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J. David Breemer, *Ripeness Madness: The Expansion of Williamson County's Baseless "State Procedures" Takings Ripeness Requirement to Non-Takings Claims*, 41 URB. LAW. 615 (Fall 2009).

In this article, David Breemer critically examines the extension of *Williamson County's* state procedures ripeness requirement to claims beyond takings claims. Breemer argues that the extension is improper given the origin and limited scope of the state procedures requirement, precedent establishing critical differences between the standards, injuries and remedies relevant to a takings claim and those applicable to other claims, and precedent allowing multiple causes of action from the same facts. Ultimately, Breemer concludes, the state procedures ripeness requirement must be abandoned because it is doctrinally bankrupt and dysfunctional in practice. In the meantime, courts must cease applying this takings ripeness doctrine to due process and equal protection property claims because there is no authority for this trend, and its amounts to a jurisdictional coup d'état that illegally rescinds 42 U.S.C. § 1983 for property owners.