

Partners in Housing

HBAWS & WSRAR Joint Governmental Affairs

UPDATE

July 20, 2010

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(** - indicates an item that has changed or is new since the previous UPDATE)

THE LATEST NEWS

**** Two Terrific Educational Opportunities** Learn all about the Piedmont International Airport and the Heart of the Triad master plans on Tues., July 20, 3:30-5:30 PM, at HPRAR (1830 Eastchester Drive, High Point. This event is free. Also, on July 22, City/County Inspections will be explaining required disclosures on work performed without permits on homes for sell. This presentation will be in Allegacy's RJR Community Room, (1691 Westbrook Plaza Dr., W-S). Free to WSRAR members/\$8.50 for nonmembers – RSVP to www.wsrar.com.

Special Joint Meeting in August Mark your calendars for the upcoming annual Joint Political Mixer to be held at Bridger Field House on Tuesday, August 24th, 6PM sharp. Please make a special effort to attend this yummy, fun and important event. This is our opportunity to show the local and state candidates how large our numbers are and how very important our issues are to a successful race. It is also your opportunity to share with them what's important to you and tell them how they can help. (Talking Points will be available). If you want attend: REALTORS(s) should contact Frances Gough at wsrar@wsrar.com and Home Builders should contact Megan Parks at meganp@hbaws.org

**** South Suburban Area Plan.** A communitywide meeting to present the recommendations of the draft *South Suburban Area Plan* and to receive citizens' comments on the draft Plan was held on June 29. A meeting of the Citizens' Advisory Committee to discuss citizens' comments and suggestions is scheduled for Tuesday, **July 20, 6:00 p.m.** in the Fellowship Hall, Pinedale Christian Church. Planning staff are making final revisions to this areas plan. To access the draft plan go to: www.cityofws.org/planning. Look under **Area Plans**. If you have any questions or concerns you may contact Marilyn Jon at 747-7059 or Kirk Ericson at 747-7045 or kirke@cityofws.org.

**** UDO Text Amendment to Consolidate Uses.** One of the major achievements of the Change-of-Use Taskforce, lead by RCA member Charles Miller, is the consolidation of some of the many Permitted Uses found in the Unified Development Ordinance of Winston-Salem and Forsyth County. UDO 217 is the second of, hopefully, a series of amendments that will continue to consolidate uses, making the UDO much easier to understand and use, and also reduce the need for some Change-of-Use Permits. A copy of the proposed text amendment can be found on the City of Winston Salem's website under the Planning Department. You may also contact Kirk Ericson with the CCPB at 727-2087 or kirke@cityofws.org. The City- County Planning Board has recommended approval of these changes and the W-S City Council should hold a public hearing on the UDO amendment at its Monday, August 2nd. meeting.

For Additional Information, contact Nancy Gould
336-659-5526 / ngould@wsrar.com

STATE AND NATIONAL NEWS

Much is Always Happening. Don't forget to check-out the NCAR, NCHBA, NAR and NAHB websites for the latest in what is going on in Raleigh and in Washington that affects us here locally. Especially these days, what's happening there is vital to your future. **And, please don't pass by those "Calls for Action" you receive on occasion. Our State and National Associations can only help us if we do our part by responding quickly to their "Calls for Actions."**

WINSTON-SALEM & FORSYTH COUNTY NEWS

****Proposed Changes to W-S Stormwater Controls Maintenance Surety** The City of Winston-Salem is looking into adding more options available to landowners and developers for making sure there will be adequate funds available should major repairs be needed to stormwater controls located in private developments such as subdivisions, apartment complexes and commercial developments. An informal group of HBAWS and WSRAR members are now working on recommendations to City staff and elected officials on this issue. Please email: ngould@wsrar.com if you would like to participate.

****Northeast Suburban Area Plan** The Citizens' Advisory Committee and City-County Planning staff have finished drafting recommendations for the Northeast Suburban Area Plan. Consideration of the plan by the City-County Planning Board is expected soon. To learn more about the plan and download a copy of the draft plan, go to: www.cityofws.org/planning. Look under **Area Plans**.

Operation Impact – Better Because of PMD Members' Action – The W-S City Council CD/Housing/Gen. Govt. Committee heard a report by its Housing Services staff at its June meeting about proposed changes to Operation Impact. Staff suggested ways that both neighborhoodwide and individual Operation Impact inspections could take place with additional oversight by a special citizens committee. Several members of the Property Management Division of WSRAR worked closely with neighborhood residents and City Housing Department staff to help improve this multidepartment inspections process. Because of their hard work, neighborhoodwide Operation Impact inspections will now only take place on appropriate problem properties and not on well-maintained houses and apartments where law abiding tenants and homeowners live.

OTHER COMMUNITIES AND COUNTIES

****C-UDO-53, Important Proposed New Regulations in Clemmons** If passed as currently proposed, this amendment would require all new subdivisions to set aside land for recreation or make a payment equal to the improved value of the land to the Village. It would also require minimum 8 ft. wide tree planning areas along both sides of all new subdivision streets. Discussion may take place at the July 20th meeting.

Lewisville, Tobacoville, Clemmons and Yadkin River areas. These three towns are in the process now of adopting a resolution they will also ask the Forsyth County Commissioners to adopt. The resolution calls for a planning initiative to help better preserve the rural character of the western Forsyth County/Yakin River area that is west of these three incorporated town. Property owners and interested citizens in these areas should get involved in these efforts early on.

****Clemmons Citizens Tree Ordinance** The Clemmons Tree Committee is taking a break while the Village Planning Director prepares a draft Tree Ordinance for the Committee's review in November.

****Clemmons Residents – Read Your Plan!** Clemmons has just adopted its first Comprehensive Plan, The Community Compass. The draft plan is available on the Village of Clemmons's website on the Planning Department's page.

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