

APPLICATION FOR REZONING

A-1 to C-2

Name and Address of Applicant:

PAUL HOPPER
165 SANDY LANE
FLORA, MS 39071

APPLICATION DATE	Present Zoning of Property	Legal Description of Property:	TAX PARCEL NUMBER	FLOOD ZONE	MAP/PLAT OF PROPERTY
6/21/23	A-1	See (Exhibit A)	051A-12-005-02-00	X	See (Exhibit B)

Other Comments: As per Article VIII Section 806 of the Madison County Zoning Ordinance.

Comments

Respectfully Submitted



Petition submitted to Madison County Planning and Development Commission on 6/21/23

Recommendation of Madison County Planning and Development Commission on Petition _____

Public Hearing date as established by the Madison County Board of Supervisors _____

Final disposition of Petition _____

BEFORE THE BOARD OF SUPERVISORS OF THE COUNTY OF MADISON
STATE OF MISSISSIPPI

IN THE MATTER OF REZONING OF
CERTAIN LAND SITUATED IN SECTION 7
TOWNSHIP 8 NORTH, RANGE 1 EAST/WEST
MADISON COUNTY, MISSISSIPPI

PETITIONER:

PAUL HOPPER

PETITION TO REZONE AND RECLASSIFY REAL PROPERTY

Comes now PAUL HOPPER, owner of the hereinafter described land and property, and files this petition with the Board of Supervisors of Madison County, Mississippi, to rezone and reclassify a tract or parcel of land situated in Section 7 Township 8 N, Range 1E, Madison County, Mississippi, more particularly described as follows, to-wit:

SEE EXHIBIT A

from its present Zoning District Classification of A-1 District to a C-2 District, in support thereof would respectfully show as follows, to-wit:

1. The subject property consists of 0.94 acres.
2. The zoning proposed (is) ~~is not~~ in compliance with the adopted Land Use and Transportation Plan of Madison County, but is the highest and best use.
3. List of changes or conditions that support rezoning: THE LAND USE MAP SHOWS SUBJECT PROPERTY AS C-2

SEE EXHIBIT B

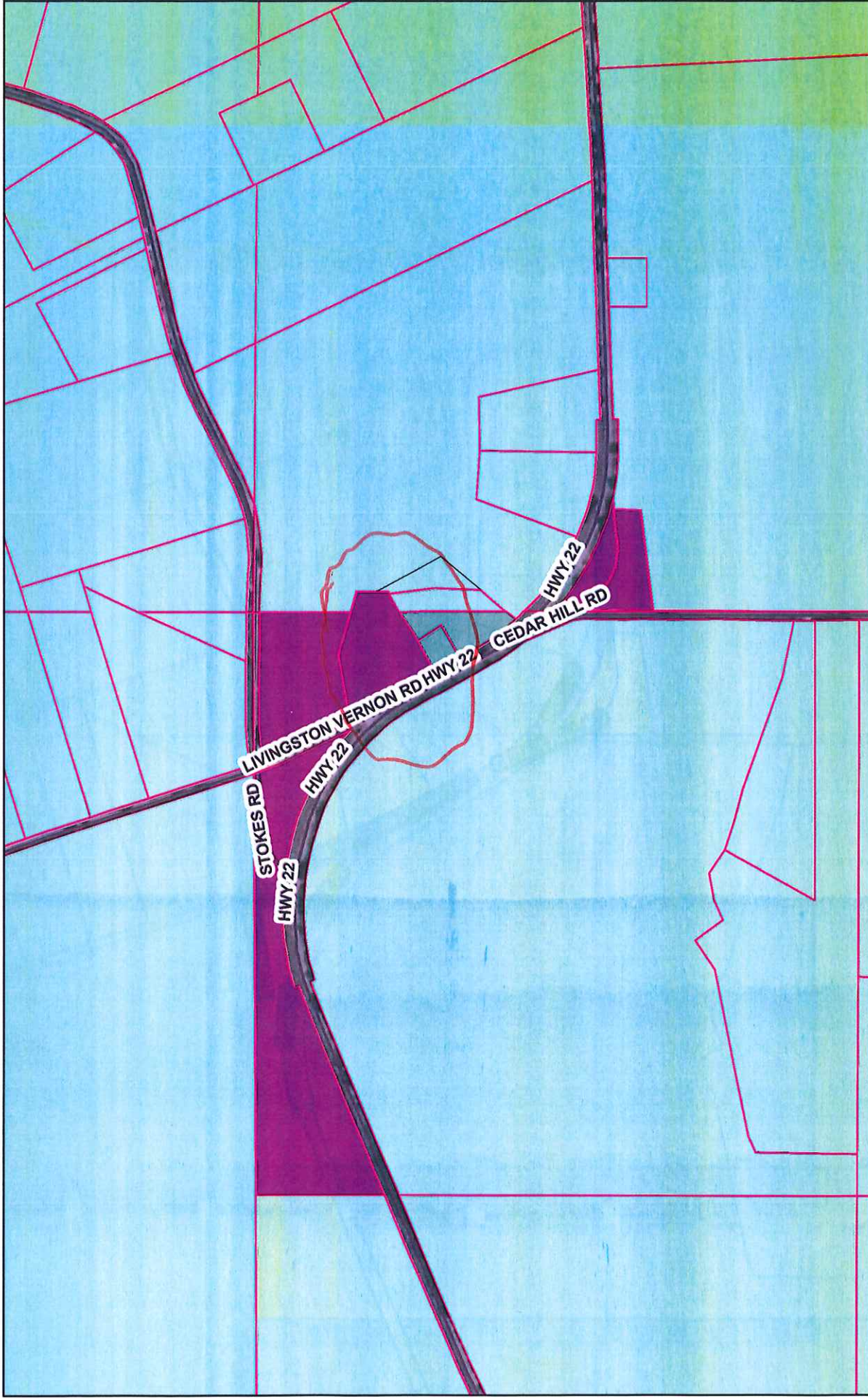
WHEREFORE, PREMISES CONSIDERED, Petitioners respectfully request that this petition be received, and after due consideration, the Board of Supervisors of Madison County will enter an order amending the land use plan to reflect C-2 zoning, and reclassifying this property from its present A-1 District classification to a C-2 District.

Respectfully submitted, this the 21ST day of JUNE, 2023.



Petitioner

Edit Title Here



8/4/2023, 9:31:37 AM

- Parcels
- Local Roads
- Land Use Plan
 - Residential Estate
 - Major Thoroughfare Commercial
 - Public/Quasi-Public

1:9,028

0 0.05 0.1 0.2 0.2 mi
0 0.1 0.2 0.4 km

Maxar

LEGEND

- APS AS PER SURVEY
- APR AS PER RECORD
- POB POINT OF BEGINNING
- SCPS SET COTTON PICKER SPINDLE
- SIP SET IRON PIN 1/2" X 18" REBAR
- FIP FOUND IRON PIN
- PROPERTY CORNERS - IRON PIN SET
- PROPERTY CORNERS - NO PIN SET
- FENCE
- POWER POLE
- OHP OVER HEAD POWER
- ROW RIGHT OF WAY



SECTION 12
SECTION 7

308.42
N00° 00' 00"E

186.66
S74° 51' 54"E

N-1112794.20
E-2324266.49

SIP

0.94 ACRES +/-

S00° 10' 02"W
148.93



POB-FOUND 1/4" REBAR
3798.15' WEST AND
4723.27' NORTH FROM A
FOUND 1/2" REBAR AT THE
SE COR OF THW SW 1/4 OF
THE SE 1/4 OF SEC. 7, T8N,
R1E, MADISON CO., MS

N-1112534.52
E-2324086.30

FIP 1/4" REBAR

FIP 1/2" REBAR

DB: 514
PG: 963

S58° 14' 40"W
1.23

S58° 21' 46"W
209.90

31.09'

SURVEY PLAT PREPARED FOR : PAUL HOPPER

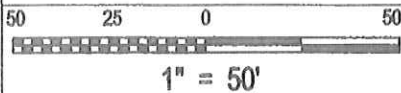
SECTION 7 TOWNSHIP 8 NORTH RANGE 1 EAST

MADISON COUNTY, MS

PARTY CHIEF: JAKE FLETCHER

DRAWN BY: JOHN REGAN DATE: 06/16/2023

FIELD WORK: 05/26/23



I hereby certify that this survey meets the standards for a Class 'B' survey found in the Standards of Practice For Surveying, Appendix 'A'

x *J. Wayne Morrison*

WILLIAMS, CLARK & MORRISON, INC.
CONSULTING ENGINEERS
(662) 746-1863 FAX (662) 716-7393
P.O. BOX 567 213 SOUTH MAIN STREET
YAZOO CITY, MISSISSIPPI

THIS PLAT WAS PREPARED FOR THE EXCLUSIVE USE OF THE PERSON, PERSONS OR ENTITY NAMED HEREON. THIS PLAT DOES NOT EXTEND TO ANY UNNAMED PERSON, PERSONS, OR ENTITY WITHOUT THE EXPRESS RECIFICATIONS BY THE SURVEYOR NAMING SAID PERSON, PERSONS, OR ENTITY.

○

JOB NUMBER: 19-2023-1400
SPC - MS WEST NAD83 DERIVED BY: GPS

Paul Hopper

0.94 Acres +/-

Part of Section 7, T-8-N, R-1-E

Madison County, MS

Begin at a set ½ inch rebar 4723.27 feet North of and 3798.15 feet West of a found ½ inch rebar at the Southeast corner of the Southwest Quarter of the Southeast Quarter of Section 7, Township 8 North, Range 1 East, Madison County, Mississippi;

From said point run South 58 degrees 21 minutes 46 seconds West for a distance of 209.90 feet to a found ¼ inch rebar;

Thence run South 58 degrees 14 minutes 40 seconds West for a distance of 1.23 feet to a point on the West line of Section 7;

Thence run North 00 degrees 00 minutes 00 seconds East along said Section line for a distance of 308.42 feet to a point;

Thence run South 74 degrees 51 minutes 54 seconds East for a distance of 186.66 feet to a set ½ inch rebar;

Thence run South 00 degrees 10 minutes 02 seconds West for a distance of 148.93 feet back to the POINT OF BEGINNING.

This tract contains 0.94 acres more or less, located in the Northwest Quarter of the Northwest Quarter of Section 7, Township 8 North, Range 1 East, Madison County, Mississippi.

The above description is based off plat of survey by Williams, Clark, and Morrison, Inc., dated June 16th, 2023.

Williams, Clark, and Morrison, Inc.
Engineers and Surveyors
213 South Main Street
Yazoo City, MS 39194
662-746-1863



Adjacent property owners to subject property:

1. Damascus Baptist Church – P.O. Box 846 Flora, MS 39071
2. Celeste R Williamson – P.O. Box 7 Flora, MS 39071