



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

Ruby L. Riley
119 O.C. Hunter Road
Canton, MS 39046

Re: Tax Parcel No. 082G-25D-033/05.00

Dear Ms. Riley,

The property referenced above is zoned R-1 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 an abandoned mobile home on the property that is a menace to public health and safety. This is in violation of Section 406 of the Madison County Zoning Ordinance.

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.

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. |



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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
9/26/2018

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F M Software

<u>Receipt</u>	<u>Parcel Number</u>	<u>Tax Distr Num</u>	<u>Ex Code</u>	<u>Mills</u>
R 039529	082G-25D-033/05.00	524		100.6800

Name	Total Valuation. .	Value	Tax
RILEY RUBY L	Exempt Credit. . .	6450	649.39
Description	All Exempt Credit.	6450	649.39
-----	Net Ad Valorem Tax.00

119 O C HUNTER RD
CANTON MS 39046

-----	Total Tax00
0.96AC IN NW1/4 SE1/4	Total Paid (see below).00
	Interest Due.00
	Amount Due.	*PRINTED*

	INSTALLMENTS		
	<u>Date</u>	<u>Interest</u>	<u>Batch</u>
1	9/18/18		118
2			
3			

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

Library MADISON COUNTY TAX 2019

RILEY RUBY L

Parcel 082G-25D-033/05.00 PPIN 23367

119 O C HUNTER RD.

Alt Parcel 0822

Exempt Code JD 0 Tax District 5 M

Subdivision ADDENDUM

Neighborhood

Map

CANTON

MS 39046

St Addr 119 O C HUNTER RD

Sect/Twn/Rng 25 08N 02E Blk

Cls	C-Acres	C-Value	U-Acres	U-Value	T-Acres	Improved	True	Assessed
1		30000				35200	65200	6520
2		30000				35200	65200	6520

Homestead Type 1 1=065 2=DAV 3=DIS 4=Reg Reg 100 6520 DAV

Mtg Group Eligible Cl1 Y (Y/N)

New Value Added F-Fire O-Override Deed Bk 422 Pg 682 Ext

Drainage Code Benefit Price Total Deed Date 7 16 1998 Type D

13 SOUTH MADISO F Current 2012 Yr Added 11 12 2001

L 30000 CNV

B 35200 Chged 9 26 2013

Levee 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

LRMINQ01 TAXINQ

LANDROLL INQUIRY - LEGAL

LRWINQ02/M5

Parcel 082G-25D-033/05.00

Library MADISON COUNTY TAX 2019

Legal Description 0.96AC IN NW1/4 SE1/4

PPIN 23367

Page 1

-1ST LGL F2-NXT LGL F4-NAME F6-ADDENDUM F7-DEED F8-FLAG F24-EXIT
F3 Next Record, Page-Up Prev Record, F13 Paperlink

023367 082G-25D-033/05.00 RILEY RUBY L

Sketch 1

Eligible

No.	Code	Building Description	Value	Class 1
01)	1	001 SINGLE RESIDENCE	34180	Y
02)	2	107 UTILITY SHED WOOD HAS FLOOR (AV)	720	Y
03)	3	107 UTILITY SHED WOOD HAS FLOOR (AV)	300	Y
04)				
05)				
06)				
07)				
08)				
09)				
10)				
11)				
12)				
13)				
14)				
15)				

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.-F15 SELECT F16-SKETCH F18-ADDENDUM F21-PREV SCREEN F22-OPTIONS F24-EXIT



Madison County Web Map

082 G - 25 D - 033 / 05.00

Roby L Riley

119 OC Hunter Rd.

Parcels

Roads

Public

Madison
County
GIS

1:2,257

0 0.0125 0.025 0.05 mi

Madison County (

