



MADISON COUNTY BOARD OF SUPERVISORS

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

September 28, 2018

Christine McInnis ETAL
c/o Evelyn Blackmon
670 Rankin Road
Canton, MS 39046

Re: Tax Parcel No. **093G-36 -002/00.00**

Dear Sir/Madame,

The property referenced above is zoned A-1 Agricultural District. The permitted uses listed in the Madison County Zoning Ordinance are residential use, and those uses accessory to agricultural use. An inspection made on the property referenced above reveals an abandoned mobile home and inoperable vehicles on the property. This is in violation of Section 406 of the Madison County Zoning Ordinance.

406.03 Parking and Storage of Derelict Vehicles: Vehicles that are wrecked, dismantled, partially dismantled, inoperable, abandoned or discarded and are not capable of being legally (that is, if the vehicle does not have a current inspection sticker and current license plate affixed to the vehicle) driven upon the roads, streets or highways of the Madison County shall not be parked or stored on any residentially zoned property other than in completely enclosed buildings, nor shall such vehicles be parked on public streets or roads.

406.05 Materials and Growth Constituting Public Health and/or Safety Hazards Prohibited: 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.



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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 October 15, 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 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
601-855-5501

PTAX0I - B
Tax Year 2018.

County of Madison
TAX RECEIPT INQUIRY
9/28/2018

Copyright 1994
F M Software

<u>Receipt</u>	<u>Parcel Number</u>	<u>Tax Distr Num</u>	<u>Ex Code</u>	<u>Mills</u>
R 031198	093G-36 -002/00.00	500		96.3800

Name	Value	Tax
MCINNIS CHRISTINE & ETAL	Total Valuation.	804.58
Description	Exempt Credit.	19.00
-----	All Exempt Credit.	
% EVELYN BLACKMON	Net Ad Valorem Tax.	785.58
670 RANKIN RD	Forestry Tax (68.88Ac @ .09).	6.20
CANTON MS 39046		
-----	Total Tax	791.78
72 AC N/S COUNTY RD IN W1/2 SW1/4	Total Paid (see below).	792.60
	Interest Due.00
	Amount Due.	*PRINTED*

INSTALLMENTS			
	Date	Interest	Batch
1	2/01/18		111
2	2/08/18	.82	118
3			
			Taxes
			710.00
			81.78

Enter=Next | F1=Search | F3=End | F5=Print Instalmnt | F6=Print Final | F7=End

Library MADISON COUNTY TAX 2019

MCINNIS CHRISTINE & ETAL

Parcel 093G-36 -002/00.00 PPIN 32179

% EVELYN BLACKMON

Alt Parcel 0933

RANKIN RD

Exempt Code JD 0 Tax District 5 C

Subdivision ADDENDUM

Neighborhood

Map

CANTON MS 39046 St Addr 670 RANKIN RD

Sect/Twn/Rng 36 09N 03E Blk

Cls	C-Acres	C-Value	U-Acres	U-Value	T-Acres	Improved	True	Assessed
1	1.00	20000			1.00	31190	51190	5119
2	2.12	1560	68.88	20030	71.00	1150	22740	3412
	3.12	21560	68.88	20030	72.00	32340	73930	8531

Homestead Type 4 1=O65 2=DAV 3=DIS 4=Reg Reg 19.00 100 DAV

Mtg Group Eligible C11 Y (Y/N)

New Value Added F-Fire O-Override Deed Bk 2815 Pg 532 Ext

Drainage Code Benefit Price Total Deed Date 7 24 2012 Type DB

Current 2012 Yr Added 11 12 2001

L 41590 CNV

B 32340 Chged 8 14 2014

Lovee Benefits X = Use1 1110 Use2 DSEA

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

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



Madison County Web Map
Christine Meinnis + Etas
670 Ranken Rd.
0936-36-002/00.00

Parcels
Roads
Public



1:9,028
0 0.05 0.1 0.2 mi

Madison County

