource providers: Recreation & Parks Dept., schools, Health Dept., Dept. on Aging, SCC, Cooperative Extension, Cashiers Community Center, Duke Power, Fish & Wildlife, Greenways, etc. The plan will be to get these groups to participate and not compete with each other. Further, identify major stakeholders that will participate since there is the need to capture as much input as possible and get everyone to work together. Some state grants require that counties have a recreation master plan. The general consensus of the Commissioners was that a Recreation Master Plan should be pursued.

Mr. Jamison asked the Commissioners what they would like Jackson County to look or not look like in ten years. Some of the responses were: not like Pigeon Forge; preserve barns and open spaces; not become a retirement capital; have a cleaner county; diversified economy; sustainable growth, teach work ethics in schools. There is the need to protect and provide for local residents such as affordable housing.

EDC should invest in businesses that are already located in the county. We should also sustain the agricultural and forestry industries.

The Smart Growth Task Force was directed to work on:

- (a) A Subdivision Ordinance.
- (b) Recreation Master Plan.
- (c) Homestead exemption research.
- (d) Research the feasibility of impact fees.
- (e) Research the feasibility of land transfer taxes.
- (f) Research the implications of 65% of tax bills mailed to out of state addresses.
- (g) Identify specific issues over which the Commissioners have control.

There being no further public comments, Commissioner McMahan moved that the work session be adjourned. Commissioner Crawford seconded the Motion. Motion carried by unanimous vote and public hearing adjourned at 9:10 p.m.

Attested By:

Approved:

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Evelyn B. Baker, Clerk

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Stacy Buchanan, Chairman