



CITY OF CLINTON
REGULAR MEETING OF THE MAYOR AND BOARD OF ALDERMEN
TUESDAY MAY 20, 2014 – 7:00 P. M.
MUNICIPAL COURTROOM – 305 MONROE STREET

WELCOME AND CALL TO ORDER Mayor Phil Fisher

INVOCATION AND PLEDGE OF ALLEGIANCE TO THE FLAG

The invocation was led by Alderman Cronin followed by the pledge of allegiance to the flag led by Alderwoman Cossitt.

ROLL CALL City Clerk, Russell Wall

Present: Jehu Brabham – Alderman-at-Large
 David Ellis – Alderman Ward 1
 Jim Martin – Alderman Ward 2
 Greg Cronin – Alderman Ward 4
 Jan Cossitt – Alderwoman Ward 5
 Mike Cashion – Alderman Ward 6

Absent: William O Barnett – Alderman Ward 3

PUBLIC HEARING

A Public Hearing was held to discuss Alderman Cashion's proposed amendments to the Noise Ordinance. Alderman Cashion discussed his reasons for proposing the amendments. He said that he had been receiving complaints from his constituents of the excessive noise from companies picking up the garbage at commercial establishments between 2:30 am to 6:00 am. His proposed amendments would make it illegal to remove this garbage between the hours of 10:00 pm and 6:30 am and he proposed a procedure for obtaining a variance from these hours. Michael Moschella, Ann Lovelady, Sealy McInnis, James Kelley, and Peggy Moschella spoke in support of the amendments. All of these citizens related the same sentiments as to the loud noise and that the enforcement of these amendments would increase the quality of life. Approximately eight (8) citizens living on Rock Glenn Drive were there to support the citizens that spoke. There being no other comments the Mayor closed the Public Hearing at 7:10 pm.



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APPROVAL OF CONSENT AGENDA ITEMS A - U

MOTION made by Alderman Ellis and **SECONDED** by Alderman Cashion to approve the Consent Agenda Items A-U. Item J and K will serve to advertise favorably the opportunities, possibilities and resources of the City of Clinton. **MOTION CARRIED UNANIMOUSLY**

DEPARTMENT HEAD REPORTS

Mike Warren, Police Chief reported to the board the statistics for calls for service, traffic stops, number of tickets written, and number of arrests for the period April 28, 2014 through May 11, 2014 as compared to the same period in 2013. He updated the board on the activities that the department was involved in. These activities included participation in the Jackson Metro Center terrorism exercise held on Tuesday night April 6, 2014, the semi-annual firearms training for all police officers, field training of new police officers, and that two (2) police candidates were attending the Law Enforcement Academy for basic training and are expected to graduate in July 2014.

Barry Burnside, Fire Chief reported the statistics on the number of service calls including medical and fire calls for the period May 5, 2014 through May 18, 2014 as compared to the same period in 2013. He also updated the board on other activities the Fire Department was involved in. These activities included raising money for Muscular Dystrophy, participation in the Jackson Metro Center terrorism exercise held on Tuesday night April 6, 2014, participation in chlorine training, participation in a National Fire Academy training class related to sprinkler systems, and participated in helping the Parks and Recreation Department with a recent fireworks show, and that five (5) recruits passed the physical agility test for new firefighters.

Mike Parker, Director of the Public Works Department gave the board an update on the Pinehaven Road project, and the Hampstead Boulevard project. He also informed the board that Mack Ferrell, Street Superintendent with over 30 years of service to the City would be retiring, that the Water Department had 131 persons on the water cutoff list for the month of May 2014, that the limb truck was in the shop being repaired, and that he had recently returned from a recycling conference.



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BOARD OF ALDERMEN DISCUSSION AND REPORTS

There were no items from the Board of Aldermen.

MAYOR'S DISCUSSION AND REPORTS

CONDITIONAL USE – 102 NORTHSIDE DRIVE – CREATIVE KIDS

Upon presentation by Roy Edwards, Director of Community Development, **MOTION** made by Alderman Ellis and **SECONDED** by Alderwoman Cossitt the board approved the request from Creative Kids for a conditional use to build a new day care center to be located at 102 Northside Drive in the City of Clinton, Mississippi. The Architectural Review Committee, the Historical Preservation Committee and the Planning and Zoning Commission recommended approval.

MOTION CARRIED UNANIMOUSLY

CONDITIONAL USE – 805 EAST NORTHSIDE DRIVE – BRANDIE LEWIS

Upon presentation by Roy Edwards, Director of Community Development, **MOTION** made by Alderwoman Cossitt and **SECONDED** by Alderman Martin the board approved the request from Brandie Lewis for a conditional use to build a new full service spa to be located at 805 East Northside Drive in the City of Clinton, Mississippi. The Planning and Zoning Commission recommended approval. **MOTION CARRIED UNANIMOUSLY**

CONDITIONAL USE – 652 HIGHWAY 80 EAST – KICKAPOO PROPERTIES

Upon presentation by Roy Edwards, Director of Community Development, **MOTION** made by Alderman Brabham and **SECONDED** by Alderman Cashion the board approved the request from Kickapoo Properties for a conditional use to use an existing building as a Senior Adult Day Care Center located at 652 Highway 80 East in the City of Clinton, Mississippi. The Planning and Zoning Commission recommended approval. **MOTION CARRIED UNANIMOUSLY**



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SITE PLAN REVIEW – MCREE STREET – SHELBY MITCHELL

Upon presentation by Roy Edwards, Director of Community Development, **MOTION** made by Alderman Cronin and **SECONDED** by Alderman Martin the board approved the site plan submitted by Shelby Mitchell to subdivide Lot 88 in Oakwood Heights Subdivision into two (2) lots to be located in the City of Clinton, Mississippi. The Planning and Zoning Commission recommended approval. **MOTION CARRIED UNANIMOUSLY**

CONDITIONAL USE – 400 CYNTHIA – LATAMARA JONES

Upon presentation by Roy Edwards, Director of Community Development, **MOTION** made by Alderwoman Cossitt and **SECONDED** by Alderman Brabham the board approved the request from LaTamara Jones for a conditional use to open a Salon and Spa to be located at 400 Cynthia in the City of Clinton, Mississippi. The Planning and Zoning Commission recommended approval. **MOTION CARRIED UNANIMOUSLY**

CONDITIONAL USE – 905 OLD VICKSBURG ROAD – ANITA JAMISON

Upon presentation by Roy Edwards, Director of Community Development, **MOTION** made by Alderman Cronin and **SECONDED** by Alderwoman Cossitt the board approved the request from Anita Jamison for a conditional use to open a Beauty Salon to be located at 905 Old Vicksburg Road in the City of Clinton, Mississippi. The Planning and Zoning Commission recommended approval. **MOTION CARRIED UNANIMOUSLY**



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DIMENSIONAL VARIANCE – 1 MT DEXTER LANE – STEPHANIE CHATHAM

Upon presentation by Roy Edwards, Director of Community Development, **MOTION** made by Alderwoman Cossitt and **SECONDED** by Alderman Cronin the board denied the request from Stephanie Chatham for a dimensional variance to build a storage unit/garage to be located at 1 Mt. Dexter Lane in the City of Clinton, Mississippi. The Planning and Zoning Commission recommended approval. Several members of the board questioned whether or not this request should be approved. They stated that the approval of this request might not be the proper thing to do as the ordinance had been amended recently and the request was asking to build a larger storage unit/garage. Stephanie Chatham the property owner felt she did not have a say in this matter and that surrounding properties had similar buildings. **ALDERMAN BRABHAM, ELLIS, MARTIN AND CASHION VOTED NAY FOR APPROVAL AND ALDERMAN CRONIN AND ALDERWOMAN COSSITT VOTED AYE FOR APPROVAL. THE MOTION FOR APPROVAL WAS DEFEATED BY A 4 TO 2 VOTE.**

CONDITIONAL USE – 909 OLD VICKSBURG ROAD – TANYA ANDREWS

Upon presentation by Roy Edwards, Director of Community Development, **MOTION** made by Alderman Cashion and **SECONDED** by Alderman Martin the board approved the request from Tanya Andrews for a conditional use to open a Taco Del Mar Franchise to be located at 909 Old Vicksburg Road in the City of Clinton, Mississippi. The Planning and Zoning Commission recommended approval. **MOTION CARRIED UNANIMOUSLY**

CERTIFICATE OF APPROPRIATENESS – PRESIDENT'S HOME PARKING – MISSISSIPPI COLLEGE

Upon presentation by Roy Edwards, Director of Community Development, **MOTION** made by Alderwoman Cossitt and **SECONDED** by Alderman Martin the board approved the request from Mississippi College for a certificate of appropriateness to build a parking area near the Mississippi College Presidents Home in the City of Clinton, Mississippi. The Historical Preservation Committee and the Planning and Zoning Commission recommended approval. **MOTION CARRIED UNANIMOUSLY**



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CERTIFICATE OF APPROPRIATENESS – 207 WEST MAIN STREET – MIKE BALLARD

Upon presentation by Roy Edwards, Director of Community Development, **MOTION** made by Alderwoman Cossitt and **SECONDED** by Alderman Martin the board approved the request from Mike Ballard for a certificate of appropriateness to build a screen porch and room addition on the back of his residence located at 207 West Main Street in the City of Clinton, Mississippi. The Historical Preservation Committee and the Planning and Zoning Commission recommended approval. **MOTION CARRIED UNANIMOUSLY**

CERTIFICATE OF APPROPRIATENESS – EAST COLLEGE STREET – JERRELL HUTSON

Upon presentation by Roy Edwards, Director of Community Development, **MOTION** made by Alderman Ellis and **SECONDED** by Alderman Martin the board approved the request from Jerrell Hutson for a certificate of appropriateness to move a house on a vacant lot next to 417 East College Street located in the City of Clinton, Mississippi. The Historical Preservation Committee and the Planning and Zoning Commission recommended approval. **MOTION CARRIED UNANIMOUSLY**

UNKEMPT PROPERTY LOCATED AT 111 MEADOW LANE CIRCLE

Upon presentation by Angie Gelston, Compliance Officer, **MOTION** made by Alderman Cashion and **SECONDED** by Alderwoman Cossitt the board approved a resolution determining the necessity for cleaning the property located at 111 Meadow Lane Circle, under the authority granted to municipalities by Section 21-19-11, Mississippi Code of 1972, as amended and other applicable statutes and ordinances. Furthermore, the Board specifically requested that the house located on the property be demolished. A public hearing was held and a neighbor living near the property complained about the condition and that snakes, rats, dogs and cats seemed to be making the property their home. The neighbor also stated that the condition of the property was deplorable and suggested the board consider having the house demolished. The resolution is on file with the City Clerk. **MOTION CARRIED UNANIMOUSLY**



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UNKEMPT PROPERTY LOCATED AT 109 MEADOW LANE CIRCLE

Upon presentation by Angie Gelston, Compliance Officer, **MOTION** made by Alderman Martin and **SECONDED** by Alderman Brabham the board approved a resolution determining the necessity for cleaning the property located at 109 Meadow Lane Circle, under the authority granted to municipalities by Section 21-19-11, Mississippi Code of 1972, as amended and other applicable statutes and ordinances. A public hearing was held but no one representing the property owners was present and there was no public comment. The resolution is on file with the City Clerk. **MOTION CARRIED UNANIMOUSLY**

UNKEMPT PROPERTY LOCATED AT 104 MEADOW LANE CIRCLE

Upon presentation by Angie Gelston, Compliance Officer, **MOTION** made by Alderman Cashion and **SECONDED** by Alderman Ellis the board approved a resolution determining the necessity for cleaning the property located at 104 Meadow Lane Circle, under the authority granted to municipalities by Section 21-19-11, Mississippi Code of 1972, as amended and other applicable statutes and ordinances. A public hearing was held but no one representing the property owners was present and there was no public comment. The resolution is on file with the City Clerk. **MOTION CARRIED UNANIMOUSLY**

UNKEMPT PROPERTY LOCATED AT 1502 ROSEMONT DRIVE

Upon presentation by Angie Gelston, Compliance Officer, **MOTION** made by Alderwoman Cossitt and **SECONDED** by Alderman Cashion the board approved a resolution determining the necessity for cleaning the property located at 1502 Rosemont Drive, under the authority granted to municipalities by Section 21-19-11, Mississippi Code of 1972, as amended and other applicable statutes and ordinances. A public hearing was held but no one representing the property owners was present and there was no public comment. The resolution is on file with the City Clerk. **MOTION CARRIED UNANIMOUSLY**



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UNKEMPT PROPERTY LOCATED AT 1504 ROSEMONT DRIVE

Upon presentation by Angie Gelston, Compliance Officer, **MOTION** made by Alderman Ellis and **SECONDED** by Alderman Cronin the board approved a resolution determining the necessity for cleaning the property located at 1504 Rosemont Drive, under the authority granted to municipalities by Section 21-19-11, Mississippi Code of 1972, as amended and other applicable statutes and ordinances. A public hearing was held but no one representing the property owners was present and there was no public comment. The resolution is on file with the City Clerk. **MOTION CARRIED UNANIMOUSLY**

UNKEMPT PROPERTY LOCATED AT 1009 ARLINGTON STREET

Upon presentation by Angie Gelston, Compliance Officer, **MOTION** made by Alderwoman Cossitt and **SECONDED** by Alderman Cronin the board approved a resolution determining the necessity for cleaning the property located at 1009 Arlington Street, under the authority granted to municipalities by Section 21-19-11, Mississippi Code of 1972, as amended and other applicable statutes and ordinances. A public hearing was held but no one representing the property owners was present and there was no public comment. The resolution is on file with the City Clerk. **MOTION CARRIED UNANIMOUSLY**

UNKEMPT PROPERTY LOCATED AT 611 PARKER DRIVE

Upon presentation by Angie Gelston, Compliance Officer, **MOTION** made by Alderman Ellis and **SECONDED** by Alderwoman Cossitt the board approved a resolution determining the necessity for cleaning the property located at 611 Parker Drive, under the authority granted to municipalities by Section 21-19-11, Mississippi Code of 1972, as amended and other applicable statutes and ordinances. A public hearing was held and the owner of the property Cal Ottis informed the board that he had purchased the property and had been keeping the property up. He also said that he had not received any notice until the letter he received just recently. The resolution is on file with the City Clerk. **MOTION CARRIED 5 TO 1 WITH ALDERMAN BRABHAM, ALDERMAN ELLIS, ALDERMAN MARTIN, ALDERWOMAN COSSITT AND ALDERMAN CASHION VOTING AYE AND ALDERMAN CRONIN VOTING NAY**



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UNKEMPT PROPERTY LOCATED AT 708 PINEHURST

Upon presentation by Angie Gelston, Compliance Officer, **MOTION** made by Alderman Ellis and **SECONDED** by Alderwoman Cossitt the board approved a resolution determining the necessity for cleaning the property located at 708 Pinehurst, under the authority granted to municipalities by Section 21-19-11, Mississippi Code of 1972, as amended and other applicable statutes and ordinances. A public hearing was held but no one representing the property owners was present and there was no public comment. The resolution is on file with the City Clerk.

MOTION CARRIED UNANIMOUSLY

UNKEMPT PROPERTY LOCATED AT 406 HATHAWAY

Upon presentation by Angie Gelston, Compliance Officer, **MOTION** made by Alderwoman Cossitt and **SECONDED** by Alderman Cashion the board approved a resolution determining the necessity for cleaning the property located at 406 Hathaway, under the authority granted to municipalities by Section 21-19-11, Mississippi Code of 1972, as amended and other applicable statutes and ordinances. A public hearing was held but no one representing the property owners was present and there was no public comment. The resolution is on file with the City Clerk.

MOTION CARRIED UNANIMOUSLY

UNKEMPT PROPERTY LOCATED AT 112 ANGELIA LANE

Upon presentation by Angie Gelston, Compliance Officer, **MOTION** made by Alderman Martin and **SECONDED** by Alderman Brabham the board approved a resolution determining the necessity for cleaning the property located at 112 Angelia Lane, under the authority granted to municipalities by Section 21-19-11, Mississippi Code of 1972, as amended and other applicable statutes and ordinances. A public hearing was held but no one representing the property owners was present and there was no public comment. The resolution is on file with the City Clerk.

MOTION CARRIED UNANIMOUSLY



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UNKEMPT PROPERTY LOCATED AT 615 COBBLESTONE COURT

Upon presentation by Angie Gelston, Compliance Officer, **MOTION** made by Alderwoman Cossitt and **SECONDED** by Alderman Ellis the board approved a resolution determining the necessity for cleaning the property located at 615 Cobblestone Court, under the authority granted to municipalities by Section 21-19-11, Mississippi Code of 1972, as amended and other applicable statutes and ordinances. A public hearing was held but no one representing the property owners was present and there was no public comment. The resolution is on file with the City Clerk. **MOTION CARRIED UNANIMOUSLY**

UNKEMPT PROPERTY LOCATED AT 200-B LINDALE

Upon presentation by Angie Gelston, Compliance Officer, **MOTION** made by Alderwoman Cossitt and **SECONDED** by Alderman Ellis the board approved a resolution determining the necessity for cleaning the property located at 200-B Lindale, under the authority granted to municipalities by Section 21-19-11, Mississippi Code of 1972, as amended and other applicable statutes and ordinances. A public hearing was held but no one representing the property owners was present and there was no public comment. The resolution is on file with the City Clerk. **MOTION CARRIED UNANIMOUSLY**

**AUTHORIZE THE MAYOR TO EXECUTE A PERMANENT UTILITY AND
TEMPORARY CONSTRUCTION EASEMENT BETWEEN THE CITY OF CLINTON,
MISSISSIPPI AND THE CLINTON PUBLIC SCHOOL DISTRICT BOARD OF
TRUSTEES FOR WORK RELATED TO THE SOUTHERN OAKS SEWER PROJECT**

Upon presentation by Ken Dreher, City Attorney, **MOTION** made by Alderwoman Cossitt and **SECONDED** by Alderman Martin the board authorized the Mayor to execute a permanent utility and temporary construction easement between the City of Clinton, Mississippi and the Clinton Public School District Board of Trustees for work related to the Southern Oaks Sewer project. **MOTION CARRIED UNANIMOUSLY**



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OTHER BUSINESS

Alderman Cashion made a motion to approve his proposed amendments to the noise ordinance. After discussion, it was decided that the amendments were not in the proper form to vote on them. Alderman Cashion withdrew his motion and no action was taken.

Alderman Cronin updated the board on the plans for Kid's Towne and the Mayor informed him to bring the plans to the next work session to discuss them with the board.

Alderman Brabham wished Alderwoman Cossitt a happy birthday.

ADJOURN 9:40 P.M.

MOTION made by Alderman Brabham and **SECONDED** by Alderman Cronin to adjourn until the next regular meeting of the Mayor and Board of Aldermen to be held June 3, 2014 at 7:00 p. m. **MOTION CARRIED UNANIMOUSLY**

APPROVED: _____

Philip R. Fisher, Mayor

Date

May 21 / 2014

ATTEST: _____

Russell L. Wall, City Clerk

Date

5/21/2014



REQUEST FOR CONDITIONAL USE
APPLICATION

Subject Property Address 102 Northside Dr. Clinton, MS
Owner Scott & Shauna Peacock (upon closing)
Address 1741 NW Linda Dr.
Clinton, MS 39056
Phone # 601-720-7547
Current Zoning District Agricultural Check No. 7882

Requirements of Applicant:

1. Letter stating reason for requested conditional use.
2. Copy of the written legal description.
3. Site plan of property.
4. \$250.00 fee required for processing.

Requirements for Granting Conditional Uses: (Section 2405.01 – Zoning Ordinance)

A conditional use shall not be granted unless satisfactory provisions and arrangements have been met concerning all the following:

- (a). Ingress and egress to property and proposed structures.
- (b). Off-street parking and loading areas.
- (c). Refuse and service areas.
- (d). Utilities, with reference locations, availability and compatibility.
- (e). Screening and buffering with reference to type, dimensions and character.
- (f). Required yards and other open space.
- (g). General compatibility with adjacent properties and other property in the district.
- (h). Any other provisions deemed applicable by the Mayor/Board of Aldermen.

Applicant shall be present at the Planning and Zoning Commission meeting and Mayor/Board of Aldermen meeting. Documents shall be submitted thirty (30) days prior to the Planning and Zoning Commission meeting.

Applicant is responsible for complying with all applicable requirements of the Zoning Ordinance.

By signing this application, it is understood and agreed that permission is given to the Zoning Administrator to have a sign erected on subject property, giving notice to the public that said property is being considered for a conditional use.

Shauna Peacock
Signature

2-21-14
Date



2/21/14

To whom it may concern:

My name is Shauna Peacock. I've been the owner and director at Creative Kids of Clinton since October 2007. My facility is currently located at 457 E. Northside Drive. This letter is a request for conditional use regarding the property located at 102 Northside Drive. The need for quality childcare is in such demand that my current location is no longer large enough to accommodate enrollment requests. For quite some time enrollment requests have surpassed availability. It's my desire to relocate to 102 Northside Drive so that a new facility can be built to better meet the needs of our program, as well as the needs of our community.

Creative Kids provides safe, affordable, high-quality child care, while also sharing Christian morals and values with our families. Our purpose is to offer a safe, loving, learning environment which allows children to meet and exceed the developmental benchmarks needed to further his or her educational career. We take our responsibilities very seriously and look forward to many more years doing so.

Thank you in advance for your time and consideration regarding this matter. I look forward to hearing back from you.

Blessings,

A handwritten signature in cursive script that reads "Shauna Peacock". The signature is written in dark ink and is positioned above the printed name and title.

Shauna Peacock
Owner / Director

457 E. Northside Drive
Clinton, MS 39056
601-924-2273
www.creativekidsofclinton.com

City of Clinton
Mississippi
Community Development

April 1, 2014

Scott & Shauna Peacock
1741 N.W. Linda Drive
Clinton, MS 39056

Dear Mr. & Mrs. Peacock:

As part of the approval process for your Conditional Use application, you are scheduled to appear at the Architectural Review & Historical Preservation Committee meeting at 5:00 p.m. on Monday, April 14th, 2014. Following approval by that committee you will also need to attend the Planning & Zoning Committee meeting on Tuesday, April 22nd at 6:30 p.m. and then the Mayor & Board of Aldermen meeting on Tuesday, May 6th at 7:00 p.m. for final approval. The AR&HP meeting is held in our conference room at the Community Development office at 200 W. Leake Street. The last two meetings are held in the courtroom of the Police and Judicial Building at 305 N. Monroe Street. Either you or your representative must be present at these meetings to address any questions from the committees.

Sincerely,

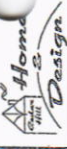


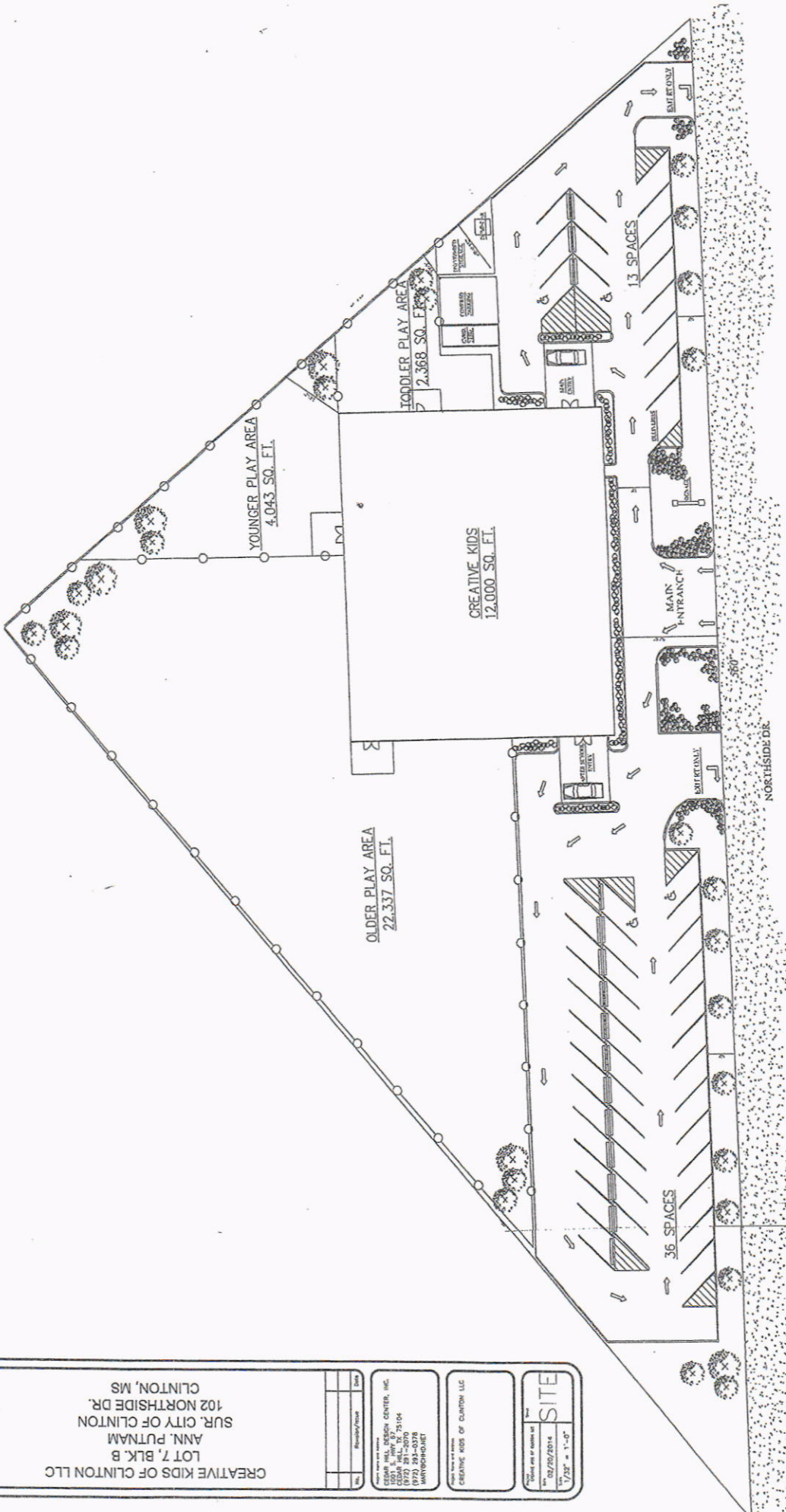
Roy Edwards
Director, Community Development

NOTICE OF HEARING

Notice is hereby given to those parties in interest that there will be a public hearing on April 22, 2014, at 6:30 p.m. at the Police and Judicial Building at 305 Monroe Street in Clinton, Mississippi, to determine whether or not a Conditional Use shall be granted to Scott & Shauna Peacock for the purpose of erecting a childcare facility, said property located at 102 Northside Drive, Clinton, Hinds County, Mississippi per Hinds County Tax Parcel 2860-1-23.

April 4, 2014

	CREATIVE KIDS OF CLINTON LLC LOT 7, BLK. B ANN. PUTNAM SUR. CITY OF CLINTON 102 NORTHSIDE DR. CLINTON, MS		Date: _____ Revision/Version: _____
	CREATIVE KIDS OF CLINTON, INC. 1027 S. HWY. 9 SUITE 104 (937) 291-0070 ANNPUTNAM@GMAIL.COM		Project Name: CREATIVE KIDS OF CLINTON LLC Date: 02/25/2014 Scale: 1/8" = 1'-0" SITE



City of Clinton

Mississippi

Community Development

Planning & Zoning Commission
May 13, 2014
6:30 p.m.

- I. Call to Order
- II. Consideration and Approval of March 25, 2014 minutes
- III. New Considerations:
 - A. 102 Northside Drive - Creative Kids –Conditional Use
 - B. 805 E. Northside Drive – Brandie Lewis – Conditional Use
 - C. 652 Highway 80 East – Kickapoo Properties – Conditional Use
 - D. McRee Street – Shelby Mitchell – Site Plan Review
 - E. 400 Cynthia Street – LaTamara Jones – Conditional Use
 - F. 905 Old Vicksburg Road – Anita Jamison – Conditional Use
 - G. 909 Old Vicksburg Road – Tanya Andrews – Conditional Use
 - H. 1 Mt. Dexter Lane – Stephanie Chatham – Dimensional Variance
 - I. President’s Home Parking – Miss. College – Certificate of Appropriateness
 - J. 207 W. Main Street – Mike Ballard – Certificate of Appropriateness
 - K. East College Street – Jerrell Hutson – Certificate of Appropriateness
- IV. Other Business
- V. Next Meeting

The next meeting will be held on Tuesday, June 24, 2014
- VI. Adjournment

**City of Clinton
Planning & Zoning Commission**

May 13, 2014
6:30 p.m.
Municipal Courtroom

Minutes recorded by Kelly Hall, Administrative Assistant.

Commission members present: Mark Williams, Bettye King, Christine Whitton, Lisa Shoemaker, Nancy Davis, Benjie Barham (late)

City Officials present: Roy Edwards (Director of Community Development), Ken Dreher (City Attorney) and Mark Jones (Director of Communications/Videographer)

Guests: Glen Worley (MC), Jerrell Hutson, Tanya Andrews, Anita Jamison, Mark Swilley, Shauna Peacock, LaTamara Jones, Brandie Lewis, Ben Walker, Mike Ballard, Shelby Mitchell

The meeting was called to order at 6:30 p.m. by Mr. Williams.

The minutes of the March 25, 2014 meeting were reviewed. As there were no changes to be made Bettye King motioned and was seconded by Lisa Shoemaker to approve the minutes as presented. After a unanimous vote the motion to approve the minutes from the March 25, 2014 meeting carried.

New Considerations

A. 102 Northside Drive – Conditional Use

Shauna Peacock is owner and operator of Creative Kids, a childcare facility at 457 East Northside Drive. She is requesting a Conditional Use to build and operate a new facility at 102 Northside Drive. Their current building is at capacity and she is planning to expand her afterschool program. The proposed location for a new facility is across from Federation Towers and east of Sumner Hill School on Northside Drive. The new property is zoned R-2, Moderate Density Residential. The committee reviewed the preliminary site plan and proposed floor plan. The hours of operation are Monday through Friday, 7:00 a.m. to 6:00 p.m. Ms. Whitton asked how traffic will be affected due to its proximity to Sumner Hill and was told by Mr. Edwards that no traffic study has been done at this time. Ms. Peacock noted that her present location is licensed for 69 children and the new facility can take 185 children. Mr. Williams then opened the meeting for public comment or discussion. There being none, Bettye King made the motion, seconded by Christine Whitton, to forward Ms. Peacock's request for a Conditional Use and the site plan on to the Mayor and Board with our recommendation for approval. The vote was unanimous in favor and the motion carried.

B. 805 E. Northside Drive – Conditional Use

Brandie Lewis has requested a Conditional Use to operate a full-service spa offering facials, foot scrubs, massage and yoga. All requirements for a CU have been met. Nancy Davis asked if there was another massage center at this location and was told that there is one in

another suite. At this time Mr. Williams opened the meeting for public comments and discussion. There being none, Lisa Shoemaker made the motion, seconded by Bettye King, to forward the request for a Conditional Use for a full-service spa to the Mayor and Board of Alderman with our recommendation for approval. The vote was unanimous in favor and the motion carried.

C. 652 Highway 80 East – Conditional Use

At this time Christine Whitton excused herself from the meeting due to a conflict of interest related to this property. Ben Walker, of Kickapoo Properties, has requested a CU to operate a Senior Adult Daycare facility in the building that was formerly Members Exchange Credit Union on Highway 80 East. The property is zoned C-2. This Senior Adult Daycare program is currently operating in space at Emeritus Retirement Center on Northside Drive. The program is jointly owned by Baptist Medical Services and a company called Senior Adult Daycare. Mrs. Shoemaker asked about the lack of kitchen facilities and was informed that all that is required for this type of program is microwave ovens to heat food brought by those participating in the program. (At this point Mr. Barham joined the meeting.) Mrs. King asked about the hours of operation and was informed that it operates Monday through Friday, 8:00 a.m. to 5:00 p.m. The program currently has 30 participants. Mr. Williams then opened the meeting for public comments and discussion. There being none, Lisa Shoemaker moved, seconded by Nancy Davis, to forward the request for a Conditional Use for the operation of a Senior Adult Daycare facility to the Mayor and Board of Alderman with our recommendation for approval. The vote was unanimous in favor and the motion carried. Christine Whitton rejoined the meeting at this time.

D. McRee Street – Site Plan Review

Shelby Mitchell is requesting approval to divide Lot 88 in Oakwood Heights into two separate lots. This will create a new lot with 94 feet of frontage on McRee Street. Mr. Mitchell is planning to build a home for his son and daughter-in-law. Mr. Williams asked if the new lot's size meets all criteria and was informed that it does and all set backs are met. Mr. Williams opened the meeting for public comments and discussion. There being none, Benjie Barham made the motion, seconded by Christine Whitton, to forward the lot division site plan to the Mayor and Board of Alderman with our recommendation for approval. The vote was unanimous in favor and the motion carried.

E. 400 Cynthia Street – Conditional Use

LaTamara Jones is seeking approval to operate a hair salon at this location. The prior tenant also operated a hair salon at this location. Mr. Barham asked if any major renovations or construction was anticipated and was informed that there would be none. This will be a leased space. Mr. Williams opened the meeting for public comments and discussion. There being none, Nancy Davis made the motion, seconded by Lisa Shoemaker, to forward the request for a Conditional Use for the operation of a hair salon to the Mayor and Board of Alderman with our recommendation for approval. The vote was unanimous in favor and the motion carried.

F. 905 Old Vicksburg Road – Conditional Use

Anita Jamison is requesting approval to operate a beauty salon with cosmetology services in the strip where Domino's Pizza is located on Old Vicksburg Road. As the committee had no

comments or questions Mr. Williams opened the meeting for public comments and discussion. There being none, Benjie Barham made the motion, seconded by Christine Whitton, to forward the request for a Conditional Use for the operation of a beauty salon to the Mayor and Board of Alderman with our recommendation for approval. The vote was unanimous in favor and the motion carried.

G. 909 Old Vicksburg Road – Conditional Use

Tanya Andrews is requesting a CU to operate a Taco del Mar restaurant next to Domino's Pizza. Mr. Barham asked if it would be carry-out or dine-in and Ms. Andrews explained that it will operate in much the same way as a Subway sandwich shop. Ms. Shoemaker asked if this will be the only one in the area and was informed that there are two other Taco del Mars in the Jackson metro vicinity. Mr. Williams opened the meeting for public comments and discussion. There being none, Benjie Barham made the motion, seconded by Nancy Davis, to forward the request for a Conditional Use to operate a Taco del Mar to the Mayor and Board of Alderman with our recommendation for approval. The vote was unanimous in favor and the motion carried.

H. 1 Mt. Dexter Lane – Dimensional Variance

Stephanie Chatham is requesting a Dimensional Variance in order to construct an 864 square foot detached garage structure. Deed restrictions require a 40 foot set back from the rear property line and dictates that this type of structure is built in the back of the property. Due to the size and shape of the lot this will not be feasible. The site for the proposed structure will be to one side and slightly in front of the house. Mark Swilley was present to address any questions from the committee. Mrs. King asked who owned the properties to either side and behind this lot; the property behind this lot is owned by the Chatham family and is undeveloped. Mr. Edwards noted that this lot is not part of the Southern Oaks subdivision and is two acres in size. Ms. Chatham provided photos of several other lots in Southern Oaks where a detached garage was built to the side rather than the rear of the house. Mr. Williams opened the meeting for public comments and discussion. There being none, Betty King made the motion, seconded by Nancy Davis, to forward Ms. Chatham's request for a Dimensional Variance to the Mayor and Board of Alderman with our recommendation for approval. The vote was unanimous in favor and the motion carried.

I. Miss. College President's Home Parking – Certificate of Appropriateness

Mississippi College is requesting a CA to develop a 37 space parking lot and green space that will be used as an overflow parking area when events are held at the President's house. Mr. Edwards reviewed the recommendations from the Historical Preservation Committee. Mrs. King noted that they did not approve the pavilion and would look at it at later date. Mr. Williams opened the meeting for public comments and discussion. Jerrell Hutson asked if MC would be open to permitting parking in this area for events in Old Towne; Glen Worley told Mr. Hutson he would relay the request to the decision-makers at MC. There being no other questions, Betty King made the motion, seconded by Nancy Davis, to forward the request for a Certificate of Appropriateness to develop an overflow parking area to the Mayor and Board of Alderman with our recommendation for approval. The vote was unanimous in favor and the motion carried.

J. 207 W. Main Street – Certificate of Appropriateness

Mike Ballard is looking to add a screened porch and room addition to the back of their house. Siding for the addition will match existing materials on the house. Mr. Ballard noted that he and his wife felt it would be a good time to do this work since they already have crews working on the house. Mr. Williams opened the meeting for public comments and discussion. There being none, Benjie Barham made the motion, seconded by Lisa Shoemaker, to forward the request for a Certificate of Appropriateness to add a screened porch and room addition to the Mayor and Board of Alderman with our recommendation for approval. The vote was unanimous in favor and the motion carried.

K. East College Street – Certificate of Appropriateness

Jerrell Hutson would like to move a house from Fairmont Street to a lot owned by him on East College Street. Lot frontage will be 55 feet. Ms. Shoemaker asked why the house must be moved sideways and was informed that the lot is too narrow to go any other way. The end of the house that faces East College will be remodeled to have a more pleasing appearance. Mr. Williams opened the meeting for public comments and discussion. There being none, Benjie Barham made the motion, seconded Christine Whitton, to forward the request for a Certificate of Appropriateness to relocate this house from Fairmont Street to East College Street to the Mayor and Board of Alderman with our recommendation for approval. The vote was unanimous in favor and the motion carried.

Other Business

There was no other business for discussion.

Next Meeting

The date for the next regular meeting of the Planning & Zoning Commission will be Tuesday, June 24, 2014.

At this time Bettye King made the motion to adjourn and was seconded by Benjie Barham. The vote was unanimous in favor and the motion carried. The meeting was adjourned at 7:30 p.m.

**Historical Preservation Commission
&
Architectural Review**

May 12, 2014
5:00 p.m.
Community Development Office

Minutes recorded by Kelly Hall, Administrative Assistant.

Commission members present: George Ewing, Mike Ballard, Tara Lytal, Tim McCartney, Bettye King, Debbe Tillman and Brian Hudson

City Officials: Roy Edwards, Mayor Phil Fisher

Guests: Dr. George French, Mr. & Mrs. Jerrell Hutson, Glen Worley (Mississippi College)

The meeting was called to order at 5:05 p.m. by Roy Edwards.

The minutes of the April 14, 2014 meeting were reviewed. There being no changes needed, motion was made by George Ewing, seconded by Bettye King, to approve the minutes as written. The vote was unanimous in favor and the motion carried approving the minutes of the March 10, 2014 minutes.

New Considerations:

MC President's Home Parking – Certificate of Appropriateness

Glen Worley was present to answer any questions pertaining to the overflow parking area for the President's House at Mississippi College. It will consist of 37 parking spaces and will be used only for events being held at the house. George Ewing noted that the parking area does not show any handicapped parking spaces and believes that at least two handicapped spaces will be required. Mr. Worley noted that there is an area for handicapped parking on top of the hill next to the house, but Mr. Ewing still felt the size of this parking lot makes it necessary to have handicapped spaces. The committee questioned the type of access gate shown on the plan and felt that it needed to be upgraded in keeping with the style of the house. Mr. Ewing recommended the installation of bollards in front of the entrance key pad to protect it from possible vehicular impacts. The pavilion shown in the center of the green space, while it will be built at a future date, is part of the site plan to be approved at this meeting. Mr. Ewing also noted that due to the amount of water runoff from this parking area some type of drainage flume should be added. He suggested using rip-rap or another type of rock to slow down the flow of water and prevent erosion. With regards to lighting, Mr. Worley noted that the lighting will be the same as what is already in place on the college campus. It was noted that the roofing material for the pavilion needs to be the same as the material on the house. Debbe Tillman noted that this site had a great deal of

historical significance and asked about the possibility of putting up historical markers. Mr. Worley stated that he did not think MC would have any objections to placing historical markers on the site. George Ewing made a motion to approve the plan for the parking area and green space north of the MC President's house with the following recommendations:

1. The vehicular access gate should be more ornamental in keeping with the character of the President's home.
2. The parking lot must meet ADA guidelines for the number of handicapped parking spaces.
3. The College needs to consider some type of flume to slow down water runoff as it drains into grassy areas.
4. When a decision is made regarding the proposed pavilion, plans must come back to this committee with detailed drawings, architectural renderings and material samples.
5. The College will work with the City on the placement of historical markers for this property.

The motion was seconded by Brian Hudson and the vote was unanimous in favor of sending this to the Planning & Zoning Committee with our recommendation for approval with the aforementioned recommendations. The motion carried.

At this time Mayor Phil Fisher spoke to the committee. He recently attended a lecture on the 1875 riots here in Clinton and was reminded of the many different people and places in Clinton that are historically significant. He would like to see us develop a plan for placing historical markers at these locations with a map that could be distributed at the Visitors Center so visitors would be able to do a walking tour of Clinton. Please forward any marker suggestions to Dr. George French, who is in the process of helping us become a Certified Local Government. Before he left Mayor Fisher thanked the committee for all it does for the City.

East College Street – Certificate of Appropriateness

Mr. & Mrs. Jerrell Hutson want to move a house from the Mississippi College property (old Junior High) into a vacant lot owned by them on East College Street. Due to the narrow lot size the house will have to be put in sideways and the end of the house facing East College will be remodeled to have a more pleasing appearance as the new front of the house. If they are unable to get approval and get it moved by June 10th, the College will have to demolish the house in order to move forward with their expansion project. George Ewing made the motion to forward the request for a Certificate of Appropriateness to the Planning & Zoning Committee with our recommendation for approval. The motion was seconded by Bettye King and the vote was unanimous in favor. The motion carried.

207 W. Main Street – Certificate of Appropriateness

Mike Ballard would like to enclose and square off the lines of his house by building an addition to the existing structure. The roof will be reworked to have the proper slope. Part of the area noted on the attached drawings will be under the new roof but will be a screened in porch. The addition will have the same lap siding as what is on the rest of the house. Betty King moved to forward the request for a Certificate of Appropriateness to the Planning & Zoning Committee with our recommendation for approval. Tim McCartney seconded the motion and the vote was unanimous (except for Mr. Ballard who abstained from voting). The motion carried.

Other Business:

In light of the fact that we will now have separate minutes for Historical Preservation as part of our process to become a Certified Local Government, Roy Edwards asked the committee to elect a chairman. If wanted, he will be glad to continue guiding the meetings but the chairman would be the logical person to run the meetings. Debbe Tillman nominated George Ewing and was seconded by Tim McCartney. As there were no other nominations, a vote was taken and Mr. Ewing was unanimously elected to chair the Historical Preservation Committee.

Mr. Ewing noted that the next regular meeting, if needed, would be scheduled for Monday, June 9, 2014, at 5:00 p.m.

There being no further business to come before the committee, George Ewing moved to adjourn and was seconded by Bettye King. The vote was unanimous in favor and the motion carried to adjourn at 6:15 p.m.

REQUEST FOR CONDITIONAL USE
APPLICATION

Subject Property Address 805 E. Northside dr. Clinton, Ms 39057
Owner Brandie Lewis
Address 805 E. Northside dr
Clinton, Ms 39057
Phone # 601 899-2717
Current Zoning District _____

RECEIVED
MAR 10 2014

Ksh

Requirements of Applicant:

1. Letter stating reason for requested conditional use.
2. Copy of the written legal description.
3. Site plan of property.
4. \$250.00 fee required for processing. - Paid Cash
5. Site Plan, building elevations and foundation drawing on 8.5 x 11.

Requirements for Granting Conditional Uses: (Section 3005.01 – Zoning Ordinance)

A conditional use shall not be granted unless satisfactory provisions and arrangements have been met concerning all the following:

- (a). Ingress and egress to property and proposed structures.
- (b). Off-street parking and loading areas.
- (c). Refuse and service areas.
- (d). Utilities, with reference locations, availability and compatibility.
- (e). Screening and buffering with reference to type, dimensions and character.
- (f). Required yards and other open space.
- (g). General compatibility with adjacent properties and other property in the district.
- (h). Any other provisions deemed applicable by the Mayor/Board of Aldermen.

Applicant shall be present at the Planning and Zoning Commission meeting and Mayor/Board of Aldermen meeting. Documents shall be submitted thirty (30) days prior to the Planning and Zoning Commission meeting.

Applicant is responsible for complying with all applicable requirements of the Zoning Ordinance.

By signing this application, it is understood and agreed that permission is given to the Zoning Administrator to have a sign erected on subject property, giving notice to the public that said property is being considered for a conditional use.

Signature

Brandie Lewis

Date

3-10-14

Brandie Lewis

2011 Wisteria Dr.

Jackson, Ms. 39204

Roy Edwards

Director Community Development

200 W. Leake St.

Clinton, Ms. 39060

Dear Committee:

I am Brandie Lewis a massage therapist practicing for 5 years. I have a background in medical massage therapy, ayurveda therapy, and an array of other spa treatments. I am requesting to open New Body Ayurvedic Spa at 805 E. Northside Dr. Clinton, Ms. 39056. I am planning to have a full service spa which will consist of a reception area, 2 treatment rooms, a yoga studio, mini kitchen and restrooms. I have anticipated owning an Ayurveda spa introducing clients to traditional Indian therapies, services offered will range from facial and foot scups to warm sesame oil massages and yoga sessions. I would like to offer my services to the City of Clinton and hope to bring visitors from outside of the city here. It is my mission to help people feel their best and to know natural herbs, vitamins, and therapies that will help them accomplish the goals they have for their mind, body, and, spirit.

Sincerely Yours,

Brandie Lewis

Licensed Massage Therapist

NOTICE OF HEARING

Notice is hereby given to those parties in interest that there will be a public hearing on April 22, 2014, at 6:30 p.m. at the Police and Municipal Court Building at 305 Monroe Street in Clinton, Mississippi, to determine whether or not a Conditional Use shall be granted to Ms. Brandie Lewis for the purpose of operating a full service spa; said property located at 801 East Northside Drive, Parcel 2861-71-11, City of Clinton, Hinds County, Mississippi.

April 4, 2014

City of Clinton
Mississippi
Community Development

April 1, 2014

Ms. Brandie Lewis
2011 Wisteria Drive
Jackson, MS 39204

Dear Ms. Lewis:

As part of the approval process for your Conditional Use application, you are scheduled to appear at the Planning & Zoning Committee meeting on Tuesday, April 22nd at 6:30 p.m. and then the Mayor & Board of Aldermen meeting on Tuesday, May 6th at 7:00 p.m. for final approval. These meetings are held in the courtroom of the Police and Judicial Building at 305 N. Monroe Street. Either you or your representative must be present at these meetings to address any questions from the committees.

Sincerely,



Roy Edwards
Director, Community Development



CLINTON PARK PT.3

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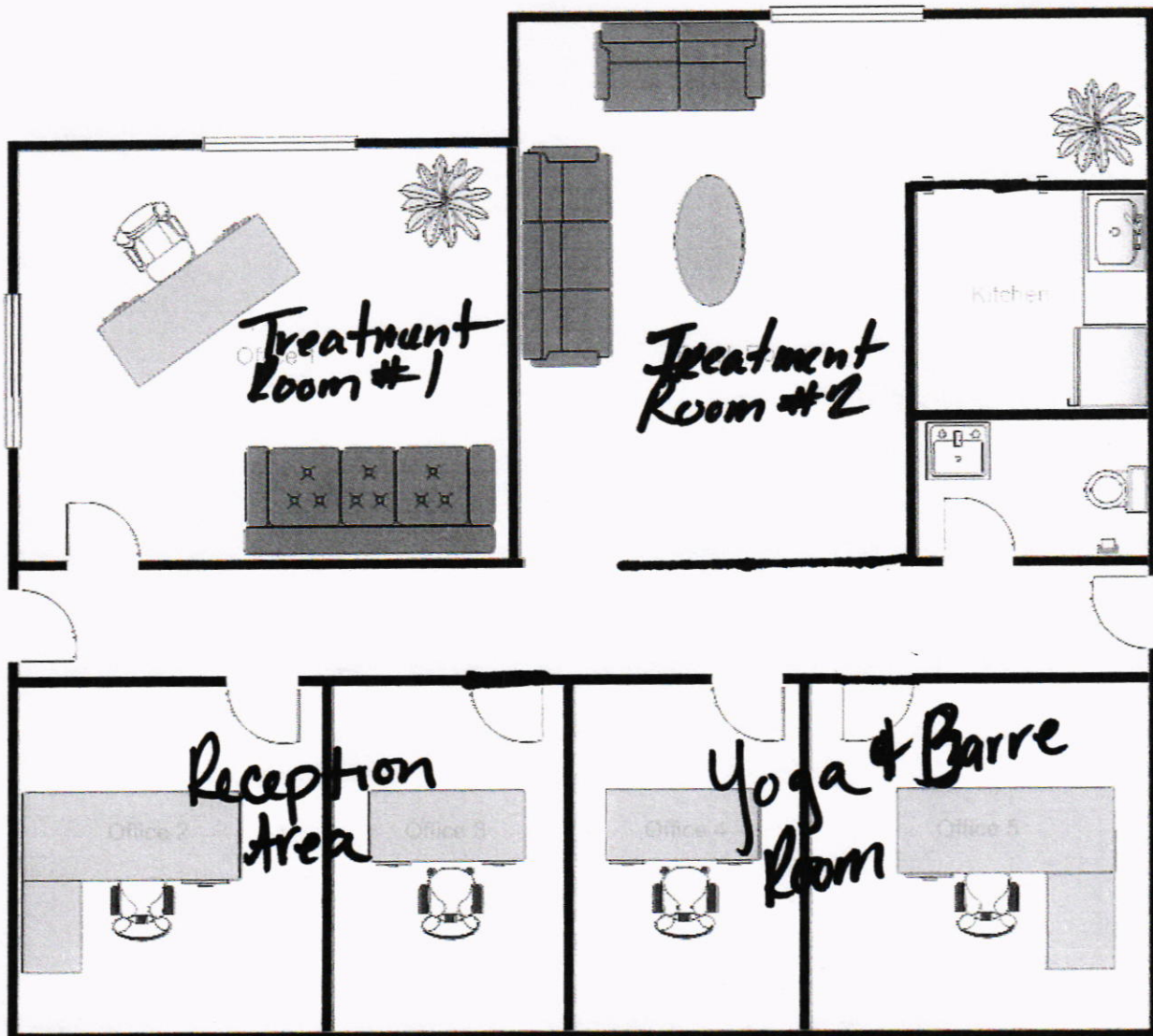
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NEW BODY AYURVEDIC SPA

805 E. NORTHSIDE DR. CLINTON, Ms 39056.

Massage - Facials – Yoga

60 Minutes - \$59.00 90 Minutes - \$79.00 add essential oils... lavender, eucalyptus to any service for only \$5

Deep Tissue - Deeper Touch to relieve intense muscle tension

Swedish- Light to Medium touch slow relaxing massage

Abhyanga - Hot Oil Traditional Indian Massage

Athletic Sport - Intense Muscle Stretch Techniques and Ligament Release

Medical Massage / Therapeutic Massage - Treatment plans with referral of Chiropractor or M.D.

Pure & Natural Facials - 45 minutes - \$39.00 Pure & Natural Facial - Relaxing fragrant facial with all natural product that remove oil and dirt from deep within the pores and leave the skin glowing. Includes 10 min Neck and shoulder massage. Not harsh chemicals, No mechanical extractions (Teens approved for service)

Udvertan Body Scrub - 45 min - \$70 Natural mixture of lavender, chamomile, and rose petals combined to exfoliate the skin. Includes Sesame warm oil massage and hot towel therapy.

Sugar and Salt scrub - 45 min - \$45 Glowing body scrub with hot towel therapy.

Hot Stone Massage - 60 min - \$85 Stones are heated and used with oils to give you penetrating muscle tension relief.

Prenatal Massage - 60 min \$49 Mommy to be... come and relax your back with a massage special for all your tender needs.

Foot Scrubs/ Padabhyanga 30 min \$25 Soak feet in warm water with Padabhyanga herbs that release toxins and relax the feet muscles. Foot massage included w/ some reflexology.

Shirodhara - 30 min \$30 - Continuous stream of warm oil poured on forehead for relaxation and mental clarity.

Indian scalp massage - 30 min \$25 Scalp, Neck and Shoulders are massaged with Sesame oil or choice of Ayurvedic massage oils.

Steam Treatment -

30 min \$30 or add on to any treatment for Natural Detox

Relax on the massage table while our steam canopy detoxes your body with natural steam and essential oils.

Yoga & Barre Studio

REQUEST FOR CONDITIONAL USE
APPLICATION

RECEIVED
MAR 24 2014

Subject Property Address 652 Highway 80 E C.14012 NE
Owner Hickapoo Properties, LP (contract)
Address 1790 Hickapoo Rd
Clinton MS 39056
Phone # 601.214-9019
Current Zoning District Commercial

Requirements of Applicant:

1. Letter stating reason for requested conditional use.
2. Copy of the written legal description.
3. Site plan of property.
4. \$250.00 fee required for processing.

Requirements for Granting Conditional Uses: (Section 2405.01 – Zoning Ordinance)

A conditional use shall not be granted unless satisfactory provisions and arrangements have been met concerning all the following:

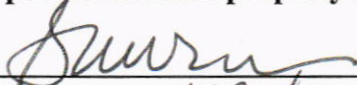
- (a). Ingress and egress to property and proposed structures.
- (b). Off-street parking and loading areas.
- (c). Refuse and service areas.
- (d). Utilities, with reference locations, availability and compatibility.
- (e). Screening and buffering with reference to type, dimensions and character.
- (f). Required yards and other open space.
- (g). General compatibility with adjacent properties and other property in the district.
- (h). Any other provisions deemed applicable by the Mayor/Board of Aldermen.

Applicant shall be present at the Planning and Zoning Commission meeting and Mayor/Board of Aldermen meeting. Documents shall be submitted thirty (30) days prior to the Planning and Zoning Commission meeting.

Applicant is responsible for complying with all applicable requirements of the Zoning Ordinance.

By signing this application, it is understood and agreed that permission is given to the Zoning Administrator to have a sign erected on subject property, giving notice to the public that said property is being considered for a conditional use.

Signature


member

Date

3/24/14

Roy Edwards

From: Ben Walker <bwalker@kickapooproperties.com>
Sent: Tuesday, March 25, 2014 9:57 AM
To: redwards@clintonms.org
Subject: 652 Highway 80 E

Roy

Please accept this email as my request for a conditional use of the above property.

We plan to utilize the existing building as the Senior Adult Day Care, currently they are located at Emeritus on Northside Drive. We plan minor changes to the inside and basically no changes to the outside of the present building, we plan to change two offices to restrooms and remove a couple of wall. As you probably know, they do not have kitchen facilities and will not in this building

Thanks and if possible I would like to get on the next planned meeting of the P and Z board

Ben Walker

Sent from my iPad

NOTICE OF HEARING

Notice is hereby given to those parties in interest that there will be a public hearing on April 22, 2014, at 6:30 p.m. at the Police and Municipal Court Building at 305 Monroe Street in Clinton, Mississippi, to determine whether or not a Conditional Use shall be granted to Kickapoo Properties for the purpose of operating a senior adult day care center; said property located at 652 Highway 80 East, Parcel 2861-826, City of Clinton, Hinds County, Mississippi.

April 4, 2014

City of Clinton
Mississippi
Community Development

April 1, 2014

Mr. Ben Walker
Kickapoo Properties, L.P.
1790 Kickapoo Road
Clinton, MS 39056

Dear Mr. Walker:

As part of the approval process for your Conditional Use application, you are scheduled to appear at the Planning & Zoning Committee meeting on Tuesday, April 22nd at 6:30 p.m. and then the Mayor & Board of Aldermen meeting on Tuesday, May 6th at 7:00 p.m. for final approval. These meetings are held in the courtroom of the Police and Judicial Building at 305 N. Monroe Street. Either you or your representative must be present at these meetings to address any questions from the committees.

Sincerely,

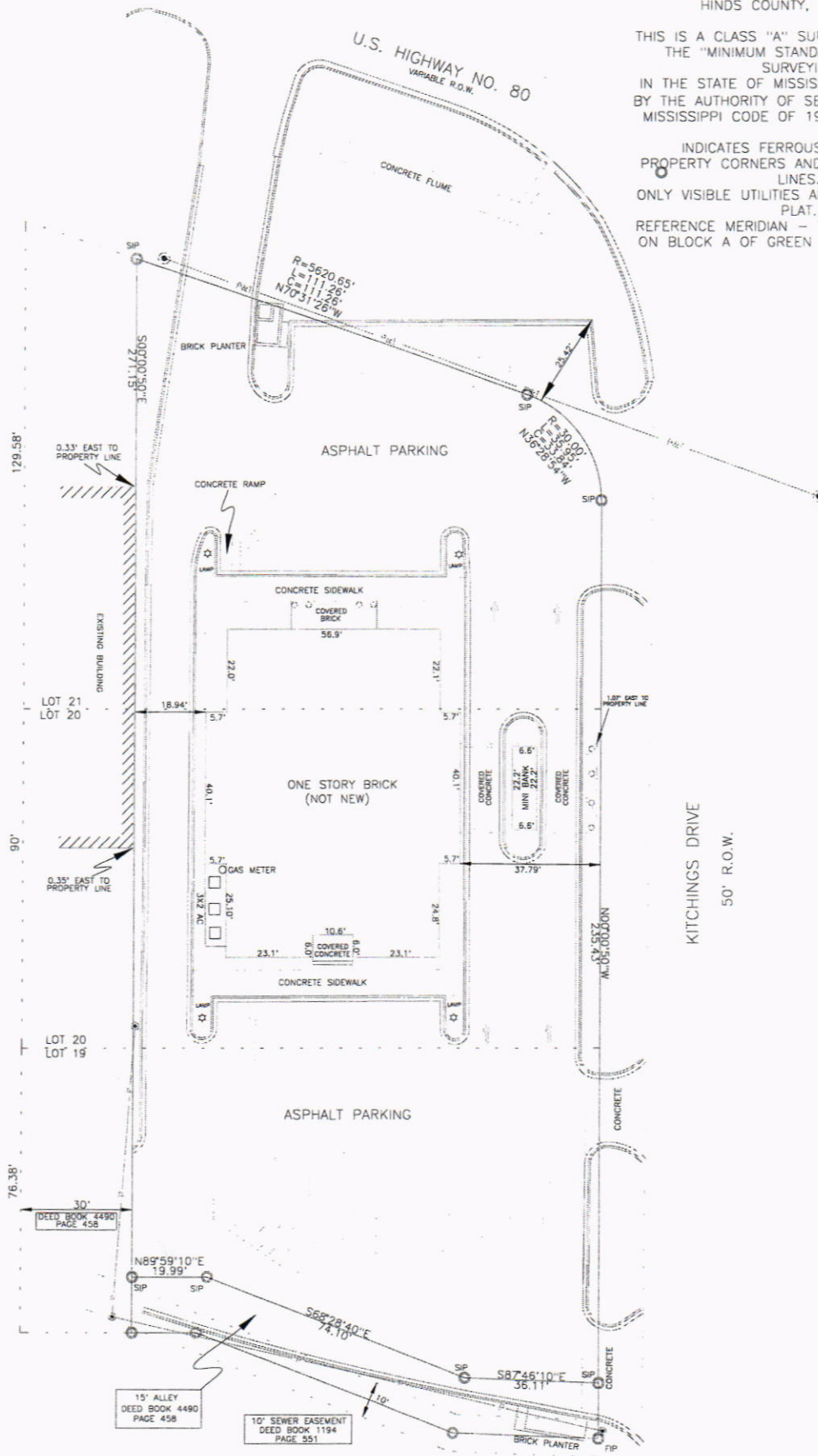


Roy Edwards
Director, Community Development

PLAT SHOWING
CERTAIN PROPERTIES
BEING SITUATED IN THE SE 1/4 OF SECTION
29,
TOWNSHIP 6 NORTH, RANGE 1 WEST
HINDS COUNTY, MISSISSIPPI

THIS IS A CLASS "A" SURVEY ACCORDING TO
THE "MINIMUM STANDARDS FOR LAND
SURVEYING
IN THE STATE OF MISSISSIPPI" ESTABLISHED
BY THE AUTHORITY OF SECTION 73-13-15(f)
MISSISSIPPI CODE OF 1972 AS AMENDED.

INDICATES FERROUS METAL ROD AT
PROPERTY CORNERS AND ALONG PROPERTY
LINES.
ONLY VISIBLE UTILITIES ARE SHOWN ON THIS
PLAT.
REFERENCE MERIDIAN - TRUE NORTH BASED
ON BLOCK A OF GREEN ACRES SUBDIVISION



GRAPHIC SCALE



SURVEYED & MAPPED
BY
ROGER T. ELLISON
REGISTERED PROFESSIONAL LAND SURVEYOR
452 HOLLY HEDGE DRIVE

March 24, 2014

Shelby W. Mitchell
1479 Pinehaven Road
Clinton, MS 39056

Mr. Roy Edwards
Building Inspector
City of Clinton
Clinton, MS 39056

Dear Mr. Edwards,

Thank you for your time discussing the lot in Oakwood Heights. To follow up on our conversation, as the owner of Lot 88 in the Oakwood Heights neighborhood of Clinton, the request is to subdivide Lot 88 into two (2) lots so that a new home can be built on the part that contains no structure. This new home would face McRee Street.

Enclosed are the Plat of Survey and the Surveyor's Inspection Report and Certificate for the aforementioned property. The county has no recorded covenants, nor is there any additional recorded information concerning the 'reserved per Plat' referenced on the Plat of Survey.

Again, thank you for your help with this matter.

Sincerely,

A handwritten signature in dark ink, appearing to read 'Shelby W. Mitchell', with a stylized flourish at the end.

Shelby W. Mitchell, AIA

Phone: 601-259-6277

Email: shelbymitchell@dalepartners.com

City of Clinton
Mississippi
Community Development

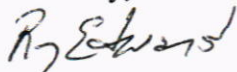
April 10, 2014

Mr. Shelby Mitchell
1479 Pinehaven Road
Clinton, MS 39056

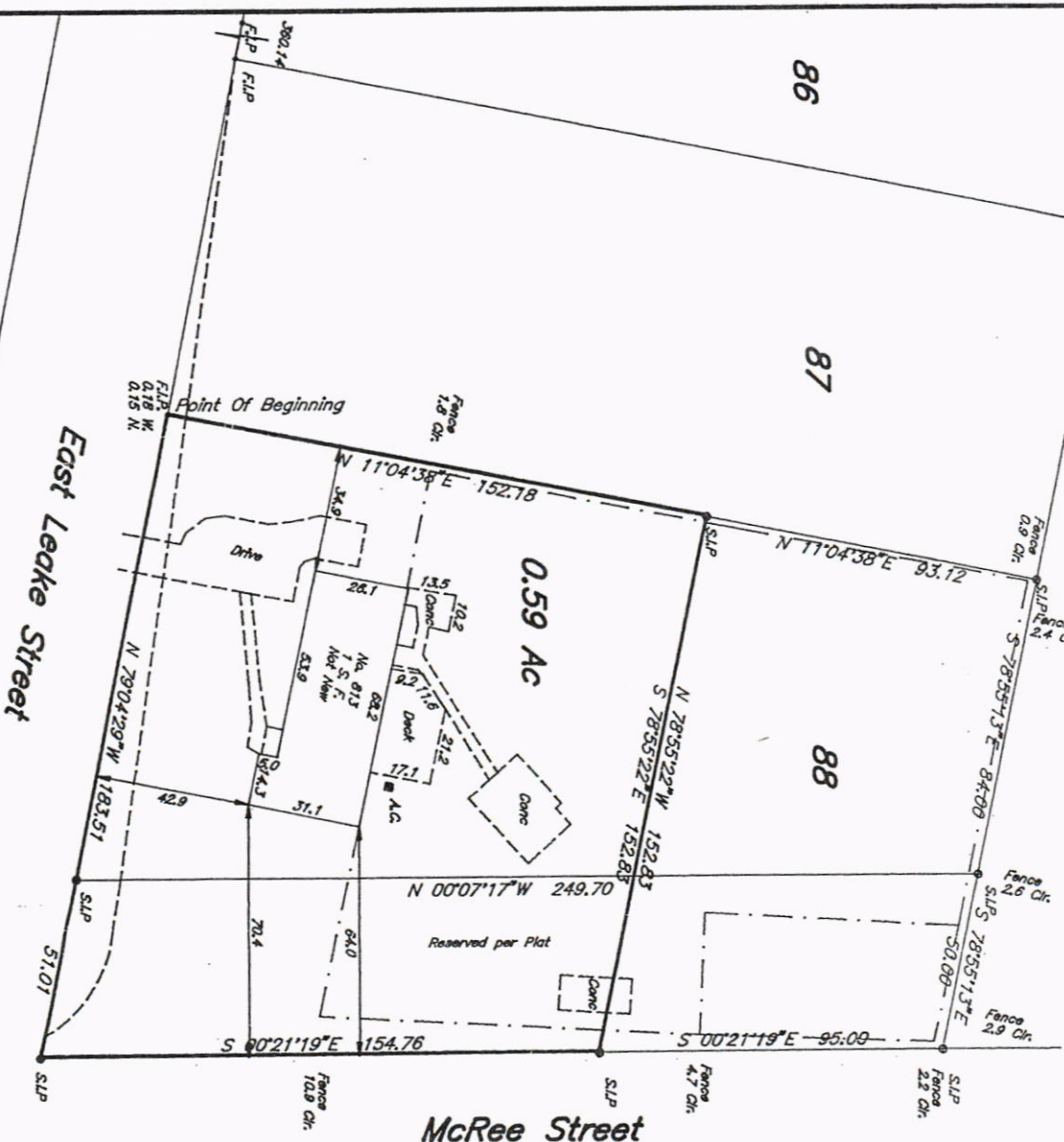
Dear Mr. Mitchell:

As part of the approval process for your subdivision application, you are scheduled to appear at the Planning & Zoning Committee meeting on Tuesday, April 22nd at 6:30 p.m. and then the Mayor & Board of Aldermen meeting on Tuesday, May 6th at 7:00 p.m. for final approval. These meetings are held in the courtroom of the Police and Judicial Building at 305 N. Monroe Street. Either you or your representative must be present at these meetings to address any questions from the committees.

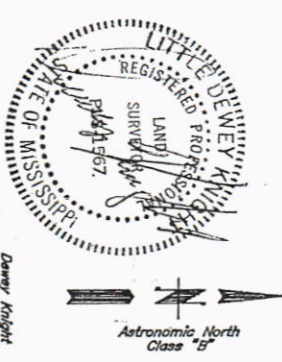
Sincerely,



Roy Edwards
Director, Community Development



Plat of Survey
 For
 Shelby Mitchell
 Part of Lot 88, Oakwood Heights, Part 3
 and an adjacent tract of Land Per
 Deed Book 4040 Page 585
 Clinton, Hinds County, Miss.



REQUEST FOR CONDITIONAL USE
APPLICATION

RECEIVED
MAR 24 2014

Subject Property Address 400 Cynthia Street

Owner LaTamarq Jones

Address P.O. Box 492

Bolton MS 39041

Phone # 601 850 2289

Current Zoning District _____

C-14014 NE

Requirements of Applicant:

1. Letter stating reason for requested conditional use.
2. Copy of the written legal description.
3. Site plan of property.
4. \$250.00 fee required for processing.

Requirements for Granting Conditional Uses: (Section 2405.01 – Zoning Ordinance)

A conditional use shall not be granted unless satisfactory provisions and arrangements have been met concerning all the following:

- (a). Ingress and egress to property and proposed structures.
- (b). Off-street parking and loading areas.
- (c). Refuse and service areas.
- (d). Utilities, with reference locations, availability and compatibility.
- (e). Screening and buffering with reference to type, dimensions and character.
- (f). Required yards and other open space.
- (g). General compatibility with adjacent properties and other property in the district.
- (h). Any other provisions deemed applicable by the Mayor/Board of Aldermen.

Applicant shall be present at the Planning and Zoning Commission meeting and Mayor/Board of Aldermen meeting. Documents shall be submitted thirty (30) days prior to the Planning and Zoning Commission meeting.

Applicant is responsible for complying with all applicable requirements of the Zoning Ordinance.

By signing this application, it is understood and agreed that permission is given to the Zoning Administrator to have a sign erected on subject property, giving notice to the public that said property is being considered for a conditional use.

LaTamarq Jones
Signature

3/25/14
Date

March 21, 2014

To Whom it May Concern

I'm writing to request a conditional use for a business, address at 400 Cynthia St Clinton, Ms. I'm really looking forward to starting a business in Clinton, Ms. I'm a native of Bolton, MS but I do most of all my business in Clinton. I'm looking to open a SALON AND SPA here in Clinton. I am also looking to bring a clam relaxing environment to the city, with the setting of having 2 hairstylists and 1 nail tech. We will offer services, such as cutting, styling and coloring, as well as other areas such as facial grooming and hair extensions. **The Link Salon & SPA** is committed to providing the best services to our customers. We strive to provide ongoing education to customers about services, products, and changes in the beauty industry i.e. Our responsibility to our customers is to maintain a good reputation for quality services in our salon. We are committed to performing exceptional services while also providing our customers with great support. Our team is professional, talented and very educated. We provide a high-quality, comfortable and natural salon experience. We offer services using the finest products that will beautify and balance both the body and mind.

Thank You



LaTamara Jones Owner

The Link Salon&SPA

6018502289

NOTICE OF HEARING

Notice is hereby given to those parties in interest that there will be a public hearing on April 22, 2014, at 6:30 p.m. at the Police and Municipal Court Building at 305 Monroe Street in Clinton, Mississippi, to determine whether or not a Conditional Use shall be granted to LaTamara Jones for the purpose of operating a hair salon and spa; said property located at 400 Cynthia Street, Parcel 2861-27-1, City of Clinton, Hinds County, Mississippi.

April 4, 2014

City of Clinton
Mississippi
Community Development

April 1, 2014

LaTamara Jones
P. O. Box 492
Bolton, MS 39041

Dear Ms. Jones:

As part of the approval process for your Conditional Use application, you are scheduled to appear at the Planning & Zoning Committee meeting on Tuesday, April 22nd at 6:30 p.m. and then the Mayor & Board of Aldermen meeting on Tuesday, May 6th at 7:00 p.m. for final approval. These meetings are held in the courtroom of the Police and Judicial Building at 305 N. Monroe Street. Either you or your representative must be present at these meetings to address any questions from the committees.

Sincerely,



Roy Edwards
Director, Community Development

REQUEST FOR CONDITIONAL USE
APPLICATION

RECEIVED
MAR 27 2014

Subject Property Address

905 Old Vicksburg Rd

C-14015 AE

Owner

Patricia B.

Address

905 Old Vicksburg Rd.

Clinton, MS 39056

Phone #

601-672-5795

Current Zoning District

C2

Requirements of Applicant:

1. Letter stating reason for requested conditional use.
2. Copy of the written legal description.
3. Site plan of property.
4. \$250.00 fee required for processing.
5. Site Plan, building elevations and foundation drawing on 8.5 x 11.

Requirements for Granting Conditional Uses: (Section 3005.01 – Zoning Ordinance)

A conditional use shall not be granted unless satisfactory provisions and arrangements have been met concerning all the following:

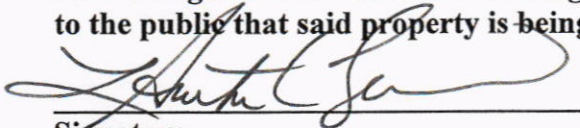
- (a). Ingress and egress to property and proposed structures.
- (b). Off-street parking and loading areas.
- (c). Refuse and service areas.
- (d). Utilities, with reference locations, availability and compatibility.
- (e). Screening and buffering with reference to type, dimensions and character.
- (f). Required yards and other open space.
- (g). General compatibility with adjacent properties and other property in the district.
- (h). Any other provisions deemed applicable by the Mayor/Board of Aldermen.

Applicant shall be present at the Planning and Zoning Commission meeting and Mayor/Board of Aldermen meeting. Documents shall be submitted thirty (30) days prior to the Planning and Zoning Commission meeting.

Applicant is responsible for complying with all applicable requirements of the Zoning Ordinance.

By signing this application, it is understood and agreed that permission is given to the Zoning Administrator to have a sign erected on subject property, giving notice to the public that said property is being considered for a conditional use.

Signature



Date

3-27-14

Anita Jamison

6231 West Northside Drive • Bolton, MS 39041
Phone: (601) 672-5795 • E-Mail: nitacosmo85@gmail.com

March 26, 2014

Request for Permit of Operation

To Whom It May Concern:

I, Anita Jamison, am applying for a permit in order to operate a beauty salon located at 905 Old Vicksburg Road, Clinton, MS (beside Domino's Pizza). I feel as if this is the ideal location for me to provide professional cosmetology services. I have been a licensed cosmetologist for twenty-nine years and a licensed cosmetology instructor for five years. Thank you for your consideration.

Sincerely,

A handwritten signature in black ink, appearing to read "L. Anita C. Jamison", written in a cursive style.

L. Anita C. Jamison
Cosmetologist

City of Clinton
Mississippi
Community Development

April 17, 2014

L. Anita Jamison
6231 W. Northside Drive
Bolton, MS 39041

Dear Ms. Jamison:

This letter will confirm the change in dates for the Planning & Zoning Committee meeting now on Tuesday, May 13th, at 6:30 p.m. and then the Mayor & Board of Aldermen meeting on Tuesday, May 20th, at 7:00 p.m. for final approval. The Planning & Zoning Committee and Mayor & Board of Alderman meetings are held in the courtroom of the Police and Judicial Building at 305 N. Monroe Street. Either you or your representative must be present at these meetings to address any questions from the committees.

Sincerely,



Roy Edwards
Director, Community Development

Landroll Detail

Parcel Number	Map Reference Number																																	
2861-71-2	66.16 2 7.00	☐ View Map ☐ Property Taxes ☐ Gis Map																																
Subdivision No.	Homestead Exemption Account Numbers																																	
STR																																		
Assessed Owner 2003 REALTY COMPANY LLC 15384 5TH ST GULFPORT MS 39503	<table style="width: 100%;"> <tr> <th colspan="2" style="text-align: left;">Assessed Values</th> </tr> <tr> <td>Land Value</td> <td style="text-align: right;">12,692</td> </tr> <tr> <td>Improvement Value</td> <td style="text-align: right;">29,154</td> </tr> <tr> <td>Total</td> <td style="text-align: right;">41,846</td> </tr> <tr> <th colspan="2" style="text-align: left;">Appraised Values</th> </tr> <tr> <td>Land Value</td> <td style="text-align: right;">84,610</td> </tr> <tr> <td>Improvement Value</td> <td style="text-align: right;">194,360</td> </tr> <tr> <td>Total</td> <td style="text-align: right;">278,970</td> </tr> <tr> <th colspan="2" style="text-align: left;">Building Info.</th> </tr> <tr> <td>Type</td> <td style="text-align: right;">AUTO</td> </tr> <tr> <td>Base Area</td> <td style="text-align: right;">1,885</td> </tr> <tr> <td>Adjusted Area</td> <td style="text-align: right;">1,885</td> </tr> <tr> <td>Year Built</td> <td style="text-align: right;">1966</td> </tr> <tr> <th colspan="2" style="text-align: left;">Deed Info.</th> </tr> <tr> <td>Book & Page</td> <td style="text-align: right;">7104-2707</td> </tr> <tr> <td>Date</td> <td style="text-align: right;">03/16/2010</td> </tr> </table>		Assessed Values		Land Value	12,692	Improvement Value	29,154	Total	41,846	Appraised Values		Land Value	84,610	Improvement Value	194,360	Total	278,970	Building Info.		Type	AUTO	Base Area	1,885	Adjusted Area	1,885	Year Built	1966	Deed Info.		Book & Page	7104-2707	Date	03/16/2010
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Location 0 NORTHSIDE DR Legal Description 1 AC MORE OR LESS W OF HINDS CO SCHOOL PROPERTY S OF NORTHSIDE DR & N OF OLD VICKSBURG RD IN SECS 20 & 21 T6 R1W CITY OF CLINTON																																		
Acreage Info.																																		
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Uncultivated Acres	0.00																																	

[Back](#) [Search](#)

City of Clinton
Mississippi
Community Development

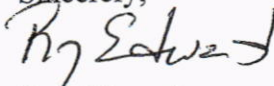
April 11, 2014

L. Anita Jamison
6231 W. Northside Drive
Bolton, MS 39041

Dear Ms. Jamison:

As part of the approval process for your Conditional Use application, you are scheduled to appear at the Planning & Zoning Committee meeting on Tuesday, May 27th, at 6:30 p.m. and then the Mayor & Board of Aldermen meeting on Tuesday, June 3rd, at 7:00 p.m. for final approval. The Planning & Zoning Committee and Mayor & Board of Alderman meetings are held in the courtroom of the Police and Judicial Building at 305 N. Monroe Street. Either you or your representative must be present at these meetings to address any questions from the committees.

Sincerely,



Roy Edwards
Director, Community Development

RECEIVED
APR 22 2014

REQUEST FOR DIMENSIONAL VARIANCE
APPLICATION

V-14016 RE

Subject Property Address #1 Mount Dexter Lane Clinton Ms.
Owner Stephanie Chaffin
Address #1 Mount Dexter Lane
Phone # 169-257-2900 / 601-214-5711
Current Zoning District _____

Requirements of Applicant:

1. Letter stating reason for requested dimensional variance.
2. Copy of the written legal description.
3. Site plan of property.
4. Complete set of working plans.
5. Proposed signage to include color and size.
6. \$250.00 fee required for processing.

Requirements for Granting Variances: (Section 2404.01 – Zoning Ordinance)

- (a). Applicant shall demonstrate that special conditions and circumstances exist which are peculiar to the land, structure or building involved and which are not applicable to other lands, structures or buildings in the same district.
- (b). Applicant shall demonstrate that literal interpretation of the provisions of this Ordinance would deprive the applicant of rights commonly enjoyed by other properties in the same district under terms of this Ordinance.
- (c). Applicant shall demonstrate that granting the variance will not confer on the applicant any special privilege that is denied by this Ordinance to other lands, structures or buildings in the same district.

Applicant shall be present at the Planning and Zoning Commission meeting and Mayor/Board of Aldermen meeting. Documents shall be submitted thirty (30) days prior to the Planning and Zoning Commission meeting.

Applicant is responsible for complying with all applicable requirements of the Zoning Ordinance.

By signing this application, it is understood and agreed that permission is given to the Zoning Administrator to have a sign erected on subject property, giving notice to the public that said property is being considered for a dimensional variance.

[Signature]
Signature

4/22/14
Date

Stephanie Chatham
1 Mount Dexter Lane
Clinton, Ms. 39056
769-257-2900

April 23, 2014

To Whom it may concern:

City of Clinton Board of Alderman and Mayor Phil Fisher,

City of Clinton,

The intent of this notification is to obtain permission to build a storage unit/garage area at my residence, 1 Mount Dexter Lane in Southern Oaks. As families often grow in years and accumulate equipment and supplies, the need has also risen for my family to neatly store and keep out of sight such items. This maintains neatness and tidiness in our neighborhood.

Unfortunately after obtaining legal property lines and survey, it has been brought to my attention that such a building cannot be placed at the rear of my home due to setbacks stated in warranty deed. This property has extremely unusual degrees of property lines and angles (see enclosed plat). Such angles make it impossible to build such a unit that is parallel to my home, rather the requirement is for the building to be placed to the opposite of side of my driveway from home but 20 feet approximately in front of the building line of my home. Failure to have such a unit would deprive my family of such units afforded to other neighbors of mine (see pictures enclosed). Your granting such a location of my garage would be not be granting any special privileges to my family in this district, as others enjoy such a unit. This unit would still create a road distance from the front of this unit of 150 feet frontage (road to front of building).

Failure to obtain permission to build such a unit would deprive my family of the need to neatly and safely store our equipment and supplies. This property is a two acre lot in Southern Oaks which is one of the largest single properties in this area. Due to dimensions and placement of home, it is necessary to kindly grant my family and I permission to place building as outlined in documents submitted. Building permission requested will match décor and brick of existing home.

Respectfully,

A handwritten signature in black ink, appearing to read 'Stephanie Chatham', with a long horizontal line extending to the right.

Stephanie Chatham

City of Clinton
Mississippi
Community Development

May 1, 2014

Stephanie Chatham
1 Mt. Dexter Lane
Clinton, MS 39056

Dear Ms. Chatham:

This letter will confirm the dates of the meetings where you will present your request for approval of a Dimensional Variance. You will need to appear before the Planning & Zoning Committee meeting on Tuesday, May 13th, at 6:30 p.m. and then the Mayor & Board of Aldermen meeting on Tuesday, May 20th at 7:00 p.m. for final approval. These meetings are held in the courtroom of the Police and Judicial Building at 305 N. Monroe Street. Either you or your representative must be present at these meetings to address any questions from the committees.

Sincerely,



Roy Edwards
Director, Community Development

**PROOF OF PUBLICATION
THE STATE OF MISSISSIPPI
HINDS COUNTY**

PASTE PROOF HERE

C19341
CITY OF CLINTON-LEGALS,
0200463365
Stephanie Chatham DV



PERSONALLY appeared before me, the undersigned notary public in and for Hinds County, Mississippi,

BEVERLY BENNETT

an authorized clerk of THE CLARION-LEDGER, a newspaper as defined and prescribed in Sections 13-3-31 and 13-3-32, of the Mississippi Code of 1972, as amended, who, being duly sworn, states that the notice, a true copy of which is hereto attached, appeared in the issues of said newspaper as follows:

4/28/2014

Size: 88 words / 1.00 col. x 22.00 lines

Published: 1 time(s)

Total: \$19.06

Signed Beverly Bennett
Authorized Clerk of
The Clarion-Ledger

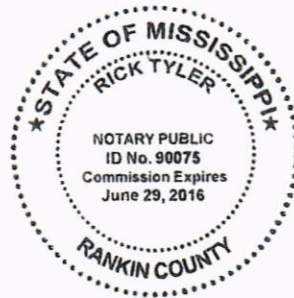
SWORN to and subscribed before me on 4/28/2014.

Rick Tyler
Notary Public

RICK TYLER

Notary Public State of Mississippi at Large. Bonded thru
Notary Public Underwriters

(SEAL)



EMOGENE CHATHAM

NOT FULLY DEVELOPED EASEMENT

TWO ACRE PARCEL
(LOCATED IN THE NORTHEAST
THE SOUTHWEST 1/4 OF SECT
T-6-N R-1-W IN HINDS CO..

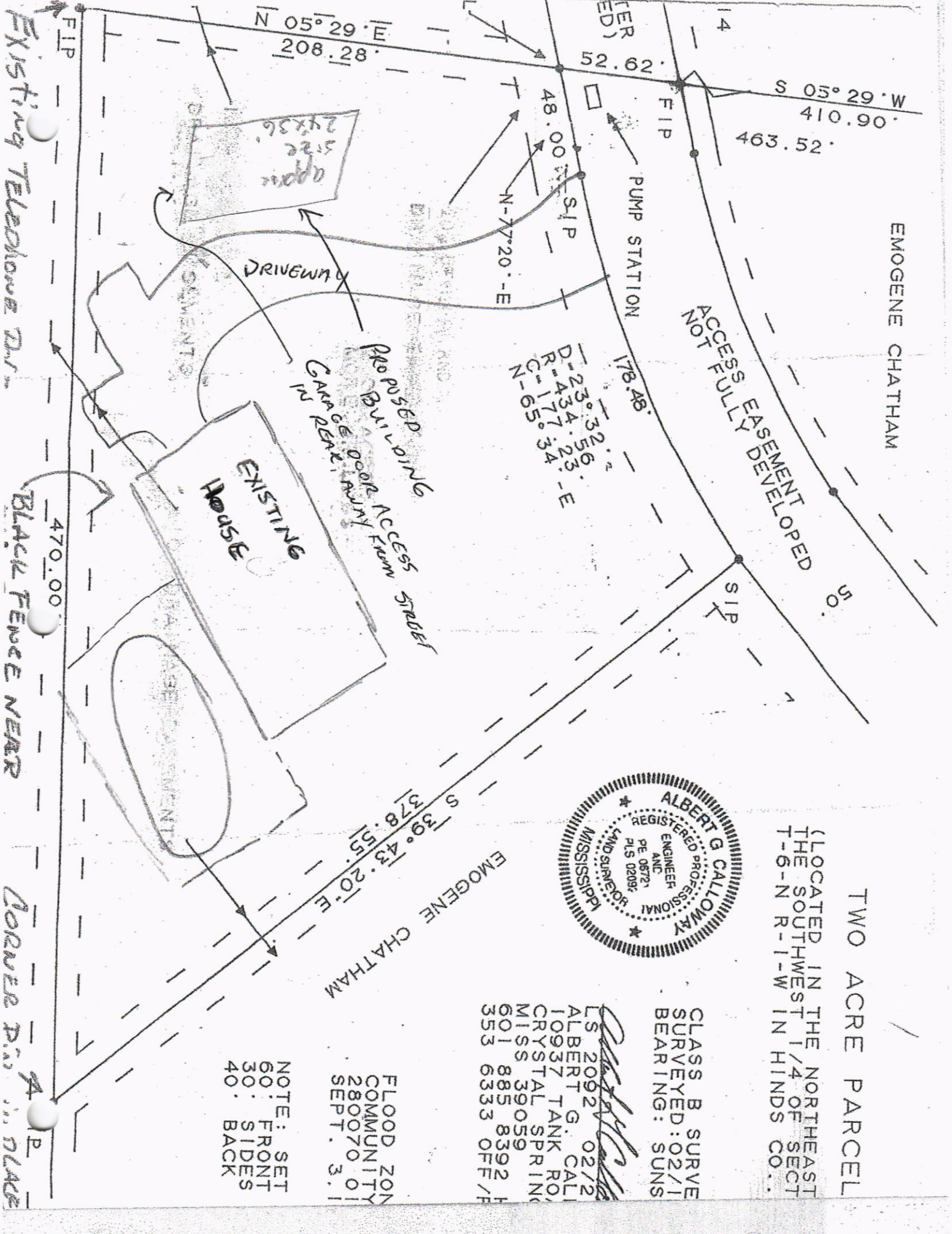


CLASS B SURVEY
SURVEYED: 02/1
BEARING: SUNS

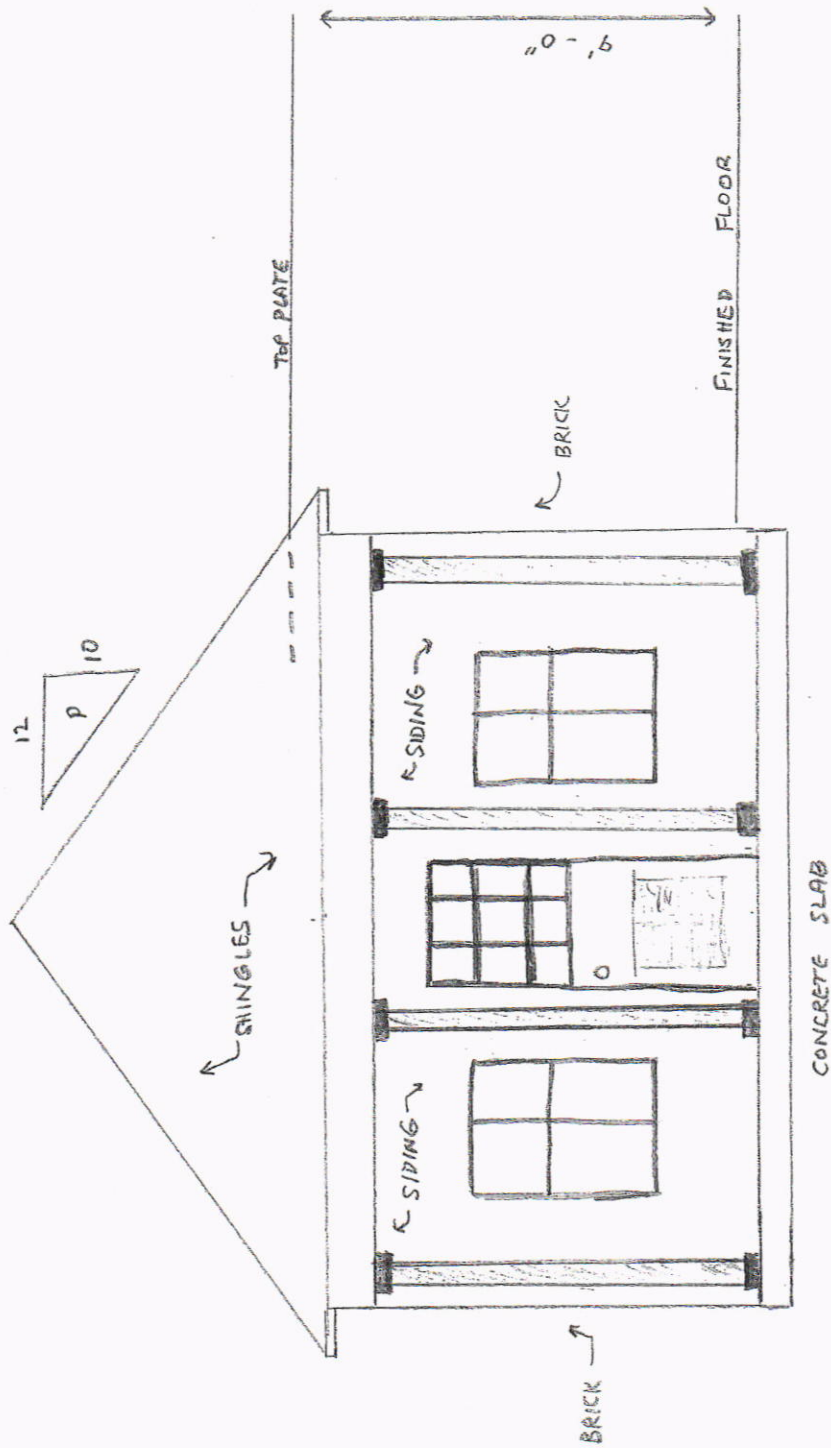
LS 2092 02/12
ALBERT G. CALLOWAY
10937 TANK ROAD
CRYSTAL SPRING
MISS 39059
601 885 8392
353 6333 OFF/H

FLOOD ZONE
COMMUNITY
280070 01
SEPT. 3.1

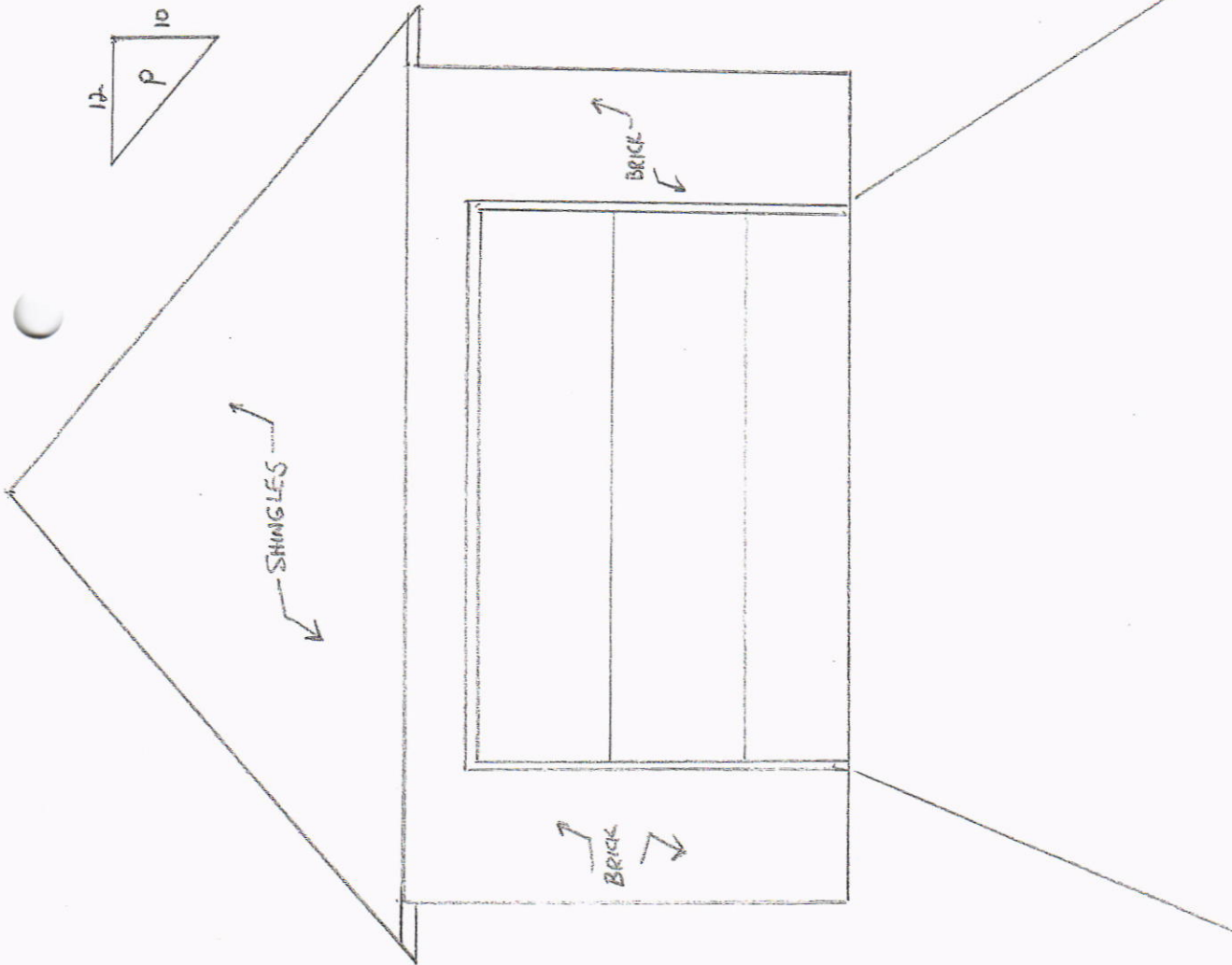
NOTE: SET
60: FRONT
30: SIDES
40: BACK



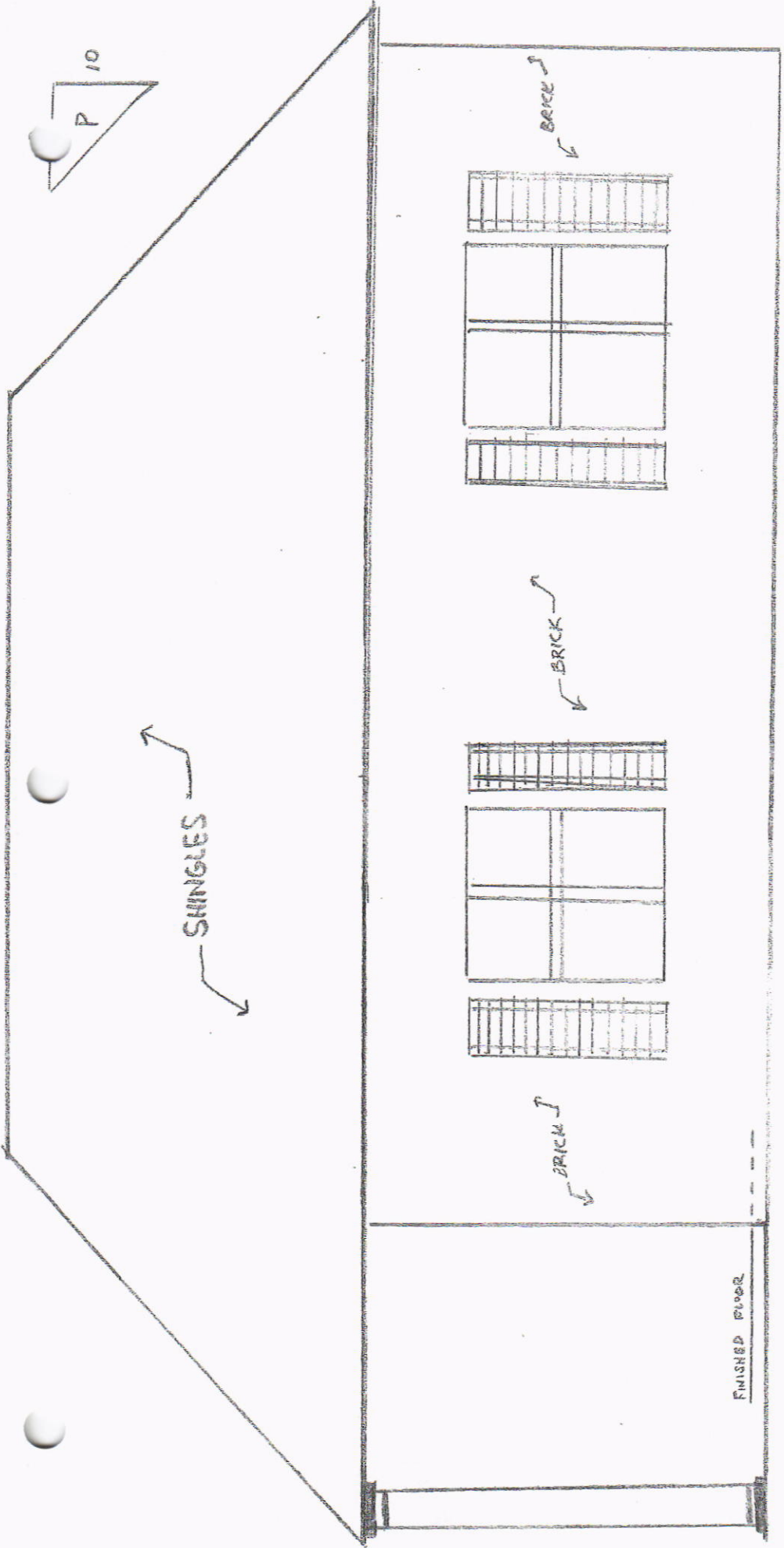
EXISTING TELEPHONE LINE
BLACK FENCE NEAR CORNER PLACE



FRONT ELEVATION



REAR ELEVATION



RIGHT SIDE ELEVATION

EXHIBIT A

9-4-W
NE-SW

This parcel of land contains two acres, more or less, located in the Northeast 1/4 of the Southwest 1/4 of Section 9 T-6-N R-1-W in Hinds County, Mississippi lying East of Southern Oaks Subdivision Part 2 North of the Town of Clinton being more particularly described to-wit:

Commence at the Northeast Corner of Lot 13 of Southern Oaks Subdivision Part 2 as recorded in Plat Book 36 Page 41 of the Chancery Clerk's Office of Hinds County, Mississippi, and run along the East line of said subdivision S-05°29'-W, 463.52 feet to the Point-of-Beginning of this Parcel's description being on the South line of Mount Dexter Lane, and the Northeast Corner of Lot 15 of Southern Oaks Subdivision Part 2; run thence along the South line of a proposed road's access easement the following bearings and distances: N-77°20'-E, 48.00 feet; run thence along a curve to the left having a Delta Angle of 23°32', a Radius of 434.56 feet, and along a 177.23 foot Chord bearing N-65°34'-E; thence leaving said proposed road, run S-39°43'20"-E, 378.55 feet; run thence West, 470.00 feet to the Southeast Corner of said Lot 15 of Southern Oaks Subdivision Part 2; run thence along the east line of said subdivision, N-05°29'-E, 208.28 feet back to the Point-of-Beginning

Signed for identification purposes this the 28th day of April, 2004

Shawn M. Chatham Sr.

Shawn M. Chatham, Sr.

Stephanie M. Chatham

Stephanie M. Chatham

STATE OF MS
COUNTY OF HINDS
FILED - RECORDED
1ST DISTRICT

MAY 4 3 17 PM '04

BOOK 6027
PAGE 970
EDDIE JEAN CARR
CHANCERY CLERK

REQUEST FOR CONDITIONAL USE
APPLICATION

RECEIVED
APR 22 2014

Subject Property Address

909 Old Vicksburg Rd.

C-14017 RE

Owner

Tanya Andrews

Address

1609 Old Vicksburg Rd.

Clinton MS 39056

Phone #

601-415-5825

Current Zoning District

Requirements of Applicant:

1. Letter stating reason for requested conditional use.
2. Copy of the written legal description.
3. Site plan of property.
4. \$250.00 fee required for processing.

Requirements for Granting Conditional Uses: (Section 2405.01 – Zoning Ordinance)

A conditional use shall not be granted unless satisfactory provisions and arrangements have been met concerning all the following:

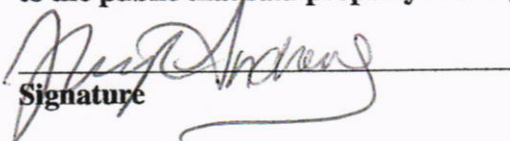
- (a). Ingress and egress to property and proposed structures.
- (b). Off-street parking and loading areas.
- (c). Refuse and service areas.
- (d). Utilities, with reference locations, availability and compatibility.
- (e). Screening and buffering with reference to type, dimensions and character.
- (f). Required yards and other open space.
- (g). General compatibility with adjacent properties and other property in the district.
- (h). Any other provisions deemed applicable by the Mayor/Board of Aldermen.

Applicant shall be present at the Planning and Zoning Commission meeting and Mayor/Board of Aldermen meeting. Documents shall be submitted thirty (30) days prior to the Planning and Zoning Commission meeting.

Applicant is responsible for complying with all applicable requirements of the Zoning Ordinance.

By signing this application, it is understood and agreed that permission is given to the Zoning Administrator to have a sign erected on subject property, giving notice to the public that said property is being considered for a conditional use.

Signature



Date

4-23-14

4-23-14

I, Tanya Andrews, request conditional
use permit to open a Taco Del Mar
franchise at 908 Old Vicksburg Rd. in Clinton, MS.

Tanya Andrews

601-415-5825

City of Clinton
Mississippi
Community Development

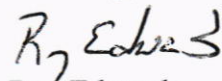
May 1, 2014

Tanya Andrews
1609 Old Vicksburg Road
Clinton, MS 39056

Dear Ms. Andrews:

This letter will confirm the dates of the meetings where you will present your request for approval of a Conditional Use. You will need to appear before the Planning & Zoning Committee meeting on Tuesday, May 13th, at 6:30 p.m. and then the Mayor & Board of Aldermen meeting on Tuesday, May 20th at 7:00 p.m. for final approval. These meetings are held in the courtroom of the Police and Judicial Building at 305 N. Monroe Street. Either you or your representative must be present at these meetings to address any questions from the committees.

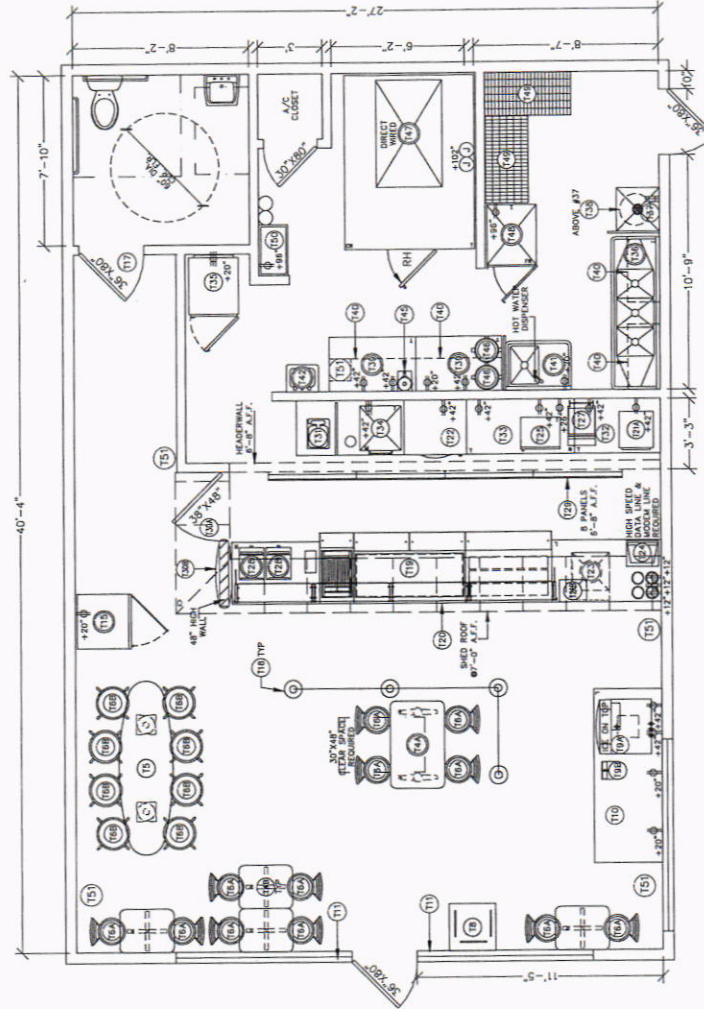
Sincerely,



Roy Edwards
Director, Community Development

SYMBOL LEGEND	
⊕	120V DUPLEX OUTLET
⊕	220V SINGLE OUTLET
⊕	PHONE JACK
⊕	JUNCTION BOX
⊕	THERMOSTAT
⊕	ELECTRIC PANEL
⊕	FAN - FLOOR MOUNTED
⊕	FAN - CEILING MOUNTED
⊕	FLOOR DRAIN
⊕	FLOOR SINK

TACO DEL MAR	
REVISION	# 7
FRANCHISEE TANYA BROWN	
STORE ADDRESS 909 OLD VICKSBURG RD. CLINTON, MS	
D.A. MIKE STEWART	
SCALE	1/4" = 1'
DATE	1-20-14 ~ 1-29-14
SHOWN BY	JON SERENA
ALL DIMENSIONS MUST BE VERIFIED PRIOR TO REQUESTING A FULLSET OF PLANS.	
PLEASE NOTE: DO NOT SCALE THIS FLOOR PLAN. REFER TO THE WRITTEN DIMENSIONS. PHOTO-COPYING OR FAXING WILL DISTORT THIS DRAWING.	



RELOCATION

GENERAL NOTES:

- CEILING HEIGHT IS 9'-0"
- ELECTRICAL OUTLET HEIGHTS MEASURED TO BOTTOM OF BOX
- ONE ELECTRICAL JUNCTION BOX TO BE LOCATED IN CEILING ABOVE EACH WINDOW.
- CUNO MODEL SW-2000 PLUS WATER FILTRATION SYSTEM IS REQUIRED FOR INSTALLATION OF SODA SYRUP RACK
- PLACEMENT FOR INSTALLATION IS MOUNTED ON THE BACKROOM WALL. THIRD INSTALLATION OPTION IS MOUNTING ON THE BACKROOM WALL. THIRD INSTALLATION OPTION IS MOUNTING ON THE BACKROOM WALL. THIRD INSTALLATION OPTION IS MOUNTING ON THE BACKROOM WALL.
- REQUIRED: 1/2" INCOMING WATER LINE FEED WITH 1/2" BALL VALVE SHUTOFF AND 1/2" FPT CONNECTION.
- MINIMUM 110 VOLT, 20 AMP ELECTRICAL SERVICE TO SUPPORT THE CUNO MODEL SW-2000 PLUS WATER FILTRATION SYSTEM (SEE ELECTRICAL SCHEDULE).
- EXIT LIGHTS INSTALLED BY G.C. PER LOCAL CODE.
- EXTINGUISHERS, SMOKE AND FIRE DETECTION SYSTEMS.
- LABOR & MATERIAL SUPPLIED BY G.C. UNLESS OTHERWISE NOTED.
- ALL DIMENSIONS TO BE VERIFIED BY G.C. ON SITE.
- DECOR SPECIFICATIONS ARE TO BE TACO DEL MAR'S "BOHDI'S SHACK"
- REFRIGERATOR AND FREEZER MUST BE ADEQUATELY VENTILATED.
- REFER TO MANUFACTURER FOR DETAILS.

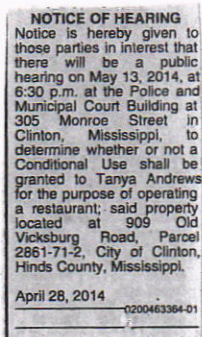
#	ITEM
14	30" X 48" TABLE
15	24" X 30" TABLE
16	STANDARD TABLE
17	BAR STOOL
18	TRASH UNIT
19	SODA FOUNTAIN
20	BREWER
21	BEVERAGE STATION
22	BEVERAGE COOLER
23	INTERIOR DOOR
24	DISPENSER SYSTEM
25	FRONT GUARD
26	SNITZ GUARD
27	COOKIE OVEN
28	COOKIE DISPLAY CASE
29	COUNTER W/CHIP DRAINER
30	SAFE
31	POS
32	MICROWAVE
33	GRILL
34	TOASTER
35	WARMER
36	TOASTERS
37	TOASTERS
38	COUNTER ENTRANCE
39	COUNTERBOARD WALL CAP
40	SINK COUNTER
41	BACK COUNTER
42	REFRIGERATED BACK COUNTER
43	RAPID COOK OVEN
44	HEAT & HOLD
45	WATER TANK
46	WATER TANK
47	WATER TANK
48	WATER TANK
49	WATER TANK
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97	WATER TANK
98	WATER TANK
99	WATER TANK
100	WATER TANK

**PROOF OF PUBLICATION
THE STATE OF MISSISSIPPI
HINDS COUNTY**

PERSONALLY appeared before me, the undersigned notary public in and for Hinds County, Mississippi,

PASTE PROOF HERE

C19341
CITY OF CLINTON-LEGALS,
0200463364
Tanya Andrews CU



BEVERLY BENNETT

an authorized clerk of THE CLARION-LEDGER, a newspaper as defined and prescribed in Sections 13-3-31 and 13-3-32, of the Mississippi Code of 1972, as amended, who, being duly sworn, states that the notice, a true copy of which is hereto attached, appeared in the issues of said newspaper as follows:

4/28/2014

Size: 86 words / 1.00 col. x 20.00 lines

Published: 1 time(s)

Total: \$18.82

Signed Beverly Bennett
Authorized Clerk of
The Clarion-Ledger

SWORN to and subscribed before me on 4/28/2014.

Rick Tyler
Notary Public

RICK TYLER

Notary Public State of Mississippi at Large. Bonded thru
Notary Public Underwriters

(SEAL)



Landroll Detail

Parcel Number	Map Reference Number																																
2861-71-2	66.16 2 7.00																																
	☐ View Map ☐ Property Taxes ☐ Gis Map																																
Subdivision No.	Homestead Exemption Account Numbers																																
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Assessed Owner 2003 REALTY COMPANY LLC 15384 5TH ST GULFPORT MS 39503	<table style="width: 100%;"> <tr> <th colspan="2" style="text-align: center;">Assessed Values</th> </tr> <tr> <td>Land Value</td> <td style="text-align: right;">12,692</td> </tr> <tr> <td>Improvement Value</td> <td style="text-align: right;">29,154</td> </tr> <tr> <td>Total</td> <td style="text-align: right;">41,846</td> </tr> <tr> <th colspan="2" style="text-align: center;">Appraised Values</th> </tr> <tr> <td>Land Value</td> <td style="text-align: right;">84,610</td> </tr> <tr> <td>Improvement Value</td> <td style="text-align: right;">194,360</td> </tr> <tr> <td>Total</td> <td style="text-align: right;">278,970</td> </tr> <tr> <th colspan="2" style="text-align: center;">Building Info.</th> </tr> <tr> <td>Type</td> <td style="text-align: right;">AUTO</td> </tr> <tr> <td>Base Area</td> <td style="text-align: right;">1,885</td> </tr> <tr> <td>Adjusted Area</td> <td style="text-align: right;">1,885</td> </tr> <tr> <td>Year Built</td> <td style="text-align: right;">1966</td> </tr> <tr> <th colspan="2" style="text-align: center;">Deed Info.</th> </tr> <tr> <td>Book & Page</td> <td style="text-align: right;">7104-2707</td> </tr> <tr> <td>Date</td> <td style="text-align: right;">03/16/2010</td> </tr> </table>	Assessed Values		Land Value	12,692	Improvement Value	29,154	Total	41,846	Appraised Values		Land Value	84,610	Improvement Value	194,360	Total	278,970	Building Info.		Type	AUTO	Base Area	1,885	Adjusted Area	1,885	Year Built	1966	Deed Info.		Book & Page	7104-2707	Date	03/16/2010
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Acreage Info.																																	
Cultivated Acres	0.00																																
Uncultivated Acres	0.00																																

[Back](#) [Search](#)

**APPLICATION FOR CERTIFICATE OF APPROPRIATENESS
AND
CONDITIONAL USE PERMIT**

APPLICANT NAME: Mississippi College

APPLICANT ADDRESS: P.O. Box 4011 Clinton, Ms. 39058

TELEPHONE NUMBER: 601-925-3205

LOCATION OF PROPOSED USE: 301 Capitol St. Clinton, Ms. 39058

PROPOSED LAND USE: North Clinton Property Development

ZONING DISTRICT WHERE LOCATED: CLINTON OLDE TOWNE DISTRICT (OTC)

In accordance with Section 1606 of the Zoning Ordinance of the City of Clinton, any "action" as defined under Section 1600 of said ordinance shall require issuance of a **Certificate of Appropriateness**.

Section 1605 requires preparation and submission of a site plan for all proposed "actions" in the Olde Towne Clinton District.

CONDITIONAL USE PERMITS IN THE OLDE TOWNE CLINTON (OTC) DISTRICT:

Section 1602 of the Zoning Ordinance of the City of Clinton requires that any applicant who proposes to locate any of the following uses in the Olde Towne Clinton (OTC) District to submit an application for a **Conditional Use Permit**: any facility or utility proposed by a public/quasi-public organization to be constructed or located in the OTC District; bed and breakfast inns; new duplexes or expansions of existing duplexes; and new multiple-family dwellings or expansions of existing multiple-family dwellings. A site plan is required under Section 3007.02 of the Zoning Ordinance for all Conditional Use Permits.

CRITERIA FOR APPROVAL OF A CERTIFICATE OF APPROPRIATENESS

The Clinton Historical Preservation Commission and the Clinton Planning Commission shall review all applications for **Certificates of Appropriateness** and **Conditional Use Permits** and forward their recommendations to the Mayor and Board of Aldermen. In accordance with Section 1607 of the Zoning Ordinance, the Mayor and Board of Aldermen, in reviewing this application and the required site plan must find that the proposed use of the land in the Olde Towne Clinton District meets the following criteria; the proposed use/structure;

- is not excessively *dissimilar and inappropriate* and does not exhibit poor quality of design in the exterior appearance of proposed structures/uses;
- is not unsightly and unsuitable in a way that is *out of harmony or incongruent with the existing visual features within the district*;
- will NOT result in harm or damage to the district which will manifest itself by:
 - (a) lower property values; (b) decreased economic growth; or
 - (c) diminished future opportunities for land use and development.

Signature of Applicant: _____

Glenn Worley *Glenn Worley* 5-5-14

Signed Certificate of Appropriateness must be submitted prior to obtaining a permit.

Kelly Hall

From: Kelly Hall [khal@clintonms.org]
Sent: Friday, May 02, 2014 10:12 AM
To: 'gworley@mc.edu'
Subject: Application re: President's Home Parking
Attachments: Application for Certificate of Appropriateness.docx

Importance: High

Please complete the attached application and return it to me as quickly as possible. Ideally, I need to mail this out to our committee members on Monday, May 5th, so they can review it before our meetings.

Historical Preservation Committee meets on Monday, May 12, 2013, and the Planning & Zoning committee the next night, May 13, 2014. Historical Preservation meets at 5:00 p.m. in our conference room and Planning & Zoning meets in the courtroom of the Police and Judicial Building at 305 Monroe Street. The final meeting will be the Mayor & Board of Alderman meeting at 7:00 p.m. on Tuesday, May 20, 2014. You or someone from your office will need to be present at these meetings.

Kelly S. Hall

Administrative Assistant
City of Clinton
Community Development
P. O. Box 156
100 W. Leake Street
Clinton, MS 39060
601-924-2256 Phone
601-924-0837 Fax

Far away in the sunshine are my highest inspirations. I many not reach them, but I can look up and see the beauty, believe in them and try to follow where they lead. - **Louisa May Alcott**

H-14019 VE

**APPLICATION FOR CERTIFICATE OF APPROPRIATENESS
AND
CONDITIONAL USE PERMIT**

APPLICANT NAME: MIKE & TRISH BALLARD
APPLICANT ADDRESS: 207 W. MAIN ST., CLINTON, MS, 39056
TELEPHONE NUMBER: 601-924-7103

LOCATION OF PROPOSED USE: 207 W. MAIN ST., CLINTON, MS, 39056

PROPOSED LAND USE: SCREENED PORCH & ROOM ADDITION ON BACK OF HOUSE
ZONING DISTRICT WHERE LOCATED: CLINTON OLDE TOWNE DISTRICT (OTC)

In accordance with Section 1606 of the Zoning Ordinance of the City of Clinton, any "action" as defined under Section 1600 of said ordinance shall require issuance of a **Certificate of Appropriateness**.
Section 1605 requires preparation and submission of a site plan for all proposed "actions" in the Olde Towne Clinton District.

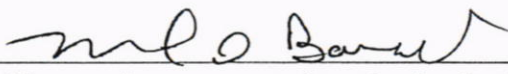
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Signature of Applicant: 

Signed Certificate of Appropriateness must be submitted prior to obtaining a permit.

Roy Edwards

From: Ballard, Mike D MVK <mike.d.ballard@usace.army.mil>
Sent: Wednesday, April 30, 2014 10:16 AM
To: Roy Edwards
Subject: RE: [EXTERNAL] RE: Permits? (UNCLASSIFIED)
Attachments: Ballard - Room Addition.pdf

Classification: UNCLASSIFIED
Caveats: NONE

Roy,

Attached is the application and drawings of our planned addition on the back of our house.

The dotted green area will be the new enclosed interior space. With the exception of the bay window, existing windows and doors will be re-used and new exterior walls and roof will match the existing house in color and materials.

The dotted blue area is where there is an existing back deck and this will be enclosed as a screened porch with a roof that will match the rest of the house.

The nearest property line to the east is 19.5' away (designated by the fence on the drawing). The nearest property line to the south is more than 50' away. We are not extending any to the west but that property line is at least 15' or more away from the planned screened porch.

Let me know if you have any questions or need any additional information. I'll let you know Friday if we stay with this plan.

Thanks... Mike

-----Original Message-----

From: Roy Edwards [mailto:redwards@clintonms.org]
Sent: Tuesday, April 29, 2014 4:08 PM
To: Ballard, Mike D MVK
Subject: RE: [EXTERNAL] RE: Permits? (UNCLASSIFIED)

I'll be here.

-----Original Message-----

From: Ballard, Mike D MVK [mailto:mike.d.ballard@usace.army.mil]
Sent: Tuesday, April 29, 2014 1:44 PM
To: Roy Edwards
Subject: RE: [EXTERNAL] RE: Permits? (UNCLASSIFIED)

Classification: UNCLASSIFIED
Caveats: NONE

y,

City of Clinton
Mississippi
Community Development

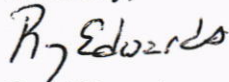
May 1, 2014

Mike and Trish Ballard
207 W. Main Street
Clinton, MS 39056

Dear Mr. & Mrs. Ballard:

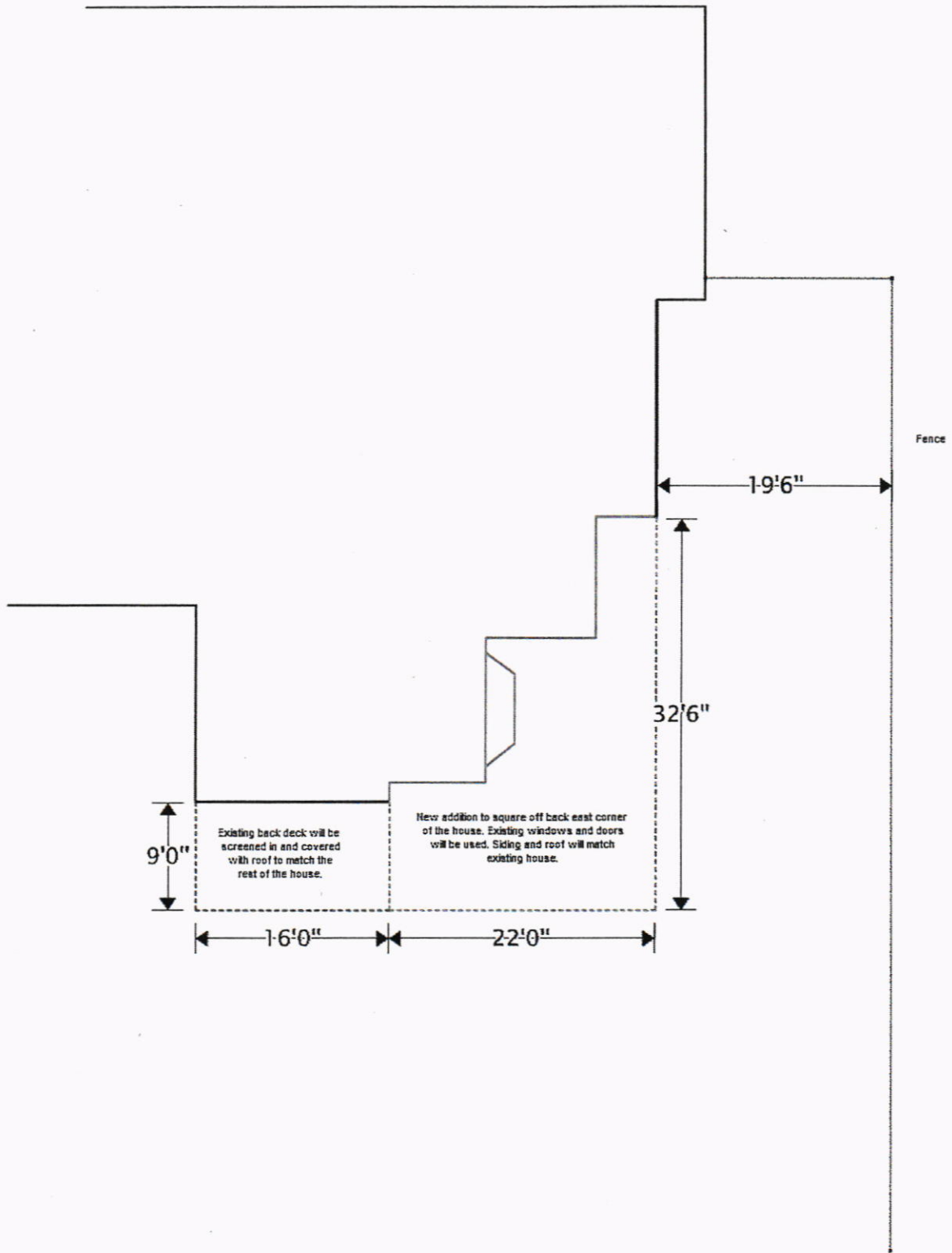
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Sincerely,



Roy Edwards
Director, Community Development

Front



0ft

24ft

48ft

H-14019 NE

**APPLICATION FOR CERTIFICATE OF APPROPRIATENESS
AND
CONDITIONAL USE PERMIT**

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TELEPHONE NUMBER: 601-924-7103

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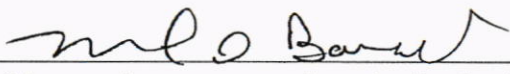
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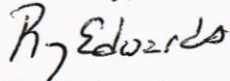
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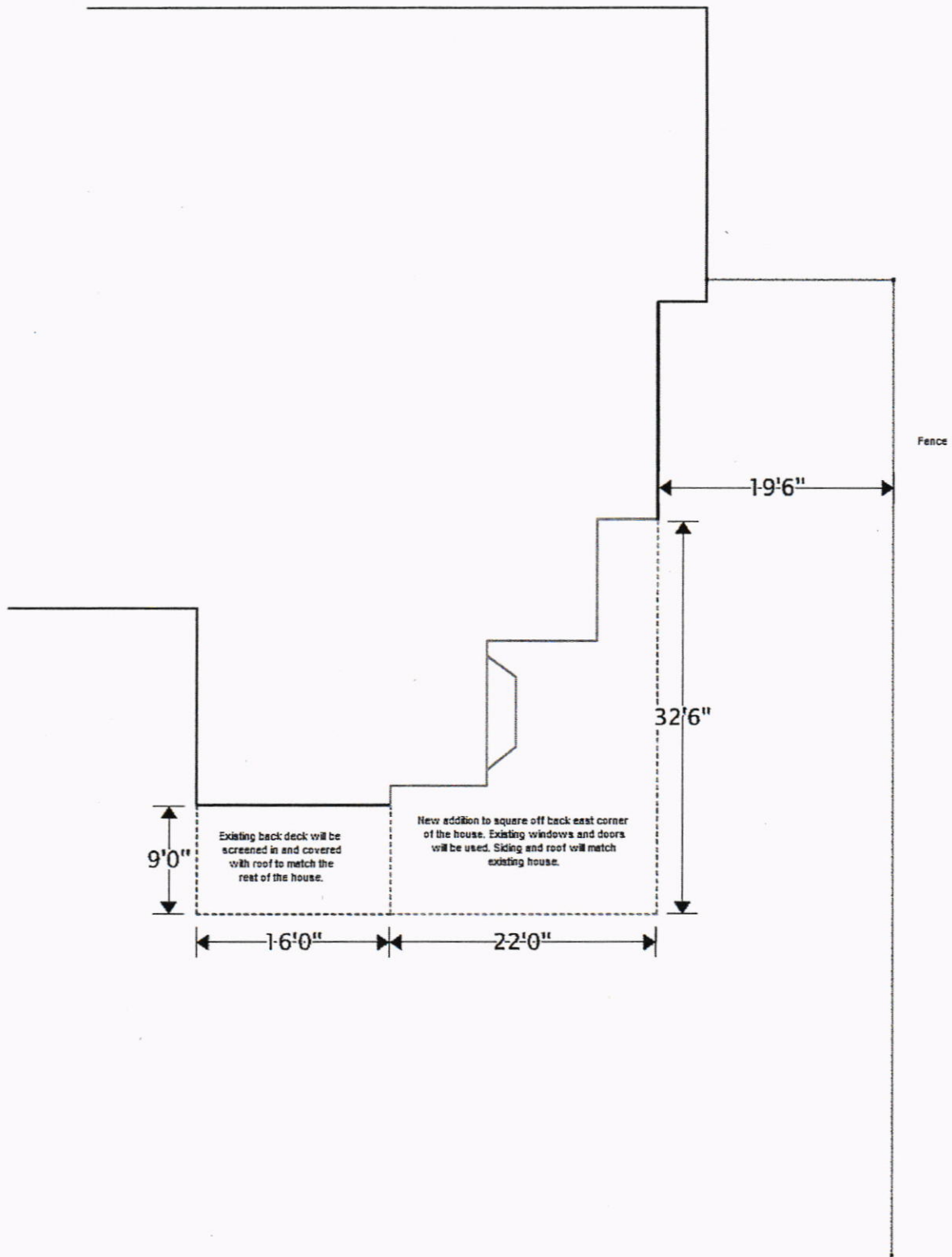
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Sincerely,



Roy Edwards
Director, Community Development

Front



0ft

24ft

48ft

**APPLICATION FOR CERTIFICATE OF APPROPRIATENESS
AND
CONDITIONAL USE PERMIT**

APPLICANT NAME: Jerrell B. Hutson
APPLICANT ADDRESS: 403 W. Madison, Mrs.
TELEPHONE NUMBER: 601-750-1996

LOCATION OF PROPOSED USE: 415 East College, 1

PROPOSED LAND USE: move house onto vacant house
ZONING DISTRICT WHERE LOCATED: CLINTON OLDE TOWNE DISTRICT (OTC)

In accordance with Section 1606 of the Zoning Ordinance of the City of Clinton, any "action" as defined under Section 1600 of said ordinance shall require issuance of a **Certificate of Appropriateness**.

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 - (c) diminished future opportunities for land use and development.

Signature of Applicant: _____

Signed Certificate of Appropriateness must be submitted prior to obtaining a permit.

May 9, 2014

Memo

To: Mr. Roy Edwards, Director
Community Development

From: Jerrell Hutson
403 W. Madison
Clinton, Ms. 39056
601-750-1996

Re: House Moving

We would like to move a house located on Mississippi College Property on Fairmont to our lot next to 417 East College, Clinton, Ms. I have provided digital pictures and a plat describing the lot. The house to be moved was built in the 1950's most likely by Mr. Cliff Landrum, a highly respected Clinton Builder. It bears one of his trademarks: 9 foot ceilings. Our plans are to completely renovate this house and either sell or rent it.

Landroll Detail

Parcel Number	Map Reference Number																																
2860-960	80.03 1 112.00																																
	☐ View Map ☐ Property Taxes ☐ Gis Map																																
Subdivision No. STR	Homestead Exemption Account Numbers																																
Assessed Owner HUTSON JERRELL & MARTHA G 403 W MADISON ST CLINTON MS 39056	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <th colspan="2" style="text-align: center;">Assessed Values</th> </tr> <tr> <td>Land Value</td> <td style="text-align: right;">1,500</td> </tr> <tr> <td>Improvement Value</td> <td style="text-align: right;">0</td> </tr> <tr> <td>Total</td> <td style="text-align: right;">1,500</td> </tr> <tr> <th colspan="2" style="text-align: center;">Appraised Values</th> </tr> <tr> <td>Land Value</td> <td style="text-align: right;">10,000</td> </tr> <tr> <td>Improvement Value</td> <td style="text-align: right;">0</td> </tr> <tr> <td>Total</td> <td style="text-align: right;">10,000</td> </tr> <tr> <th colspan="2" style="text-align: center;">Building Info.</th> </tr> <tr> <td>Type</td> <td></td> </tr> <tr> <td>Base Area</td> <td style="text-align: right;">0</td> </tr> <tr> <td>Adjusted Area</td> <td style="text-align: right;">0</td> </tr> <tr> <td>Year Built</td> <td style="text-align: right;">0000</td> </tr> <tr> <th colspan="2" style="text-align: center;">Deed Info.</th> </tr> <tr> <td>Book & Page</td> <td style="text-align: right;">6103-0579</td> </tr> <tr> <td>Date</td> <td style="text-align: right;">08/02/2004</td> </tr> </table>	Assessed Values		Land Value	1,500	Improvement Value	0	Total	1,500	Appraised Values		Land Value	10,000	Improvement Value	0	Total	10,000	Building Info.		Type		Base Area	0	Adjusted Area	0	Year Built	0000	Deed Info.		Book & Page	6103-0579	Date	08/02/2004
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Acreage Info.																																	
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[Back](#) [Search](#)

PLAT OF SURVEY FOR:

Jerrell Hutson

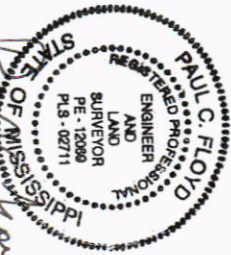
Certain properties located in the NW 1/4 of Section 29, T8N - R1W, Hinds County, Mississippi

FLOYD & BAIRD ENGINEERING, INC.

130 E. Northside Drive

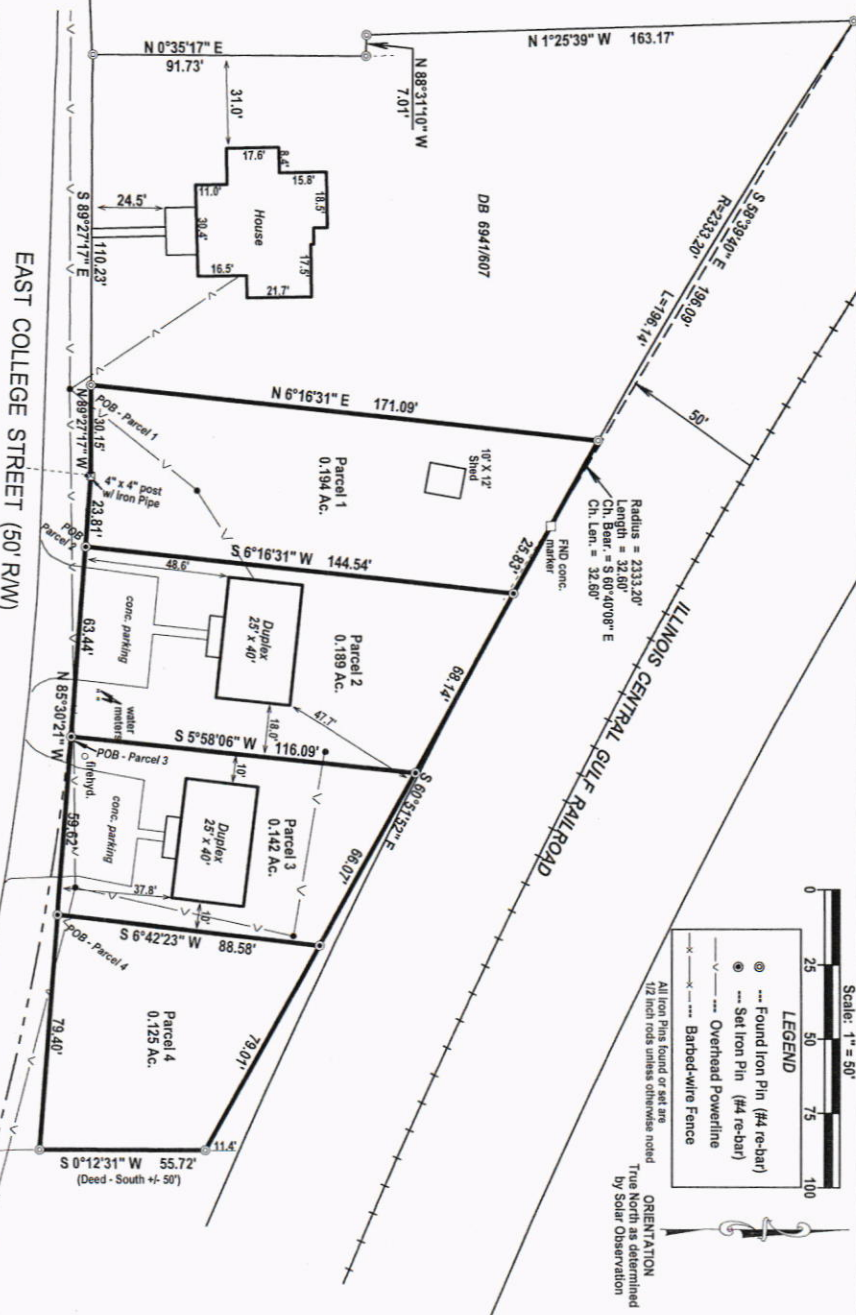
(601) 925-5915

Drawn by: PCF Checked by: PCF Date: 07/13/09 Job #: 2951



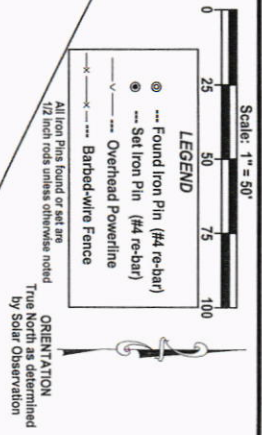
THIS IS TO CERTIFY THAT Floyd & Baird Engineering, Inc. has this day completed a true and accurate survey of the property shown and that this plat is an accurate representation of said property as of this date.

SW cor. of A.D. Craft prop. as reference in Tract II in DB 5462248
 307.11' N 88°55'41" E 518.07'
 270.96'
 307.11' N 88°55'41" E 518.07'
 270.96'
 307.11' N 88°55'41" E 518.07'



REFERENCE DEED: DB 6103579

This survey meets or exceeds the Minimum Standards as set forth by the Mississippi State Board of Registration for Professional Engineers and Land Surveyors to qualify as a Class B (Urban) Survey.
 Fieldwork completed on July 13, 2009



RESOLUTION FOR UNKEMPT PROPERTY IN THE CITY OF CLINTON, MS

There came on for public hearing before the Mayor and Board of Aldermen of the City of Clinton, Mississippi, the matter of unkempt property located at 111 Meadow Lane Circle, Clinton, Mississippi, and after full consideration of the matter, Alderman offered the following Resolution:

Resolution of the Mayor and Board of Aldermen of the City of Clinton, Mississippi, determining the necessity for the cleaning of private property located at 111 Meadow Lane Circle, Clinton, Mississippi, under the Authority granted to Municipalities by section 21-19-11, Mississippi Code of 1972 as Amended, and other applicable Statutes and Ordinances

WHEREAS, it has come to the attention of the Mayor and Board of Aldermen that the property located at 111 Meadow Lane Circle, Clinton, Mississippi, may constitute a menace to the public health and safety of the community because of its present condition and state of uncleanness; and

WHEREAS, notice was given to the owner of said property as required by Section 21-19-11 of the Mississippi Code of 1972, as amended, of a public hearing on this matter; and

WHEREAS, a public hearing was held at 7:00 p.m. on May 20, 2014 at the Municipal Room of the Public Safety Complex, 305 Monroe Street, Clinton, Mississippi; and

WHEREAS, based upon the information and evidence provided at said public hearing, the Mayor and Board of Aldermen of the City of Clinton, Mississippi, has determined that this property, in its present condition and state of uncleanness, constitutes a menace to the public health and safety of the community and does adjudicate said property in its present condition to be a menace to the public health and safety of the community. The Director of Community Development is directed to take such action as appropriate under Section 21-19-11 of the Mississippi Code of 1972, as amended, and other applicable statutes and ordinances, to use municipal employees or, by contract, to cut weeds and grass, and to remove trash and debris.

NOW BE IT RESOVLED, by the Mayor and Board of Aldermen of the City of Clinton, Mississippi, as follows:

1. It is hereby adjudicated that the property located at 111 Meadow Lane Circle, Clinton, Mississippi, in its present condition, constitutes a menace to the public health and safety of the community.
2. The Director of Community Development is hereby directed to take such action as appropriate under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statues and ordinances, to cut weeds and grass, and to remove junk cars, trash and debris or the demolition of said property.

3. The Director of Community Development is hereby directed that upon completion of this cleaning that he advise the Mayor and Board of Aldermen of the City of Clinton, Mississippi, of the actual costs incurred in cleaning the property so that the Mayor and Board of Aldermen for the City of Clinton, Mississippi, may adjudicate the costs of such action and impose such penalty as it adjudicates, all as provided by under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statutes and ordinances.

ALDERWOMAN COSSITT

A Motion for adoption was seconded by ~~Alderman~~ and the foregoing having been first reduced to writing, and no request by the Mayor or any member of the Board of Aldermen that it be read by the City Clerk, before the vote was taken, it was submitted to the Board of Aldermen for the passage or rejection on a roll call vote upon the vote being as follows, to-wit:

Alderman Brabham voted:	<u>AYE</u>
Alderman Ellis voted:	<u>AYE</u>
Alderman Martin voted:	<u>AYE</u>
Alderman Barnett voted:	AYE <u>ABSENT</u>
Alderman Cronin voted:	<u>AYE</u>
Alderwoman Cossitt voted:	<u>AYE</u>
Alderman Cashion voted:	<u>AYE</u>

Whereupon the Mayor declared the Motion carried and the Resolution approved and adopted.

The foregoing resolution was approved this 20th day of May, 2014.

CITY OF CLINTON

BY: _____

Philip R. Fisher
Philip R. Fisher, Mayor

ATTEST: _____

Russell L. Wall
Russell L. Wall, City Clerk



REOLUTION FOR UNKEMPT PROPERTY IN THE CITY OF CLINTON, MS

There came on for public hearing before the Mayor and Board of Aldermen of the City of Clinton, Mississippi, the matter of unkempt property located at 109 Meadow Lane Circle, Clinton, Mississippi, and after full consideration of the matter, Alderman offered the following Resolution:

Martin

Resolution of the Mayor and Board of Aldermen of the City of Clinton, Mississippi, determining the necessity for the cleaning of private property located at 109 Meadow Lane Circle, Clinton, Mississippi, under the Authority granted to Municipalities by section 21-19-11, Mississippi Code of 1972 as Amended, and other applicable Statutes and Ordinances

WHEREAS, it has come to the attention of the Mayor and Board of Aldermen that the property located at 109 Meadow Lane Circle, Clinton, Mississippi, may constitute a menace to the public health and safety of the community because of its present condition and state of uncleanness; and

WHEREAS, notice was given to the owner of said property as required by Section 21-19-11 of the Mississippi Code of 1972, as amended, of a public hearing on this matter; and

WHEREAS, a public hearing was held at 7:00 p.m. on May 20, 2014 at the Municipal Room of the Public Safety Complex, 305 Monroe Street, Clinton, Mississippi; and

WHEREAS, based upon the information and evidence provided at said public hearing, the Mayor and Board of Aldermen of the City of Clinton, Mississippi, has determined that this property, in its present condition and state of uncleanness, constitutes a menace to the public health and safety of the community and does adjudicate said property in its present condition to be a menace to the public health and safety of the community. The Director of Community Development is directed to take such action as appropriate under Section 21-19-11 of the Mississippi Code of 1972, as amended, and other applicable statutes and ordinances, to use municipal employees or, by contract, to cut weeds and grass, and to remove trash and debris.

NOW BE IT RESOVLED, by the Mayor and Board of Aldermen of the City of Clinton, Mississippi, as follows:

1. It is hereby adjudicated that the property located at 109 Meadow Lane Circle, Clinton, Mississippi, in its present condition, constitutes a menace to the public health and safety of the community.
2. The Director of Community Development is hereby directed to take such action as appropriate under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statues and ordinances, to cut weeds and grass, and to remove junk cars, trash and debris or the demolition of said property.

3. The Director of Community Development is hereby directed that upon completion of this cleaning that he advise the Mayor and Board of Aldermen of the City of Clinton, Mississippi, of the actual costs incurred in cleaning the property so that the Mayor and Board of Aldermen for the City of Clinton, Mississippi, may adjudicate the costs of such action and impose such penalty as it adjudicates, all as provided by under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statutes and ordinances.

A Motion for adoption was seconded by Alderman ^{Brabham} and the foregoing having been first reduced to writing, and no request by the Mayor or any member of the Board of Aldermen that it be read by the City Clerk, before the vote was taken, it was submitted to the Board of Aldermen for the passage or rejection on a roll call vote upon the vote being as follows, to-wit:

Alderman Brabham voted:	<u>AYE</u>
Alderman Ellis voted:	<u>AYE</u>
Alderman Martin voted:	<u>AYE</u>
Alderman Barnett voted:	AYE Absent
Alderman Cronin voted:	<u>AYE</u>
Alderwoman Cossitt voted:	<u>AYE</u>
Alderman Cashion voted:	<u>AYE</u>

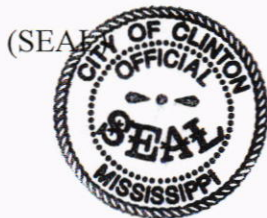
Whereupon the Mayor declared the Motion carried and the Resolution approved and adopted.

The foregoing resolution was approved this 20th day of May, 2014.

CITY OF CLINTON

BY: 
Philip R. Fisher, Mayor

ATTEST: 
Russell L. Wall, City Clerk



RESOLUTION FOR UNKEMPT PROPERTY IN THE CITY OF CLINTON, MS

There came on for public hearing before the Mayor and Board of Aldermen of the City of Clinton, Mississippi, the matter of unkempt property located at 104 Meadow Lane Circle, Clinton, Mississippi, and after full consideration of the matter, Alderman offered the following Resolution:

cashier

Resolution of the Mayor and Board of Aldermen of the City of Clinton, Mississippi, determining the necessity for the cleaning of private property located at 104 Meadow Lane Circle, Clinton, Mississippi, under the Authority granted to Municipalities by section 21-19-11, Mississippi Code of 1972 as Amended, and other applicable Statutes and Ordinances

WHEREAS, it has come to the attention of the Mayor and Board of Aldermen that the property located at 104 Meadow Lane Circle, Clinton, Mississippi, may constitute a menace to the public health and safety of the community because of its present condition and state of uncleanness; and

WHEREAS, notice was given to the owner of said property as required by Section 21-19-11 of the Mississippi Code of 1972, as amended, of a public hearing on this matter; and

WHEREAS, a public hearing was held at 7:00 p.m. on May 20, 2014 at the Municipal Room of the Public Safety Complex, 305 Monroe Street, Clinton, Mississippi; and

WHEREAS, based upon the information and evidence provided at said public hearing, the Mayor and Board of Aldermen of the City of Clinton, Mississippi, has determined that this property, in its present condition and state of uncleanness, constitutes a menace to the public health and safety of the community and does adjudicate said property in its present condition to be a menace to the public health and safety of the community. The Director of Community Development is directed to take such action as appropriate under Section 21-19-11 of the Mississippi Code of 1972, as amended, and other applicable statutes and ordinances, to use municipal employees or, by contract, to cut weeds and grass, and to remove trash and debris.

NOW BE IT RESOVLED, by the Mayor and Board of Aldermen of the City of Clinton, Mississippi, as follows:

1. It is hereby adjudicated that the property located at 104 Meadow Lane Circle, Clinton, Mississippi, in its present condition, constitutes a menace to the public health and safety of the community.
2. The Director of Community Development is hereby directed to take such action as appropriate under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statues and ordinances, to cut weeds and grass, and to remove junk cars, trash and debris or the demolition of said property.

3. The Director of Community Development is hereby directed that upon completion of this cleaning that he advise the Mayor and Board of Aldermen of the City of Clinton, Mississippi, of the actual costs incurred in cleaning the property so that the Mayor and Board of Aldermen for the City of Clinton, Mississippi, may adjudicate the costs of such action and impose such penalty as it adjudicates, all as provided by under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statutes and ordinances.

A Motion for adoption was seconded by Alderman ^{Ellis} and the foregoing having been first reduced to writing, and no request by the Mayor or any member of the Board of Aldermen that it be read by the City Clerk, before the vote was taken, it was submitted to the Board of Aldermen for the passage or rejection on a roll call vote upon the vote being as follows, to-wit:

Alderman Brabham voted:	<u>AYE</u>
Alderman Ellis voted:	<u>AYE</u>
Alderman Martin voted:	<u>AYE</u>
Alderman Barnett voted:	<u>ABSENT</u>
Alderman Cronin voted:	<u>AYE</u>
Alderwoman Cossitt voted:	<u>AYE</u>
Alderman Cashion voted:	<u>AYE</u>

Whereupon the Mayor declared the Motion carried and the Resolution approved and adopted.

The foregoing resolution was approved this 20th day of May, 2014.

CITY OF CLINTON

BY: _____

Philip R. Fisher, Mayor

ATTEST: _____

Russell L. Wall, City Clerk



RESOLUTION FOR UNKEMPT PROPERTY IN THE CITY OF CLINTON, MS

There came on for public hearing before the Mayor and Board of Aldermen of the City of Clinton, Mississippi, the matter of unkempt property located at 1502 Rosemont, Clinton, Mississippi, and after full consideration of the matter, ~~Alderman~~ *Alderman Coggins* offered the following Resolution:

Resolution of the Mayor and Board of Aldermen of the City of Clinton, Mississippi, determining the necessity for the cleaning of private property located at 1502 Rosemont, Clinton, Mississippi, under the Authority granted to Municipalities by section 21-19-11, Mississippi Code of 1972 as Amended, and other applicable Statutes and Ordinances

WHEREAS, it has come to the attention of the Mayor and Board of Aldermen that the property located at 1502 Rosemont, Clinton, Mississippi, may constitute a menace to the public health and safety of the community because of its present condition and state of uncleanness; and

WHEREAS, notice was given to the owner of said property as required by Section 21-19-11 of the Mississippi Code of 1972, as amended, of a public hearing on this matter; and

WHEREAS, a public hearing was held at 7:00 p.m. on May 20, 2014 at the Municipal Room of the Public Safety Complex, 305 Monroe Street, Clinton, Mississippi; and

WHEREAS, based upon the information and evidence provided at said public hearing, the Mayor and Board of Aldermen of the City of Clinton, Mississippi, has determined that this property, in its present condition and state of uncleanness, constitutes a menace to the public health and safety of the community and does adjudicate said property in its present condition to be a menace to the public health and safety of the community. The Director of Community Development is directed to take such action as appropriate under Section 21-19-11 of the Mississippi Code of 1972, as amended, and other applicable statutes and ordinances, to use municipal employees or, by contract, to cut weeds and grass, and to remove trash and debris.

NOW BE IT RESOVLED, by the Mayor and Board of Aldermen of the City of Clinton, Mississippi, as follows:

1. It is hereby adjudicated that the property located at 1502 Rosemont, Clinton, Mississippi, in its present condition, constitutes a menace to the public health and safety of the community.
2. The Director of Community Development is hereby directed to take such action as appropriate under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statues and ordinances, to cut weeds and grass, and to remove junk cars, trash and debris or the demolition of said property.

3. The Director of Community Development is hereby directed that upon completion of this cleaning that he advise the Mayor and Board of Aldermen of the City of Clinton, Mississippi, of the actual costs incurred in cleaning the property so that the Mayor and Board of Aldermen for the City of Clinton, Mississippi, may adjudicate the costs of such action and impose such penalty as it adjudicates, all as provided by under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statutes and ordinances.

A Motion for adoption was seconded by Alderman ^{CASHION} and the foregoing having been first reduced to writing, and no request by the Mayor or any member of the Board of Aldermen that it be read by the City Clerk, before the vote was taken, it was submitted to the Board of Aldermen for the passage or rejection on a roll call vote upon the vote being as follows, to-wit:

Alderman Brabham voted:	<u>AYE</u>
Alderman Ellis voted:	<u>AYE</u>
Alderman Martin voted:	<u>AYE</u>
Alderman Barnett voted:	<u>ABSENT</u>
Alderman Cronin voted:	<u>AYE</u>
Alderwoman Cossitt voted:	<u>AYE</u>
Alderman Cashion voted:	<u>AYE</u>

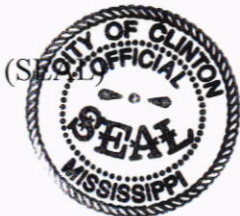
Whereupon the Mayor declared the Motion carried and the Resolution approved and adopted.

The foregoing resolution was approved this 20th day of May, 2014.

CITY OF CLINTON

BY: 
Philip R. Fisher, Mayor

ATTEST: 
Russell L. Wall, City Clerk



RESOLUTION FOR UNKEMPT PROPERTY IN THE CITY OF CLINTON, MS

There came on for public hearing before the Mayor and Board of Aldermen of the City of Clinton, Mississippi, the matter of unkempt property located at 1504 Rosemont, Clinton, Mississippi, and after full consideration of the matter, Alderman offered the following Resolution: ellib

Resolution of the Mayor and Board of Aldermen of the City of Clinton, Mississippi, determining the necessity for the cleaning of private property located at 1504 Rosemont, Clinton, Mississippi, under the Authority granted to Municipalities by section 21-19-11, Mississippi Code of 1972 as Amended, and other applicable Statutes and Ordinances

WHEREAS, it has come to the attention of the Mayor and Board of Aldermen that the property located at 1504 Rosemont, Clinton, Mississippi, may constitute a menace to the public health and safety of the community because of its present condition and state of uncleanness; and

WHEREAS, notice was given to the owner of said property as required by Section 21-19-11 of the Mississippi Code of 1972, as amended, of a public hearing on this matter; and

WHEREAS, a public hearing was held at 7:00 p.m. on May 20, 2014 at the Municipal Room of the Public Safety Complex, 305 Monroe Street, Clinton, Mississippi; and

WHEREAS, based upon the information and evidence provided at said public hearing, the Mayor and Board of Aldermen of the City of Clinton, Mississippi, has determined that this property, in its present condition and state of uncleanness, constitutes a menace to the public health and safety of the community and does adjudicate said property in its present condition to be a menace to the public health and safety of the community. The Director of Community Development is directed to take such action as appropriate under Section 21-19-11 of the Mississippi Code of 1972, as amended, and other applicable statutes and ordinances, to use municipal employees or, by contract, to cut weeds and grass, and to remove trash and debris.

NOW BE IT RESOVLED, by the Mayor and Board of Aldermen of the City of Clinton, Mississippi, as follows:

1. It is hereby adjudicated that the property located at 1504 Rosemont, Clinton, Mississippi, in its present condition, constitutes a menace to the public health and safety of the community.
2. The Director of Community Development is hereby directed to take such action as appropriate under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statues and ordinances, to cut weeds and grass, and to remove junk cars, trash and debris or the demolition of said property.

3. The Director of Community Development is hereby directed that upon completion of this cleaning that he advise the Mayor and Board of Aldermen of the City of Clinton, Mississippi, of the actual costs incurred in cleaning the property so that the Mayor and Board of Aldermen for the City of Clinton, Mississippi, may adjudicate the costs of such action and impose such penalty as it adjudicates, all as provided by under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statutes and ordinances.

A Motion for adoption was seconded by Alderman ^{Cronin} and the foregoing having been first reduced to writing, and no request by the Mayor or any member of the Board of Aldermen that it be read by the City Clerk, before the vote was taken, it was submitted to the Board of Aldermen for the passage or rejection on a roll call vote upon the vote being as follows, to-wit:

Alderman Brabham voted:	<u>AYE</u>
Alderman Ellis voted:	<u>AYE</u>
Alderman Martin voted:	<u>AYE</u>
Alderman Barnett voted:	<u>ABSENT</u>
Alderman Cronin voted:	<u>AYE</u>
Alderwoman Cossitt voted:	<u>AYE</u>
Alderman Cashion voted:	<u>AYE</u>

Whereupon the Mayor declared the Motion carried and the Resolution approved and adopted.

The foregoing resolution was approved this 20th day of May, 2014.

CITY OF CLINTON

BY: _____

Philip R. Fisher, Mayor

ATTEST: _____

Russell L. Wall, City Clerk



RESOLUTION FOR UNKEMPT PROPERTY IN THE CITY OF CLINTON, MS

There came on for public hearing before the Mayor and Board of Aldermen of the City of Clinton, Mississippi, the matter of unkempt property located at 1009 Arlington, Clinton, Mississippi, and after full consideration of the matter, ~~Alderman~~ *Alderman L. C. Smith* offered the following Resolution:

Resolution of the Mayor and Board of Aldermen of the City of Clinton, Mississippi, determining the necessity for the cleaning of private property located at 1009 Arlington, Clinton, Mississippi, under the Authority granted to Municipalities by section 21-19-11, Mississippi Code of 1972 as Amended, and other applicable Statutes and Ordinances

WHEREAS, it has come to the attention of the Mayor and Board of Aldermen that the property located at 1009 Arlington, Clinton, Mississippi, may constitute a menace to the public health and safety of the community because of its present condition and state of uncleanness; and

WHEREAS, notice was given to the owner of said property as required by Section 21-19-11 of the Mississippi Code of 1972, as amended, of a public hearing on this matter; and

WHEREAS, a public hearing was held at 7:00 p.m. on May 20, 2014 at the Municipal Room of the Public Safety Complex, 305 Monroe Street, Clinton, Mississippi; and

WHEREAS, based upon the information and evidence provided at said public hearing, the Mayor and Board of Aldermen of the City of Clinton, Mississippi, has determined that this property, in its present condition and state of uncleanness, constitutes a menace to the public health and safety of the community and does adjudicate said property in its present condition to be a menace to the public health and safety of the community. The Director of Community Development is directed to take such action as appropriate under Section 21-19-11 of the Mississippi Code of 1972, as amended, and other applicable statutes and ordinances, to use municipal employees or, by contract, to cut weeds and grass, and to remove trash and debris.

NOW BE IT RESOVLED, by the Mayor and Board of Aldermen of the City of Clinton, Mississippi, as follows:

1. It is hereby adjudicated that the property located at 1009 Arlington, Clinton, Mississippi, in its present condition, constitutes a menace to the public health and safety of the community.
2. The Director of Community Development is hereby directed to take such action as appropriate under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statues and ordinances, to cut weeds and grass, and to remove junk cars, trash and debris or the demolition of said property.

3. The Director of Community Development is hereby directed that upon completion of this cleaning that he advise the Mayor and Board of Aldermen of the City of Clinton, Mississippi, of the actual costs incurred in cleaning the property so that the Mayor and Board of Aldermen for the City of Clinton, Mississippi, may adjudicate the costs of such action and impose such penalty as it adjudicates, all as provided by under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statutes and ordinances.

A Motion for adoption was seconded by Alderman ^{Cronin} and the foregoing having been first reduced to writing, and no request by the Mayor or any member of the Board of Aldermen that it be read by the City Clerk, before the vote was taken, it was submitted to the Board of Aldermen for the passage or rejection on a roll call vote upon the vote being as follows, to-wit:

Alderman Brabham voted:	<u>AYE</u>
Alderman Ellis voted:	<u>AYE</u>
Alderman Martin voted:	<u>AYE</u>
Alderman Barnett voted:	<u>ABSENT</u>
Alderman Cronin voted:	<u>AYE</u>
Alderwoman Cossitt voted:	<u>AYE</u>
Alderman Cashion voted:	<u>AYE</u>

Whereupon the Mayor declared the Motion carried and the Resolution approved and adopted.

The foregoing resolution was approved this 20th day of May, 2014.

CITY OF CLINTON

BY: _____

Philip R. Fisher, Mayor

ATTEST: _____

Russell L. Wall, City Clerk



REOLUTION FOR UNKEMPT PROPERTY IN THE CITY OF CLINTON, MS

There came on for public hearing before the Mayor and Board of Aldermen of the City of Clinton, Mississippi, the matter of unkempt property located at 611 Parker, Clinton, Mississippi, and after full consideration of the matter, Alderman offered the following Resolution:

Resolution of the Mayor and Board of Aldermen of the City of Clinton, Mississippi, determining the necessity for the cleaning of private property located at 611 Parker, Clinton, Mississippi, under the Authority granted to Municipalities by section 21-19-11, Mississippi Code of 1972 as Amended, and other applicable Statutes and Ordinances

WHEREAS, it has come to the attention of the Mayor and Board of Aldermen that the property located at 611 Parker, Clinton, Mississippi, may constitute a menace to the public health and safety of the community because of its present condition and state of uncleanness; and

WHEREAS, notice was given to the owner of said property as required by Section 21-19-11 of the Mississippi Code of 1972, as amended, of a public hearing on this matter; and

WHEREAS, a public hearing was held at 7:00 p.m. on May 20, 2014 at the Municipal Room of the Public Safety Complex, 305 Monroe Street, Clinton, Mississippi; and

WHEREAS, based upon the information and evidence provided at said public hearing, the Mayor and Board of Aldermen of the City of Clinton, Mississippi, has determined that this property, in its present condition and state of uncleanness, constitutes a menace to the public health and safety of the community and does adjudicate said property in its present condition to be a menace to the public health and safety of the community. The Director of Community Development is directed to take such action as appropriate under Section 21-19-11 of the Mississippi Code of 1972, as amended, and other applicable statutes and ordinances, to use municipal employees or, by contract, to cut weeds and grass, and to remove trash and debris.

NOW BE IT RESOVLED, by the Mayor and Board of Aldermen of the City of Clinton, Mississippi, as follows:

1. It is hereby adjudicated that the property located at 611 Parker, Clinton, Mississippi, in its present condition, constitutes a menace to the public health and safety of the community.
2. The Director of Community Development is hereby directed to take such action as appropriate under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statues and ordinances, to cut weeds and grass, and to remove junk cars, trash and debris or the demolition of said property.
3. The Director of Community Development is hereby directed that upon completion of this cleaning that he advise the Mayor and Board of Aldermen of the City of Clinton,

Mississippi, of the actual costs incurred in cleaning the property so that the Mayor and Board of Aldermen for the City of Clinton, Mississippi, may adjudicate the costs of such action and impose such penalty as it adjudicates, all as provided by under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statutes and ordinances.

ALDERWOMAN COSSITT

A Motion for adoption was seconded by ~~Alderman~~ and the foregoing having been first reduced to writing, and no request by the Mayor or any member of the Board of Aldermen that it be read by the City Clerk, before the vote was taken, it was submitted to the Board of Aldermen for the passage or rejection on a roll call vote upon the vote being as follows, to-wit:

Alderman Brabham voted:	<u>AYE</u>
Alderman Ellis voted:	<u>AYE</u>
Alderman Martin voted:	<u>AYE</u>
Alderman Barnett voted:	<u>ABSENT</u>
Alderman Cronin voted:	<u>NAY</u>
Alderwoman Cossitt voted:	<u>AYE</u>
Alderman Cashion voted:	<u>AYE</u>

Whereupon the Mayor declared the Motion carried and the Resolution approved and adopted.

The foregoing resolution was approved this 20th day of May, 2014.

CITY OF CLINTON

BY: _____

Philip R. Fisher
Philip R. Fisher, Mayor

ATTEST: _____

Russell L. Wall
Russell L. Wall, City Clerk



RESOLUTION FOR UNKEMPT PROPERTY IN THE CITY OF CLINTON, MS

There came on for public hearing before the Mayor and Board of Aldermen of the City of Clinton, Mississippi, the matter of unkempt property located at, Clinton, Mississippi, 708 Pinehurst and after full consideration of the matter, Alderman offered the following Resolution:

5/1/5
Resolution of the Mayor and Board of Aldermen of the City of Clinton, Mississippi, determining the necessity for the cleaning of private property located at 708 Pinehurst, Clinton, Mississippi, under the Authority granted to Municipalities by section 21-19-11, Mississippi Code of 1972 as Amended, and other applicable Statutes and Ordinances

WHEREAS, it has come to the attention of the Mayor and Board of Aldermen that the property located at 708 Pinehurst, Clinton, Mississippi, may constitute a menace to the public health and safety of the community because of its present condition and state of uncleanness; and

WHEREAS, notice was given to the owner of said property as required by Section 21-19-11 of the Mississippi Code of 1972, as amended, of a public hearing on this matter; and

WHEREAS, a public hearing was held at 7:00 p.m. on May 20, 2014 at the Municipal Room of the Public Safety Complex, 305 Monroe Street, Clinton, Mississippi; and

WHEREAS, based upon the information and evidence provided at said public hearing, the Mayor and Board of Aldermen of the City of Clinton, Mississippi, has determined that this property, in its present condition and state of uncleanness, constitutes a menace to the public health and safety of the community and does adjudicate said property in its present condition to be a menace to the public health and safety of the community. The Director of Community Development is directed to take such action as appropriate under Section 21-19-11 of the Mississippi Code of 1972, as amended, and other applicable statutes and ordinances, to use municipal employees or, by contract, to cut weeds and grass, and to remove trash and debris.

NOW BE IT RESOVLED, by the Mayor and Board of Aldermen of the City of Clinton, Mississippi, as follows:

1. It is hereby adjudicated that the property located at, 708 Pinehurst, Clinton, Mississippi, in its present condition, constitutes a menace to the public health and safety of the community.
2. The Director of Community Development is hereby directed to take such action as appropriate under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statues and ordinances, to cut weeds and grass, and to remove junk cars, trash and debris or the demolition of said property.

3. The Director of Community Development is hereby directed that upon completion of this cleaning that he advise the Mayor and Board of Aldermen of the City of Clinton, Mississippi, of the actual costs incurred in cleaning the property so that the Mayor and Board of Aldermen for the City of Clinton, Mississippi, may adjudicate the costs of such action and impose such penalty as it adjudicates, all as provided by under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statutes and ordinances.

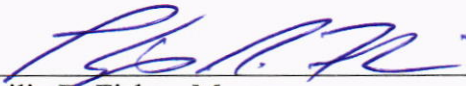
A Motion for adoption was seconded by ^{Alderman Cossitt} ~~Alderman~~ and the foregoing having been first reduced to writing, and no request by the Mayor or any member of the Board of Aldermen that it be read by the City Clerk, before the vote was taken, it was submitted to the Board of Aldermen for the passage or rejection on a roll call vote upon the vote being as follows, to-wit:

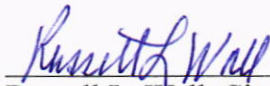
Alderman Brabham voted:	<u>AYE</u>
Alderman Ellis voted:	<u>AYE</u>
Alderman Martin voted:	<u>AYE</u>
Alderman Barnett voted:	<u>ABSENT</u>
Alderman Cronin voted:	<u>AYE</u>
Alderwoman Cossitt voted:	<u>AYE</u>
Alderman Cashion voted:	<u>AYE</u>

Whereupon the Mayor declared the Motion carried and the Resolution approved and adopted.

The foregoing resolution was approved this 20th day of May, 2014.

CITY OF CLINTON

BY: 
Philip R. Fisher, Mayor

ATTEST: 
Russell L. Wall, City Clerk



RESOLUTION FOR UNKEMPT PROPERTY IN THE CITY OF CLINTON, MS

There came on for public hearing before the Mayor and Board of Aldermen of the City of Clinton, Mississippi, the matter of unkempt property located at 406 Hathaway, Clinton, Mississippi, and after full consideration of the matter, Alderman offered the following Resolution:

ALDERMAN COS; #

Resolution of the Mayor and Board of Aldermen of the City of Clinton, Mississippi, determining the necessity for the cleaning of private property located at 406 Hathaway, Clinton, Mississippi, under the Authority granted to Municipalities by section 21-19-11, Mississippi Code of 1972 as Amended, and other applicable Statutes and Ordinances

WHEREAS, it has come to the attention of the Mayor and Board of Aldermen that the property located at 406 Hathaway, Clinton, Mississippi, may constitute a menace to the public health and safety of the community because of its present condition and state of uncleanness; and

WHEREAS, notice was given to the owner of said property as required by Section 21-19-11 of the Mississippi Code of 1972, as amended, of a public hearing on this matter; and

WHEREAS, a public hearing was held at 7:00 p.m. on May 20, 2014 at the Municipal Room of the Public Safety Complex, 305 Monroe Street, Clinton, Mississippi; and

WHEREAS, based upon the information and evidence provided at said public hearing, the Mayor and Board of Aldermen of the City of Clinton, Mississippi, has determined that this property, in its present condition and state of uncleanness, constitutes a menace to the public health and safety of the community and does adjudicate said property in its present condition to be a menace to the public health and safety of the community. The Director of Community Development is directed to take such action as appropriate under Section 21-19-11 of the Mississippi Code of 1972, as amended, and other applicable statutes and ordinances, to use municipal employees or, by contract, to cut weeds and grass, and to remove trash and debris.

NOW BE IT RESOVLED, by the Mayor and Board of Aldermen of the City of Clinton, Mississippi, as follows:

1. It is hereby adjudicated that the property located at 406 Hathaway, Clinton, Mississippi, in its present condition, constitutes a menace to the public health and safety of the community.
2. The Director of Community Development is hereby directed to take such action as appropriate under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statues and ordinances, to cut weeds and grass, and to remove junk cars, trash and debris or the demolition of said property.

3. The Director of Community Development is hereby directed that upon completion of this cleaning that he advise the Mayor and Board of Aldermen of the City of Clinton, Mississippi, of the actual costs incurred in cleaning the property so that the Mayor and Board of Aldermen for the City of Clinton, Mississippi, may adjudicate the costs of such action and impose such penalty as it adjudicates, all as provided by under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statutes and ordinances.

A Motion for adoption was seconded by Alderman ^{Cashion} and the foregoing having been first reduced to writing, and no request by the Mayor or any member of the Board of Aldermen that it be read by the City Clerk, before the vote was taken, it was submitted to the Board of Aldermen for the passage or rejection on a roll call vote upon the vote being as follows, to-wit:

Alderman Brabham voted:	<u>AYE</u>
Alderman Ellis voted:	<u>AYE</u>
Alderman Martin voted:	<u>AYE</u>
Alderman Barnett voted:	<u>ABSENT</u>
Alderman Cronin voted:	<u>AYE</u>
Alderwoman Cossitt voted:	<u>AYE</u>
Alderman Cashion voted:	<u>AYE</u>

Whereupon the Mayor declared the Motion carried and the Resolution approved and adopted.

The foregoing resolution was approved this 20th day of May, 2014.

CITY OF CLINTON

BY: _____

Philip R. Fisher, Mayor

ATTEST: _____

Russell L. Wall, City Clerk



REOLUTION FOR UNKEMPT PROPERTY IN THE CITY OF CLINTON, MS

There came on for public hearing before the Mayor and Board of Aldermen of the City of Clinton, Mississippi, the matter of unkempt property located at 112 Angelia Lane, Clinton, Mississippi, and after full consideration of the matter, Alderman offered the following Resolution:

Martin

Resolution of the Mayor and Board of Aldermen of the City of Clinton, Mississippi, determining the necessity for the cleaning of private property located at 112 Angelia Lane, Clinton, Mississippi, under the Authority granted to Municipalities by section 21-19-11, Mississippi Code of 1972 as Amended, and other applicable Statutes and Ordinances

WHEREAS, it has come to the attention of the Mayor and Board of Aldermen that the property located at 112 Angelia Lane, Clinton, Mississippi, may constitute a menace to the public health and safety of the community because of its present condition and state of uncleanness; and

WHEREAS, notice was given to the owner of said property as required by Section 21-19-11 of the Mississippi Code of 1972, as amended, of a public hearing on this matter; and

WHEREAS, a public hearing was held at 7:00 p.m. on May 20, 2014 at the Municipal Room of the Public Safety Complex, 305 Monroe Street, Clinton, Mississippi; and

WHEREAS, based upon the information and evidence provided at said public hearing, the Mayor and Board of Aldermen of the City of Clinton, Mississippi, has determined that this property, in its present condition and state of uncleanness, constitutes a menace to the public health and safety of the community and does adjudicate said property in its present condition to be a menace to the public health and safety of the community. The Director of Community Development is directed to take such action as appropriate under Section 21-19-11 of the Mississippi Code of 1972, as amended, and other applicable statutes and ordinances, to use municipal employees or, by contract, to cut weeds and grass, and to remove trash and debris.

NOW BE IT RESOVLED, by the Mayor and Board of Aldermen of the City of Clinton, Mississippi, as follows:

1. It is hereby adjudicated that the property located at, 112 Angelia Lane, Clinton, Mississippi, in its present condition, constitutes a menace to the public health and safety of the community.
2. The Director of Community Development is hereby directed to take such action as appropriate under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statues and ordinances, to cut weeds and grass, and to remove junk cars, trash and debris or the demolition of said property.

3. The Director of Community Development is hereby directed that upon completion of this cleaning that he advise the Mayor and Board of Aldermen of the City of Clinton, Mississippi, of the actual costs incurred in cleaning the property so that the Mayor and Board of Aldermen for the City of Clinton, Mississippi, may adjudicate the costs of such action and impose such penalty as it adjudicates, all as provided by under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statutes and ordinances.

Brabham

A Motion for adoption was seconded by Alderman and the foregoing having been first reduced to writing, and no request by the Mayor or any member of the Board of Aldermen that it be read by the City Clerk, before the vote was taken, it was submitted to the Board of Aldermen for the passage or rejection on a roll call vote upon the vote being as follows, to-wit:

Alderman Brabham voted:	<u>AYE</u>
Alderman Ellis voted:	<u>AYE</u>
Alderman Martin voted:	<u>AYE</u>
Alderman Barnett voted:	<u>ABSENT</u>
Alderman Cronin voted:	<u>AYE</u>
Alderwoman Cossitt voted:	<u>AYE</u>
Alderman Cashion voted:	<u>AYE</u>

Whereupon the Mayor declared the Motion carried and the Resolution approved and adopted.

The foregoing resolution was approved this 20th day of May, 2014.

CITY OF CLINTON

BY: _____

Philip R. Fisher
Philip R. Fisher, Mayor

ATTEST: _____

Russell L. Wall
Russell L. Wall, City Clerk



REOLUTION FOR UNKEMPT PROPERTY IN THE CITY OF CLINTON, MS

There came on for public hearing before the Mayor and Board of Aldermen of the City of Clinton, Mississippi, the matter of unkempt property located at 615 Cobblestone Court, Clinton, Mississippi, and after full consideration of the matter, ~~Alderman~~ offered the following Resolution: *Alderman Cessitt*

Resolution of the Mayor and Board of Aldermen of the City of Clinton, Mississippi, determining the necessity for the cleaning of private property located at 615 Cobblestone Court, Clinton, Mississippi, under the Authority granted to Municipalities by section 21-19-11, Mississippi Code of 1972 as Amended, and other applicable Statutes and Ordinances

WHEREAS, it has come to the attention of the Mayor and Board of Aldermen that the property located at 615 Cobblestone Court, Clinton, Mississippi, may constitute a menace to the public health and safety of the community because of its present condition and state of uncleanness; and

WHEREAS, notice was given to the owner of said property as required by Section 21-19-11 of the Mississippi Code of 1972, as amended, of a public hearing on this matter; and

WHEREAS, a public hearing was held at 7:00 p.m. on May 20, 2014 at the Municipal Room of the Public Safety Complex, 305 Monroe Street, Clinton, Mississippi; and

WHEREAS, based upon the information and evidence provided at said public hearing, the Mayor and Board of Aldermen of the City of Clinton, Mississippi, has determined that this property, in its present condition and state of uncleanness, constitutes a menace to the public health and safety of the community and does adjudicate said property in its present condition to be a menace to the public health and safety of the community. The Director of Community Development is directed to take such action as appropriate under Section 21-19-11 of the Mississippi Code of 1972, as amended, and other applicable statutes and ordinances, to use municipal employees or, by contract, to cut weeds and grass, and to remove trash and debris.

NOW BE IT RESOVLED, by the Mayor and Board of Aldermen of the City of Clinton, Mississippi, as follows:

1. It is hereby adjudicated that the property located at, 615 Cobblestone Court, Clinton, Mississippi, in its present condition, constitutes a menace to the public health and safety of the community.
2. The Director of Community Development is hereby directed to take such action as appropriate under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statues and ordinances, to cut weeds and grass, and to remove junk cars, trash and debris or the demolition of said property.

3. The Director of Community Development is hereby directed that upon completion of this cleaning that he advise the Mayor and Board of Aldermen of the City of Clinton, Mississippi, of the actual costs incurred in cleaning the property so that the Mayor and Board of Aldermen for the City of Clinton, Mississippi, may adjudicate the costs of such action and impose such penalty as it adjudicates, all as provided by under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statutes and ordinances.

A Motion for adoption was seconded by Alderman ^{Ellis} and the foregoing having been first reduced to writing, and no request by the Mayor or any member of the Board of Aldermen that it be read by the City Clerk, before the vote was taken, it was submitted to the Board of Aldermen for the passage or rejection on a roll call vote upon the vote being as follows, to-wit:

Alderman Brabham voted:	<u>AYE</u>
Alderman Ellis voted:	<u>AYE</u>
Alderman Martin voted:	<u>AYE</u>
Alderman Barnett voted:	<u>ABSENT</u>
Alderman Cronin voted:	<u>AYE</u>
Alderwoman Cossitt voted:	<u>AYE</u>
Alderman Cashion voted:	<u>AYE</u>

Whereupon the Mayor declared the Motion carried and the Resolution approved and adopted.

The foregoing resolution was approved this 20th day of May, 2014.

CITY OF CLINTON

BY: _____

Philip R. Fisher, Mayor

ATTEST: _____

Russell L. Wall, City Clerk



RESOLUTION FOR UNKEMPT PROPERTY IN THE CITY OF CLINTON, MS

There came on for public hearing before the Mayor and Board of Aldermen of the City of Clinton, Mississippi, the matter of unkempt property located at, Clinton, Mississippi, 200-B Lindale and after full consideration of the matter, Alderman offered the following Resolution:

Alderman W. W. Cassity

Resolution of the Mayor and Board of Aldermen of the City of Clinton, Mississippi, determining the necessity for the cleaning of private property located at 200-B Lindale, Clinton, Mississippi, under the Authority granted to Municipalities by section 21-19-11, Mississippi Code of 1972 as Amended, and other applicable Statutes and Ordinances

WHEREAS, it has come to the attention of the Mayor and Board of Aldermen that the property located at 200-B Lindale, Clinton, Mississippi, may constitute a menace to the public health and safety of the community because of its present condition and state of uncleanness; and

WHEREAS, notice was given to the owner of said property as required by Section 21-19-11 of the Mississippi Code of 1972, as amended, of a public hearing on this matter; and

WHEREAS, a public hearing was held at 7:00 p.m. on May 20, 2014 at the Municipal Room of the Public Safety Complex, 305 Monroe Street, Clinton, Mississippi; and

WHEREAS, based upon the information and evidence provided at said public hearing, the Mayor and Board of Aldermen of the City of Clinton, Mississippi, has determined that this property, in its present condition and state of uncleanness, constitutes a menace to the public health and safety of the community and does adjudicate said property in its present condition to be a menace to the public health and safety of the community. The Director of Community Development is directed to take such action as appropriate under Section 21-19-11 of the Mississippi Code of 1972, as amended, and other applicable statutes and ordinances, to use municipal employees or, by contract, to cut weeds and grass, and to remove trash and debris.

NOW BE IT RESOVLED, by the Mayor and Board of Aldermen of the City of Clinton, Mississippi, as follows:

1. It is hereby adjudicated that the property located at, 200-B Lindale, Clinton, Mississippi, in its present condition, constitutes a menace to the public health and safety of the community.
2. The Director of Community Development is hereby directed to take such action as appropriate under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statues and ordinances, to cut weeds and grass, and to remove junk cars, trash and debris or the demolition of said property.

3. The Director of Community Development is hereby directed that upon completion of this cleaning that he advise the Mayor and Board of Aldermen of the City of Clinton, Mississippi, of the actual costs incurred in cleaning the property so that the Mayor and Board of Aldermen for the City of Clinton, Mississippi, may adjudicate the costs of such action and impose such penalty as it adjudicates, all as provided by under Section 21-19-11, Mississippi Code of 1972, as amended, and other applicable statutes and ordinances.

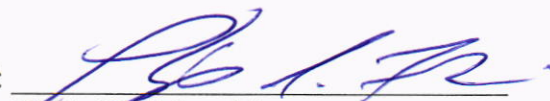
A Motion for adoption was seconded by Alderman ^{Ellis} and the foregoing having been first reduced to writing, and no request by the Mayor or any member of the Board of Aldermen that it be read by the City Clerk, before the vote was taken, it was submitted to the Board of Aldermen for the passage or rejection on a roll call vote upon the vote being as follows, to-wit:

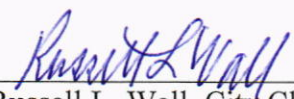
Alderman Brabham voted:	<u>AYE</u>
Alderman Ellis voted:	<u>AYE</u>
Alderman Martin voted:	<u>AYE</u>
Alderman Barnett voted:	<u>ABSENT</u>
Alderman Cronin voted:	<u>AYE</u>
Alderwoman Cossitt voted:	<u>AYE</u>
Alderman Cashion voted:	<u>AYE</u>

Whereupon the Mayor declared the Motion carried and the Resolution approved and adopted.

The foregoing resolution was approved this 20th day of May, 2014.

CITY OF CLINTON

BY: 
Philip R. Fisher, Mayor

ATTEST: 
Russell L. Wall, City Clerk



**16th SECTION PUBLIC SCHOOL TRUST LANDS
PERMANENT UTILITY AND TEMPORARY CONSTRUCTION EASEMENT**

INDEXING INSTRUCTION: 31,155 square feet (.7152 acre) in the W ½ Section 16, T6N, R1W Hinds County		
LESSOR'S ADDRESS: Clinton Public School District P. O. Box 300 Clinton, MS 39060-0300 601-924-7533	LESSEE'S ADDRESS: City of Clinton P. O. Box 156 Clinton, MS 39060-0156 601-924-5462	INSTRUMENT PREPARED BY: Ken Dreher City Attorney City of Clinton, MS

STATE OF MISSISSIPPI
COUNTY OF HINDS

THIS 16TH SECTION PUBLIC SCHOOL TRUST LANDS PERMANENT UTILITY AND TEMPORARY CONSTRUCTION EASEMENT, (hereafter "Lease Agreement"), made and entered into this the ____ day of June, 2014 by and between the Clinton Public School District Board of Trustees, (hereinafter "LESSOR"), whose address is P. O. Box 300, Clinton, MS 39060-0300 telephone number 601-924-7533 and, the City of Clinton (hereinafter "LESSEE"), whose address is P. O. Box 156, Clinton, MS 39060-0156 telephone number 601-924-5462.

WITNESSETH:

That, for the term and in consideration of the rentals hereinafter set forth, and the covenants, conditions, and by the authority and under the direction of the Clinton Public School District Board of Trustees, as recorded in Minute Book Page ____, LESSOR does hereby lease and rent unto LESSEE the following described land (hereinafter called "subject property") to-wit:

Section 16 - Township 6 North - Range 1 West

Fifteen (15) foot Permanent Easement of approximately 31,155 square feet (.7152 acre)
Ten (10) foot Construction Easement of approximately 20,770 square feet (.4768 acre)

MORE PARTICULARLY DESCRIBED IN EXHIBIT "A" ATTACHED HERETO AND INCORPORATED BY REFERENCE AS IF COPIED FULLY HEREIN.

1. Term. Subject to the other provisions herein contained, the term of this Lease Agreement shall be for forty (40) years, beginning the ____ day of June, 2014 and ending on the ____ day of June, 2054 (called the "primary term"). It is expressly agreed and understood by all the parties hereto that part of the

16th SECTION PUBLIC SCHOOL TRUST LANDS
PERMANENT UTILITY AND TEMPORARY CONSTRUCTION EASEMENT
PAGE 2

consideration given for the execution and delivery of this instrument is that LESSEE is hereby granted an option to renew this Lease Agreement for an additional "secondary term" of twenty-five (25) years from June __, 2054, under the same terms, conditions, and stipulations set forth herein, except the annual rental shall be based upon the fair market value of the land, excluding buildings and improvements not then owned by the LESSOR, as determined by a qualified appraiser selected by LESSOR hereto who performs his or her appraisal not more than twelve months and not less than three months prior to the expiration of the initial primary term. LESSEE shall exercise said option to renew for the additional secondary term of twenty-five (25) years by notifying LESSOR in writing no less than twelve (12) months in advance of the expiration of the primary term and by tendering the determined annual rental to LESSOR at its above-stated address prior to the expiration of the initial primary term as maybe required by statute. The cost of the new appraisal shall be borne by the LESSEE. A new lease shall be executed to effectuate the renewal term.

2. Annual Rent. LESSEE covenants and agrees to pay as rent to LESSOR the sum of \$250.00 for the first year for the permanent utility and temporary construction easement and the sum of \$150.00 per annum, on or before the anniversary of this lease each year thereafter for the permanent utility easement; provided, however, that the payment of rent for the first year of this lease shall be due at the time of approval by the Clinton Public School District Board of Trustees. In the event of termination or cancellation any rental payment made shall be non-refundable. Rents shall be readjusted periodically pursuant to the rent adjustment clause contained in Paragraph 3 of this lease. In the event LESSEE is delinquent in the payment of rent, LESSEE shall pay a late charge equal to fifteen percent (15%) of the amount of rent past due for more than 30 days and thereafter shall pay interest on any rent past due at an annual rate (the "Default Rate") equal to the maximum rate then allowed by law or, if there is no maximum rate, then a rate equal to five percent per annum above the discount rate, excluding any surcharge thereon, on ninety-day commercial paper in effect at the Federal Reserve Bank in the Federal Reserve district in which the LESSOR is located, calculated according to the actuarial method.

3. Rent Adjustment. The eighth, sixteenth, twenty-fourth, and thirty-second anniversary dates of the commencement of this Lease Agreement shall be the effective dates of rental adjustments, and on such dates the amount of annual rental due and payable hereunder shall be adjusted in the manner hereafter described to reflect the current fair market rental value of the subject property.

(a) LESSOR shall use its best efforts to cause the subject property to be reappraised and a redetermination made of the annual fair market rental amount within six months before any readjustment date. In the event the LESSOR shall fail to instigate reappraisal within the six months preceding any rent adjustment date LESSOR shall not be deemed to have waived this provision requiring rent adjustment, and in such event (at any time after a rent adjustment date) LESSOR may proceed to have the subject property reappraised and an adjusted rent determined for any such readjustment period. The adjusted rent shall be effective on the required adjustment date and LESSEE shall pay any deficiency to LESSOR within fifteen (15) days of the determination of the adjusted rent. The reappraisal shall be made pursuant to the Mississippi Code of 1972, §29-3-69, or pursuant to the statute then in effect governing such leases and procedures for determining fair market rental value. The reappraisal shall establish the fair market value of the property unencumbered by this lease and shall reflect the market rate of return at the time but shall be no less than the minimum acceptable percentage provided by the statute in effect. Unless altered by the procedures described below, the amount of rent so determined as of each rental adjustment date shall be paid until the next rental adjustment date or for the balance of the lease as the case may be. The appraisal process described in this subparagraph (a) may be referred to hereafter as the Statutory Procedure. The cost of the reappraisal shall be borne by the LESSEE, using an appraiser selected by LESSOR.

(b) Should the Statutory Procedure result in an increase in rent over the amount previously due, LESSEE, by notice in writing given to the LESSOR within 15 days after receiving notice of the increase, shall have the right to elect an alternate method of determining the

16th SECTION PUBLIC SCHOOL TRUST LANDS
PERMANENT UTILITY AND TEMPORARY CONSTRUCTION EASEMENT
PAGE 3

current fair market rental value of the subject property (the "Alternate Procedure") as follows:

- (1) LESSEE may provide an appraisal by a Mississippi licensed appraiser having the qualifications hereafter described giving an opinion of current fair market annual rental value based on the (I) the fair market value of the land unencumbered by this lease and (II) a reasonable percentage of return on comparable land investments as of the rental adjustment date. The written report of LESSEE'S appraiser shall be delivered to LESSOR within 45 days after the date on which LESSOR gave notice of an increase in rent under the Statutory Procedure. UPON FAILURE TO PROVIDE AN ALTERNATE APPRAISAL WITHIN THE TIME ALLOWED, LESSEE SHALL FORFEIT THE RIGHT TO PURSUE THE ALTERNATE PROCEDURE, AND ANNUAL RENT DETERMINED UNDER THE STATUTORY PROCEDURE SHALL BECOME DUE AND PAYABLE.
- (2) The two appraisers shall make a good faith effort to reconcile their differences. If they have been unable to do so within 10 days after delivery of the report of LESSEE'S appraiser, the two appraisers within such 10 day period shall each submit the names of three appraisers having the qualifications hereafter described who practice in Mississippi to serve as a review appraiser, and they shall select the review appraiser from names in common on the two lists. If there is no name in common on the two lists, or if the person selected shall decline to serve, then each appraiser shall submit another list of three names of persons meeting the same criteria.
- (3) The review appraiser shall review and analyze the two appraisal reports, and if needed, inspect the land, consult with the two appraisers, review their assumptions and source information and request corrections, revisions, and additions to the appraisal reports. The review appraiser may also consider relevant information from his own files, conduct such independent investigation as he deems appropriate and may consider comparable transactions which occurred after the rental adjustment date.
- (4) The review appraiser shall report his opinion of annual fair market rent and such amount shall be accepted by LESSOR and LESSEE as the current fair market rental value of the subject property.
- (c) If LESSEE requests the Alternate Procedure, LESSEE shall pay all fees and expenses of the LESSEE'S appraiser, the review appraiser and any additional charges of LESSOR'S appraiser. The review appraiser, however, shall perform his duties in an independent and impartial manner irrespective of the source of payment of his fees and expenses.
- (d) The annual rentals on any adjustment date shall not be reduced below the amount established upon the initial date of this lease except upon determination by the Statutory Procedure.
- (e) The amount of rent determined in the above manner shall be remitted on or before the rental adjustment date or, if the rental adjustment procedures are concluded after such date, then promptly upon conclusion of such procedures effective as of the rental adjustment date.
- (f) The rent adjustment procedures will not delay the due date of rent at the existing annual rate and will not affect LESSOR'S right to declare a default if such rent is not timely paid.
- (g) LESSEE'S appraiser and the review appraiser must be members of the same organization of appraisers as LESSOR'S appraiser, or an organization having higher requirements for

16th SECTION PUBLIC SCHOOL TRUST LANDS
PERMANENT UTILITY AND TEMPORARY CONSTRUCTION EASEMENT
PAGE 4

admission, and must have the same or higher designation (such as, for example, Member, Appraisal Institute). If LESSOR'S appraiser belongs to more than one organization, the other appraisers must belong to the organization having the highest standards and qualifications for membership. If the organization has multiple designations for appraisers, the review appraiser and LESSEE'S appraiser must hold the same or a higher designation as held by LESSOR'S appraiser.

4. Taxes. LESSEE covenants and agrees to pay any and all general and special taxes and assessments, if ever any there be, applicable to the above-described property and LESSEE'S interest therein; further, LESSEE covenants and agrees to pay any and all survey costs and recording fees in connection with this Lease Agreement or any other fees so determined by law. All payments for general and special taxes and assessments shall be made directly to the governmental authority responsible for collecting such taxes and assessments. During the final year of the lease term, LESSOR or the governmental authority responsible for collecting taxes and assessments may require payment of any such taxes or assessments in advance or require that other security be given to insure that taxes will be paid when due. In the event it becomes necessary for the County Tax Collector or any other authority responsible for collecting general and special taxes or assessments to retain the services of attorneys to collect any taxes or assessments due from LESSEE under this lease, then LESSEE agrees to pay all costs and expenses of such actions or collections, including a reasonable attorneys' fee for the County Tax Collector or such other authority responsible for collecting said taxes or assessments.

5. Default. The parties herein expressly agree that if DEFAULT shall be made in the payment of any general or special tax or assessment or rent due, made pursuant to this Lease Agreement, then and in any event of DEFAULT it shall be lawful for the LESSOR to enter upon the subject property, or any part thereof, after LESSOR has provided sixty (60) days prior written notice to the LESSEE and upon LESSEE'S failure to cure such DEFAULT within said sixty (60) days, either with or without the process of law, to re-enter and repossess the same, and to distraint from any rent or assessment that may be due thereon, at the election of the LESSOR, but nothing here is to be construed to mean that LESSOR is not permitted to hold LESSEE liable for any unpaid rent or assessment to that time. As to all other conditions, covenants, and obligations imposed on LESSEE herein, enforcement shall be by proceeding at law or in equity against any person violating or attempting to violate said conditions, covenants, and obligations to restrain violation and recover damages, if any, including reasonable expenses of litigation including but not limited to fees charged by attorneys, expert witnesses, surveyors and appraisers, which LESSEE expressly agrees to pay. Such enforcement by proceedings at law or in equity may be instituted at any time after sixty (60) days written notice. Enforcement proceedings shall include the right of the tax collector to recover any tax, assessment, fees and costs.

6. Remedies. In the event of any FORFEITURE, DEFAULT, OR CANCELLATION of this Lease Agreement or termination of the term therefore aforesaid, said LESSEE shall quit, deliver up and surrender possession of the subject property, and all LESSOR-owned structures and improvements thereon to the said LESSOR, and thereupon this Lease Agreement and all agreements and covenants on the LESSOR'S behalf to be performed and kept, shall cease, terminate, and be utterly void, the same as if the Lease Agreement had not been made. At LESSOR'S option LESSEE shall be required to remove all LESSEE owned improvements. In addition thereto LESSOR shall be entitled to whatever remedies it may have at law or equity for the collection of any unpaid rental hereunder, or for any other sums, for damages or otherwise, that it may have sustained on account of the LESSEE'S nonfulfillment or nonperformance of the terms and conditions of this Lease Agreement including costs for removing LESSEE owned improvements.

Immediately upon the termination of this Lease Agreement, whether by FORFEITURE, DEFAULT, or CANCELLATION, LESSOR shall be entitled to take possession of the subject property and all LESSOR-owned improvements thereon absolutely, and custom, usage, or law to the contrary notwithstanding. Any removal of property from the subject property shall be accomplished so as to leave the subject property in a condition satisfactory to LESSOR. At LESSOR'S option LESSEE shall remove all of the LESSEE'S property within one hundred and eighty (180) days of the said event. LESSEE shall be subject to the accrual of rent during said within one hundred and eighty (180) day period.

16th SECTION PUBLIC SCHOOL TRUST LANDS
PERMANENT UTILITY AND TEMPORARY CONSTRUCTION EASEMENT
PAGE 5

7. Assignment. LESSEE shall have the full right and authority to lease, sell, assign, transfer, and/or convey to others this Lease Agreement in whole and to encumber the same. However, any lease, assignment, transfer or conveyance shall be subject to the prior written consent of LESSOR which shall not be unreasonably withheld, and to the required consent and additional requirements, if any, of the Secretary of State of the State of Mississippi or other applicable government officials.

8. Burial of Line. LESSEE shall bury all pipes laid hereunder to a minimum depth of 36" below ground level. The soil above buried pipes shall be refilled and compacted to bear the weight of a 5,000 pound vehicle without displacement of soil. LESSEE shall restore topsoil and provide for erosion control during and immediately after any construction of any pipeline.

9. Surface Damages. LESSEE shall pay for all damages to LESSOR'S roads, fences, crops, timber, soils, ground water, surface water, and property or natural resources that may be suffered by LESSOR by reason of the exercise by LESSEE of any of the rights and privileges hereby granted, but shall not be liable for keeping the Subject property clear of trees, undergrowth, and other natural or man-made obstructions in the course of the maintenance and operation of its systems and appurtenances. LESSEE shall not pollute or otherwise contaminate the land, air, water and resources of LESSOR and adjacent owners. LESSEE shall immediately remedy any pollution or contamination caused by LESSEE, should it occur.

10. Regulatory Compliance. LESSEE shall comply with all applicable laws, rules, and regulations concerning LESSEE'S use of the property and/or obligations under this instrument. This obligation shall include, but not be limited to, compliance with federal, state and local environmental regulations concerning the air, water and soil, endangered species, wetlands, and other laws, rules and regulations that may presently exist or hereafter be adopted. In the event of contamination of the air, water or soils arising out of any LESSEE use, LESSEE shall be responsible for all mandated remediation and monitoring with this obligation to survive termination of this Lease Agreement.

11. Environmental Accidents. LESSEE shall immediately furnish written notice of all spills, leaks, accidents or similar matters on the premises to LESSOR at the address provided in this instrument. LESSEE shall also furnish LESSOR a copy of all filings, including but not limited to, concerning environmental issues, required bylaws, rules or regulations arising out of any spills, leaks, accidents, or other matters arising out of the use and occupation of the premises by LESSEE. Nothing in this paragraph shall place any duty of cleanup or remediation of property upon LESSOR with those duties being exclusively LESSEE'S.

12. Breach of Lease Agreement. If LESSEE breaches any of the provisions of this instrument and fails to cure the same after sixty (60) days written notice from the LESSOR, then LESSEE, in addition to any other damages for which it may be responsible, shall pay LESSOR, or the Secretary of State, as supervisory trustee, (in the event the Secretary of State institutes legal action) its reasonable costs and expenses in enforcing the instrument, including but not limited to fees charged by attorneys, expert witnesses, surveyors and appraisers.

13. Notices. All notices specified by this instrument shall be in writing and sent by first class mail, postage prepaid at the following addresses or hand-delivered in person, by facsimile or otherwise to the following persons. By written notice, either party may change the persons or addresses.

To LESSOR:

Clinton Public School District
ATTN: 16th Section Manager
P. O. Box 300
Clinton, MS 39060-0300
601-924-7533

16th SECTION PUBLIC SCHOOL TRUST LANDS
PERMANENT UTILITY AND TEMPORARY CONSTRUCTION EASEMENT
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To LESSEE:

City of Clinton
ATTN: Mayor
P. O. Box 156
Clinton, MS 39060-0156
601-924-5462

14. Use. LESSEE may use the subject property for the purposes of constructing, maintaining, operating, repairing, relocating within the subject property for maintenance purposes only, removing and/or replacing one pipeline. LESSEE may construct, maintain, operate and repair, fiber optic or other communication lines, and all appliances, appurtenances, fixtures and equipment deemed by LESSEE to be necessary or desirable in connection only with the operation of said pipeline on, over, across, along, under, and through the subject property.

15. Timber. The parties recognize that the subject property must be cleared of all timber for LESSEE to use the subject property for its purposes. After said initial cutting, LESSEE shall have continuing right, exercisable at any time, and from time to time, to cut and keep the subject property clear of all trees, undergrowth, and any other natural or manmade obstruction that may injure or endanger any of the above-described facilities, or interfere with LESSEE'S access to, monitoring of, or maintenance, repair, relocation for maintenance purposes, construction, and/or operation of the same, all without further compensation other than the annual rental payments specified herein.

16. Indemnification. LESSEE shall protect, indemnify, defend save, and hold harmless the State of Mississippi and LESSOR, its officers, board members, employees and agents, from and against all claims, demands, liabilities, suits, injuries, and any and all losses or damages and cost of every kind and nature whatsoever ("loss"), including but not limited to all court costs and attorneys fees and all personal injury or death and/or damage to any person or entity including, but not limited to, LESSOR and its property or other loss arising out of any alleged noncompliance with laws or caused by LESSEE'S exercise of its rights under this Lease Agreement and/or resulting from the actions or omission of LESSEE in connection with its presence on or any use of the subject property by it, its officers, agents, subcontractors, employees or invitees. Provided, however, it is understood that the indemnity provided by LESSEE as described in this paragraph shall not extend to intentional or negligent acts of LESSOR, its officers, or agents. In the event the intentional or negligent acts of LESSOR, its officers or agents, are not the direct and sole proximate cause for one hundred percent (100%) of the loss of claim, LESSEE shall be responsible to fulfill its obligations under this paragraph for the percentage of liability not attributable to LESSOR, its officers or agents.

17. Waste. Subject to provision 15 above, LESSEE shall be responsible for any damage that may be caused to LESSOR'S property by the activities of the LESSEE, its employees, agents, contractors, and invitees under this Lease Agreement, and, shall exercise reasonable care in the protection of all improvements, timber and other property of LESSOR, which may be located on the subject property or in the vicinity whereon, against fire or damage from any and all other causes. LESSEE, its employees, agents, contractors, and invitees shall exercise reasonable care in conducting the activities described above, and shall not, in any event, commit waste or allow waste to be committed.

18. Access. This lease shall include, without limitation, the right of convenient ingress and egress by LESSEE over and across the adjoining land of LESSOR by the use of existing public roads, whether presently existing or hereafter publicly constructed and maintained, and the use thereof, reasonably necessary in connection with the construction, maintenance, operation, removal, repair, renewal, replacement, or removal of the above-described facilities on said tract. Any damage, to the roadways shall be repaired by LESSEE within fifteen (15) days of prior receipt of notice by LESSOR. Such access shall be limited to public roadways in existence at the time access is needed. LESSOR reserves the right to close or relocate roadways without notice to the LESSEE.

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19. Curing Default. Notwithstanding any provisions of this Lease Agreement containing a DEFAULT provision, any present or future holder of a mortgage or deed of trust securing money loaned on these facilities, shall have the right of a thirty (30) day notice of default within which to cure any DEFAULT which may be cured by the payment of money. In addition, for any other DEFAULT for which a forfeiture of said Lease Agreement may be invoked, such holder of such mortgage or deed of trust shall be entitled to a notice in writing of the claimed DEFAULT and shall have a reasonable time, which shall not be less than sixty (60) days, to either require the correction of such DEFAULT or in lieu thereof to protect itself through the exercise of a power of sale and thereby acquire a leasehold in the subject property and correct such DEFAULT. LESSEE hereby covenants and agrees to notify LESSOR of the existence of all such mortgages, deeds of trust other secured encumbrances and that, in the absence of such notice, LESSOR has no obligation whatever to notify any such holder of said encumbrance.

20. Quiet Possession. LESSEE shall have quiet and peaceful possession of the subject property as long as compliance is made with the terms of this agreement.

21. Execution. LESSEE hereby covenants and agrees that if an execution or process is levied upon the subject property or if a petition of bankruptcy be filed by or against the LESSEE in any court of competent jurisdiction, then LESSOR shall have the right at its option, to terminate this lease; provided that LESSEE, its lenders or a bankruptcy trustee on behalf of LESSEE, as applicable, shall have a period of 180 days to cure following such execution, process or petition through (i) monthly payments of the rent required to be paid hereunder during such 180 day period and (ii) at the end of such 180 day period, payment of the remaining amount of annual rent due hereunder. This lease agreement shall terminate if an execution or process is levied upon the Subject Property or if a petition of bankruptcy be filed by or against the LESSEE in any court of competent jurisdiction and, following such execution, process or petition, this lease agreement is rejected by LESSEE or a bankruptcy trustee, on behalf of LESSEE, as applicable.

22. Reservations. LESSOR reserves title to all oil or gas, coal, ignite or other minerals in, on, or under said lease property, together with the right to enter and remove the same, but not in a manner which interferes with LESSEE'S operations on the subject property.

LESSOR reserves the right to lease the subject property for any other purpose not inconsistent with this agreement (i.e., any such lease shall not interfere in any manner with LESSEE'S rights hereunder) pursuant to applicable laws, rules and regulations concerning sixteenth section lands in effect at the time, including but not limited to agricultural, forestry, hunting or otherwise make use of the subject property for purposes and in a manner which will not interfere with the enjoyment or use of the rights and estate granted herein, but LESSOR shall not construct, nor permit to be constructed, any houses, buildings, dams, levees, lakes, ponds, structures, or any similar or dissimilar obstructions on or over said leasehold, or any part thereof, as surveyed or finally determined hereunder without the prior written consent of LESSEE. Any use of the property for forestry purposes shall not authorize LESSOR to plant or otherwise grow or manage trees or timber upon the leasehold and shall be subject to LESSEE'S right to clear the leasehold without the payment of additional consideration. Nothing in this paragraph shall be construed to prohibit LESSOR from constructing a road or laying other utilities over and across the leasehold. LESSOR shall, however, provide LESSEE at least ninety (90) days written notice prior to the construction of any roads to allow LESSEE to take such measures as deemed reasonable and necessary to protect the pipeline or electric transmission line.

23. Rights-of-Way. LESSOR reserves the right to grant or sell right-of-way across any the subject property for roads, highways, railroads, fiber optic cables or any public utility line. Provided that any such roads, highways, railroads, fiber optic cables or public utility lines be constructed in a manner so as not to interfere with LESSEE'S operations.

24. Successors. To the extent assignment of this Lease Agreement is allowed by the above provisions this Lease Agreement shall be binding upon the LESSEE'S successors and assigns.

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25. Recording. LESSOR will deliver this Lease Agreement to the Chancery Clerk of Hinds County for recording, and LESSEE has herewith delivered to LESSOR a check in the sum of \$11.00 payable to such Chancery Clerk as recording fees.

26. Immunity. No provisions of this lease, whether requiring LESSEE to maintain insurance or to indemnify LESSOR or otherwise, shall be construed as a waiver by LESSOR of any provision of law related to governmental immunity.

27. Interpretation. The parties to this Lease Agreement acknowledge that this agreement has been drafted by both parties and any ambiguities shall not be construed against a single party.

28. Governing Law. This Lease Agreement shall be governed by, construed, and enforced in accordance with the laws of the State of Mississippi and that jurisdiction and venue for any actions arising from this Lease Agreement and any amendments hereto shall rest exclusively in the Chancery Court of Hinds County, Mississippi.

29. Additional Provisions. This Lease Agreement contains an Exhibit "B." Any additional or special provisions to this Lease Agreement are set forth in Exhibit "B" and incorporated by reference as if copied fully herein. If there are no additional or special provisions then Exhibit "B" shall state "NONE."

30. Secretary of State. By virtue of the signature below, the Secretary of State of the State of Mississippi has approved this Lease Agreement in accordance with the Secretary's authority for general supervision of 16th Section Public School Trust Land. Approval of this Lease Agreement by the Secretary of State indicates that the Board of Trustees of the Clinton Public School District has exercised the care and skill of an ordinary prudent person to protect the beneficiaries of the 16th Section Public School Trust Land.

31. Supervisory Right. The Secretary of State, as supervisory trustee, shall have the right to institute any action to enforce the terms of this Lease Agreement in the event LESSOR fails to do in a timely manner. In the event the Secretary institutes legal action to enforce the terms of this Lease Agreement, he shall have all rights as are conferred to LESSOR.

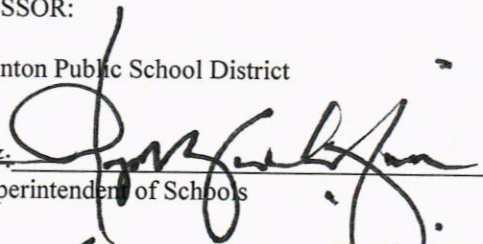
32. Entire Agreement. This Lease Agreement shall constitute the entire agreement between the parties. Any prior understanding or representation of any kind preceding the date of this Lease Agreement shall not be binding upon either party except to the extent incorporated in this agreement. This Lease Agreement contains Exhibits "A" and "B" If Exhibits "A" and "B" are not attached to this Lease Agreement, then this Lease Agreement shall be null and void.

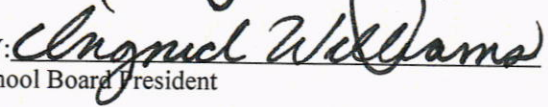
IN WITNESS WHEREOF, this Lease Agreement is executed by LESSOR and pursuant to order entered upon its minutes, is executed by LESSEE this the ____ day of June, 2014.

Signed, Sealed and Delivered in the Presence of:

LESSOR:

Clinton Public School District

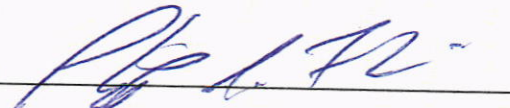
BY: 
Superintendent of Schools

BY: 
School Board President

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LESSEE:

City of Clinton

BY: 

Title: Mayor

Hinds County Board of Supervisors

BY: _____

President, Board of Supervisors

APPROVED
SECRETARY OF STATE

C. Delbert Hoseman, Jr.

BY _____

C. DELBERT HOSEMAN, JR.

STATE OF MISSISSIPPI
COUNTY OF HINDS

Personally came and appeared before me, the undersigned authority in and for said county and state, on this the 13th day of May, 2014, within my jurisdiction, the within named, Phillip Burchfield, Clinton Public School District, Superintendent of Schools, and Ingrid Williams, School Board President, of the Clinton Public School District Board of Trustees, who acknowledged that in said representative capacity as Superintendent of Schools and President of the Board of Trustees of the Clinton Public School District, Clinton, Mississippi, they executed the above and foregoing instrument for and on behalf of said Board of Education, after first having been duly authorized so to do.

(Notary Public)

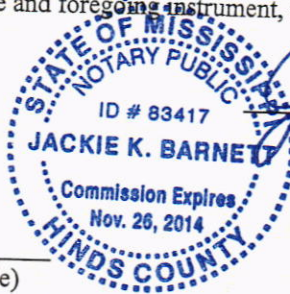
My Commission Expires:

(Affix official seal, if applicable)

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STATE OF MISSISSIPPI
COUNTY OF HINDS

Personally came and appeared before me the undersigned authority in and for said county and state, on this the 21 day of May, 2014 within my jurisdiction, the within named Phil Fisher, who acknowledged to me that he is the Mayor of the City of Clinton, and that in said representative capacity he executed the above and foregoing instrument, after first having been duly authorized so to do.



Jackie K. Barnett
(Notary Public)

My Commission Expires:

11/26/14
(Affix official seal, if applicable)

STATE OF MISSISSIPPI
COUNTY OF HINDS

Personally came and appeared before me the undersigned authority in and for the said county and state, on this the _____ day of _____, 2014, within my jurisdiction, the within named

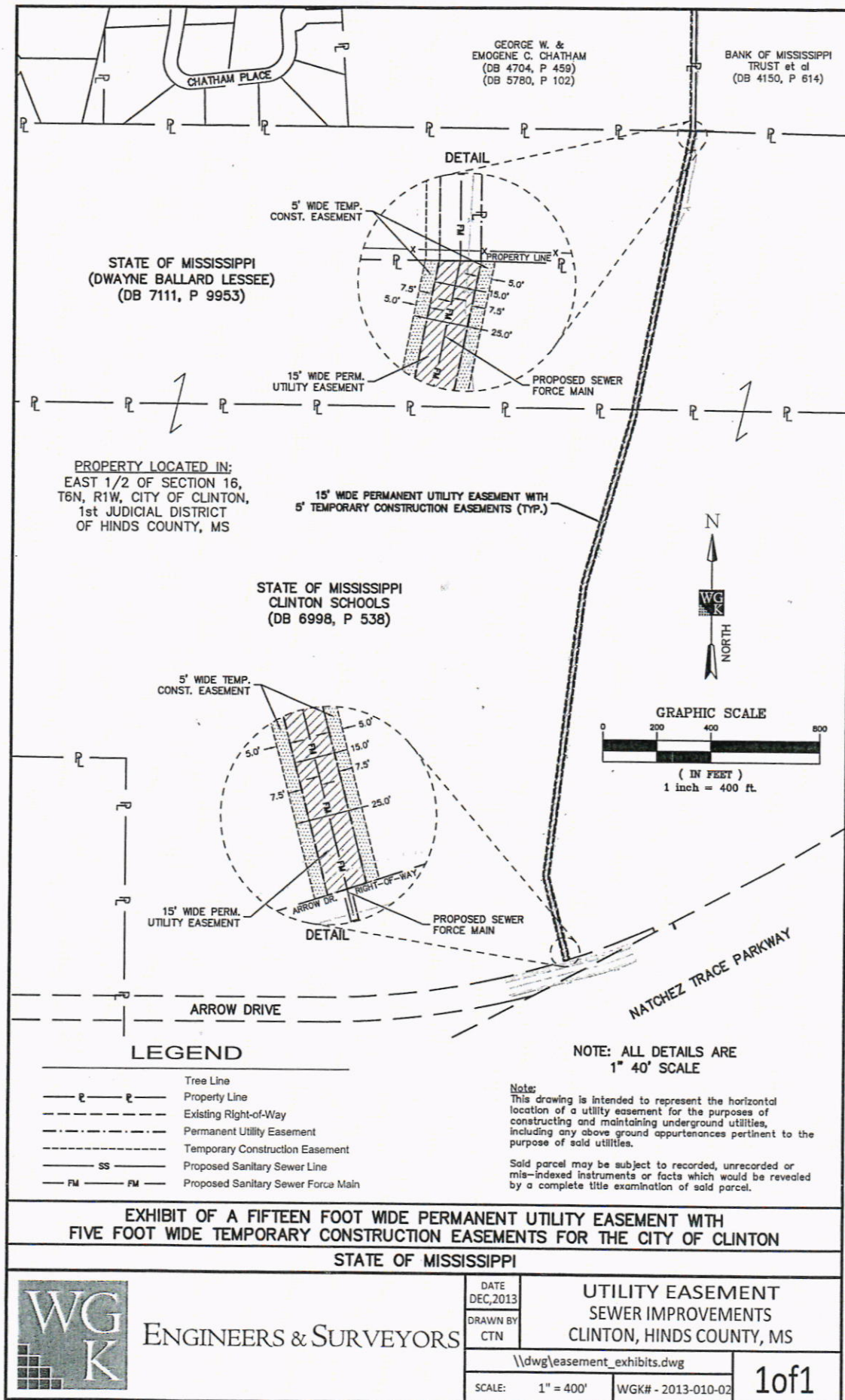
_____, who acknowledged to me that he is the President of the Board of Supervisors of Hinds County, Mississippi, and that in said representative capacity he executed the above and foregoing instrument for and on behalf of said Board of Supervisors, after first having been duly authorized so to do.

(Notary Public)

My Commission Expires:

(Affix official seal, if applicable)

**16th SECTION PUBLIC SCHOOL TRUST LANDS
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EXHIBIT A**



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EXHIBIT "B"
ADDITIONAL PROVISIONS

Angie Gelston

From: Angie Gelston <agelston@clintonms.org>
Sent: Tuesday, May 13, 2014 4:20 PM
To: 'lindaparrett@bellsouth.net'
Subject: RE: my e-mail

I talked to the property management group. They put a work order in to have the property cut every two weeks. I will come out tomorrow and take some pictures and send to the property management group.

Thank you for all that you do!

Angie

From: lindaparrett@bellsouth.net [mailto:lindaparrett@bellsouth.net]
Sent: Tuesday, May 13, 2014 10:33 AM
To: Angie gelston
Subject: RE: my e-mail

Did you get my e-mail in reference to the Two story house and my next door neighbor needing to cut his back yard.

His front is needing it now.

Is there anything that I need to do???

Thanks a bunch, 01-924-8938