LANDROLL INQUIRY - BASIC DATA LRWINQ01/M5 LRMINQO1 TAXINQ Library MADISON COUNTY TAX 2018 Parcel 083E-22B-019/01.02 PPIN 24903 NALL SUSAN G Alt Parcel 0832220190102 648 HWY 43 S JD 0 Tax District 5 M Exempt Code Subdivision ADDENDUM Neighborhood Map St Addr 648 HWY 43 S CANTON MS 39046 Sect/Twn/Rng 22 08N 03E Blk Cls C-Acres C-Value U-Acres U-Value T-Acres True Assessed Improved 20130 2013 10000 10130 1 2 800 800 120 10930 20930 2133 10000 Homestead Type 3 1=065 2=DAV 3=DIS 4=Reg 100 2133 DAV Reg Eligible Cl1 Y (Y/N) Group Deed Bk 342 Pg 208 Ext F-Fire O-Override New Value Added Deed Date 8 22 1994 Type D Benefit Price Total Drainage Code Current 2012 Yr Added 11 12 2001 CNV L 10000 В 10930 Chged 11 6 2013

F3-NEXT PARCEL F5-LEGAL F6-ADDENDUM F7-DEEDS F8-FLAGS F9-OPTIONS F24-EXIT

X

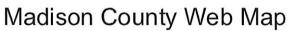
F3 next record, Page-Up prev record, F13 Paperlink

Levee Benefits

Use1 1400 Use2

DSEA







Susan G Nall 648 Huy 435



1:1,128 0.02 mi 0 0.005 0.01





125 West North Street • Post Office Box 608 Canton, Mississippi 39046 601-855-5500 • Facsimile 601-855-5759 www.madison-co.com

March 12, 2018

Susan G. Nall 648 Highway 43 South Canton, MS 39046

Re: Tax Parcel No. 083E-22B-019/01.02

Dear Ms. Nall.

The property referenced above is zoned MHP Manufactured Home Park Residential District, and commercial use is not permitted. The Madison County Zoning Ordinance States in Section 406 – Miscellaneous General Regulations Subsection 406.07 Conduct of Garage Sale at Any Location Other Than a Single-Family Residence Prohibited; Time Limitation on Garage Sales: The conduct or operation of a garage sale, as defined by this Ordinance, at any location other than a single-family residence is prohibited; this includes but is not limited to the conduct or operation of a garage sale at a self-storage warehouse or - mini-warehouse. The conduct or operation of a garage sale for more than six days within a 12-month period is considered a commercial operation and is prohibited. Due to the volume of complaints this has appeared to have become an ongoing event, therefore you are hereby notified of this violation and advised to cease all commercial activity.

The Madison County Zoning Ordinance, in Article 26, SECTION 2614 - ORDINANCE ENFORCEMENT

Accordingly, you are hereby being placed on notice that a hearing will be held on the subject property to bring it back into compliance with the zoning ordinances as referenced herein with the Madison County Board of Supervisors on April 16, 2018 at 5 P.M.in the Board Room of the Madison County Chancery and Administrative Building. If you have any questions, please advise.



125 West North Street • Post Office Box 608 Canton, Mississippi 39046 601-855-5500 • Facsimile 601-855-5759 www.madison-co.com

Sincerely,

Scott Weeks, Administrator

Planning and Zoning



125 West North Street • Post Office Box 608
Canton, Mississippi 39046
601-855-5500 • Facsimile 601-855-5759
www.madison-co.com

April 12, 2018

Susan G. Nall 648 Highway 43 South Canton, MS 39046

Re: Tax Parcel No. 083E-22B-019/01.02

Dear Ms. Nall,

The property referenced above is zoned MHP Residential District. The permitted uses listed in the Madison County Zoning Ordinance are residential use, and those uses accessory to residential use. An inspection made on the property referenced above reveals this property is in violation of section 406 of the Madison County Zoning Ordinance.

The Madison County Zoning Ordinance, in Section 406 – Miscellaneous General Regulations, Subsection 406.05 <u>Materials and Growth Constituting Public Health and/or Safety Hazards Prohibited:</u> No rubbish, salvage materials, junk or hazardous waste materials, including inoperable vehicles and parts and any combustible matter, shall be openly stored, allowed to accumulate or kept in the open, and no weeds or other growth shall be allowed to go uncut within any district when the same shall be determined by the appropriate County Official (the Zoning Administrator or other authorized County employee) or health official to constitute a menace to the public health and/or safety.

The Madison County Zoning Ordinance, in Article 26, SECTION 2614 - ORDINANCE ENFORCEMENT

In accordance with Section 17-1-27 of the Mississippi Code of 1972, As amended, —Any person—who shall knowingly and willfully violate the terms, conditions or provisions of (this Ordinance), for violation of which no other criminal penalty is prescribed, shall be guilty of a misdemeanor and upon conviction therefore shall be sentenced to pay a fine not to exceed one hundred dollars (\$100.00), and in case of continuing violations without reasonable effort on the part of the defendant to correct same, each day the violation continues thereafter shall be separate offense.

Accordingly, you are hereby being placed on notice that a hearing will be held with the Madison County Board of Supervisors on April 16, 2018 at 5 P.M. in the Board Room of the Madison County Chancery and Administrative Building for an adjudication regarding the cleanup of the



125 West North Street • Post Office Box 608 Canton, Mississippi 39046 601-855-5500 • Facsimile 601-855-5759 www.madison-co.com

subject property to bring it back into compliance with the zoning ordinances as referenced herein. Such adjudication would allow the Board of Supervisors to reenter the property for a period of one (1) year after the hearing without any further hearing for cleaning.

Additionally, should the Board of Supervisors adjudicate that the subject property in its condition is a menace to the public health and safety of the community and in need of clean up, you will be subject to the penalties and fees for the cost of the cleanup. Moreover, should the property continue to be in violation by the date of the hearing referenced herein, you will be fined \$100 dollars per day pursuant to law for each such day that the violation continues.

Sincerely,

Scott Weeks, Administrator Planning and Zoning

scott.weeks@madison-co.com