



**REGULAR MEETING OF THE CITY COUNCIL
CITY OF JACKSON, MISSISSIPPI**

November 9, 2021

**AGENDA
10:00 AM**

CALL TO ORDER BY THE PRESIDENT

INVOCATION

- 1. REV. DR. ROBERT WILLIAM LOWRY OF FONDREN PRESBYTERIAN CHURCH**

PLEDGE OF ALLEGIANCE

PUBLIC HEARING

- 2. ORDER GRANTING PIX AND PINS DEVELOPMENT LLC'S REQUEST FOR A SIGN VARIANCE TO ERECT 4 BUILDING SIGNS TOTALING 166 SQUARE FEET WITHIN AN URBAN TOWN CENTER ZONE WHICH ONLY Allows A TOTAL OF 15 SQUARE FEET FOR BUILDING SIGNAGE. (WARD 7) (HILLMAN, LUMUMBA)**
- 3. ORDER DENYING PIX AND PINS DEVELOPMENT LLC'S REQUEST FOR A SIGN VARIANCE TO ERECT 4 BUILDING SIGNS TOTALING 166 SQUARE FEET WITHIN AN URBAN TOWN CENTER ZONE WHICH ONLY Allows A TOTAL OF 15 SQUARE FEET FOR BUILDING SIGNAGE. (WARD 7) (HILLMAN, LUMUMBA)**

INTRODUCTIONS

PUBLIC COMMENTS

CONSENT AGENDA

INTRODUCTION OF ORDINANCES

- 4. AN ORDINANCE ENLARGING, EXTENDING, AND DEFINING THE CORPORATE LIMITS AND BOUNDARIES OF THE CITY OF JACKSON, HINDS COUNTY, MISSISSIPPI; SPECIFYING THE IMPROVEMENTS TO BE MADE IN THE ANNEXED TERRITORY AND THE MUNICIPAL OR PUBLIC SERVICES TO BE RENDERED THEREIN; AND FOR OTHER PURPOSES RELATED THERETO. (MARTIN, LUMUMBA)**

ADOPTION OF ORDINANCE

- 5. ORDINANCE AMENDING PARTS OF SECTIONS 118-266 OF THE CODE OF ORDINANCES OF THE CITY OF JACKSON. (KING, LUMUMBA)**

6. ORDINANCE CLOSING AND VACATING AN UNIMPROVED PORTION OF THE WEST END OF BELMONT STREET IN FAVOR OF THE ABUTTING LANDOWNERS. (WARD 7) (KING, LUMUMBA)
7. ORDINANCE CREATING ARTICLE 2 DIVISION2 SECTION 2.77 RULES OF ETHICAL CONDUCT. (JACKSON CITY COUNCIL)
8. ORDINANCE OF THE CITY OF JACKSON, MISSISSIPPI ESTABLISHING COMPENSATION FOR MUNICIPAL ELECTION COMMISSIONERS, POLL MANAGERS, RESOLUTION BOARD AND BOX HELPERS. (A. HARRIS, LUMUMBA)

REGULAR AGENDA

9. CLAIMS (HORTON, LUMUMBA)
10. PAYROLL (HORTON, LUMUMBA)
11. ORDER AUTHORIZING THE TRANSFER OF FUNDS FROM PERSONAL SERVICES TO OTHER SERVICES & CHARGES. (DAVIS, LUMUMBA)
12. ORDER AUTHORIZING THE PROCUREMENT OF FIRE DEPARTMENT BOOT APPAREL FROM EMERGENCY VEHICLE SPECIALISTS PURSUANT TO SALES QUOTE 00004422 AND AUTHORIZING THE FINANCING OF THE PURCHASE UPON TERMS DEEMED REASONABLE. (OWENS, LUMUMBA)
13. ORDER AUTHORIZING THE MAYOR TO REVISE THE 2021/2022 FISCAL YEAR BUDGET FOR THE CITY OF JACKSON, DEPARTMENT OF PARKS AND RECREATION, TO TRANSFER FUNDS FROM THE PUBLICITY PROMOTIONS CATEGORY TO THE LAWN AND GARDEN EQUIPMENT CATEGORY, IN THE AMOUNT OF \$100,000.00. (WARDS 1-7) (HARRIS, LUMUMBA)
14. ORDER PROPOSING \$2.00 TUESDAYS AT THE CITY OF JACKSON ZOO AS WELL AS SELECT \$2.00 FOOD VENDOR ITEMS ONLY ON \$2.00 TUESDAYS, TO BE HELD THE SECOND (2ND) AND FOURTH (4TH) TUESDAY OF EACH MONTH. (HARRIS, WETZEL, LUMUMBA)
15. ORDER GRANTING PIX AND PINS DEVELOPMENT LLC'S REQUEST FOR A SIGN VARIANCE TO ERECT 4 BUILDING SIGNS TOTALING 166 SQUARE FEET WITHIN AN URBAN TOWN CENTER ZONE WHICH ONLY Allows A TOTAL OF 15 SQUARE FEET FOR BUILDING SIGNAGE. (WARD 7) (HILLMAN, LUMUMBA)
16. ORDER DENYING PIX AND PINS DEVELOPMENT LLC'S REQUEST FOR A SIGN VARIANCE TO ERECT 4 BUILDING SIGNS TOTALING 166 SQUARE FEET WITHIN AN URBAN TOWN CENTER ZONE WHICH ONLY Allows A TOTAL OF 15 SQUARE FEET FOR BUILDING SIGNAGE. (WARD 7) (HILLMAN, LUMUMBA)
17. ORDER AUTHORIZING FINAL PAYMENT TO DICKERSON & BOWEN, INC., FOR THE 2020 FLOOD DISASTER STREET RESURFACING PROJECT. (WARD 1) (KING, LUMUMBA)
18. ORDER RATIFYING PROCUREMENT OF SERVICES FROM ALLIED INDUSTRIAL SERVICES, FOR EQUIPMENT REPAIRS AT THE O.B. CURTIS WATER TREATMENT PLANT AND AUTHORIZING PAYMENT TO SAID VENDOR. (KING, LUMUMBA)

19. ORDER ACCEPTING THE DEDICATION OF A PUBLIC STREET AS CLAUSELL SCHOOL CIRCLE AND ACCEPTING THE DEDICATION OF A RELATED SEWER FACILITY; AND FOR RELATED PURPOSES. (WARD 5) (KING, LUMUMBA)
20. ORDER AUTHORIZING THE MAYOR TO EXECUTE AN AGREEMENT WITH CARROLL WARREN & PARKER, PLLC TO REPRESENT THE CITY IN ANNEXATION MATTERS. (ALL WARDS) (MARTIN, LUMUMBA)
21. ORDER AUTHORIZING THE OFFICE OF THE CITY ATTORNEY TO JOIN IN MOTION TO REALIGN PARTIES FILED BY JACKSON STATE UNIVERSITY IN ORDER TO FACILITATE THE CARE AND MAINTENANCE OF MOUNT OLIVE CEMETERY. (MARTIN, LUMUMBA)
22. ORDER OF THE CITY COUNCIL OF JACKSON, MISSISSIPPI AUTHORIZING THE REMOVAL OF THE SANITATION CHARGES (GARBAGE COLLECTION CHARGES) FROM THE CITY OF JACKSON WATER BILLS. (STOKES)

DISCUSSION

23. DISCUSSION: KEYSHIA SANDERS (STOKES)
24. DISCUSSION: STREETS (STOKES)
25. DISCUSSION: DRINKING WATER - WINTER CONTINGENCY PLAN (HARTLEY)
26. DISCUSSION: SOLID WASTE RFP (MARTIN, LUMUMBA)

PRESERVATION

PROCLAMATION

RESOLUTIONS

REPORT FROM MEMBERS, MAYOR, DEPARTMENT DIRECTORS

ANNOUNCEMENTS

ADJOURNMENT

AGENDA ITEMS IN COMMITTEE

OFFICE OF THE CITY ATTORNEY
Ch

ORDER GRANTING PIX AND PINS DEVELOPMENT LLC'S REQUEST FOR A SIGN VARIANCE TO ERECT 4 BUILDING SIGNS TOTALING 166 SQUARE FEET WITHIN AN URBAN TOWN CENTER ZONE WHICH ONLY Allows A TOTAL OF 15 SQUARE FEET FOR BUILDING SIGNAGE (WARD 7)

WHEREAS, the public health, safety or general welfare of the community may require that variances be granted in specific cases as set forth in the Sign Ordinance, Sections 102-26, et seq., of the Jackson Code of Ordinances; and

WHEREAS, pursuant to Section 102-40, no action by the City Council may be taken concerning a variance from the sign regulations until after a public hearing in relation thereto, at which, parties in interest and the general citizenry shall have an opportunity to be heard; and

WHEREAS, no variance from the Sign Ordinance shall be passed by the City Council unless and until an application seeking the variance is filed with the Signs and License Division with such application containing, at a minimum, a legal description, location map, plot plan, the exact nature of the requested variance, the grounds upon which it is requested, and/or such other information as may be required by the Signs and License Division Manager; and

WHEREAS, said variance application shall also demonstrate that:

1. 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;
2. The literal interpretation of the provisions of the Sign Ordinance would deprive the applicant of rights commonly enjoyed by other properties in the same district under the provisions of the Sign Ordinance;
3. The special conditions and circumstances do not result from actions of the applicant; and
4. Granting the variance requested will not confer upon the applicant any special privilege that is denied by the Sign Ordinance to other similar lands, structures, or buildings in the same district.

WHEREAS, Pix and Pins Development, LLC, the applicant herein, has requested a variance from the Sign Ordinance regulations to erect 4 building signs totaling 166 square feet within an Urban Town Center which only allows a total of 15 square feet for building signage.

IT IS, THEREFORE, ORDERED that Pix and Pins Development, LLC is hereby granted a variance from the Sign Ordinance regulations to erect 4 building signs totaling 166 square feet within an Urban Town Center zone which only allows a total of 15 square feet for building signage, it being determined that the parties in interest and the general citizenry first had their opportunity to be heard and that the applicant has met the necessary criteria for the requested variance.

IT IS FURTHER ORDERED that the City Council has considered the variance application and grants the variance requested therein based on a finding that special conditions and circumstances exist which are peculiar to the land, structure, or building involved and which are applicable to other lands, structures, or buildings in the same district; the literal interpretation of the provision of the Sign Ordinance would deprive the applicant of rights commonly enjoyed by other properties in the same district under the provisions of the Sign Ordinance; and granting the variance requested will not grant the applicant any special privilege that is denied by the Sign Ordinance to other similar lands, structures, or buildings in the same district.

Item #: _____
Date: _____
By: (Hillman, Lumumba)

CITY COUNCIL AGENDA ITEM 10 POINT DATA SHEET

10/5/2021

DATE

P O I N T S		C O M M E N T S
1.	Brief Description/Purpose	To erect 4 building signs totaling 166 square feet within an Urban Town Center zone which only allows a total of 15 square feet for building signage.
2.	Public Policy Initiative 1. Youth & Education 2. Crime Prevention 3. Changes in City Government 4. Neighborhood Enhancement 5. Economic Development 6. Infrastructure and Transportation 7. Quality of Life	N/A
3.	Who will be affected	N/A
4.	Benefits	N/A
5.	Schedule (beginning date)	N/A
6.	Location: ▪ WARD ▪ CITYWIDE (yes or no) (area) ▪ Project limits if applicable	3019 N. State Street (Ward 7)
7.	Action implemented by: ▪ City Department <input checked="" type="checkbox"/> <input type="checkbox"/> ▪ Consultant <input type="checkbox"/>	Department of Planning & Development Signs & License Division
8.	COST	N/A
9.	Source of Funding ▪ General Fund <input type="checkbox"/> ▪ Grant <input type="checkbox"/> ▪ Bond <input type="checkbox"/> ▪ Other <input type="checkbox"/>	N/A
10.	EBO participation	ABE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/> AABE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/> WBE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/> HBE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/> NABE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/>

Revised 2-04

Staff Recommendation: Approve

THE CITY OF
JACKSON
MISSISSIPPI
DEPARTMENT OF PLANNING AND DEVELOPMENT

MEMORANDUM

TO: Mayor Chokwe Antar Lumumba

FROM: *JH* Jordan Hillman, Director
Department of Planning & Development

DATE: October 5, 2021

RE: Sign Variance

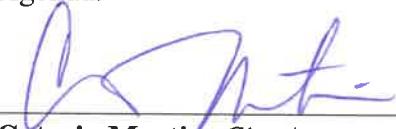
Pix and Pins Development, LLC, located at 3019 N. State Street, is requesting a variance to erect 4 building signs totaling 166 square feet within an Urban Town Center zone which only allows a total of 15 square feet for building signage.

Office of the City Attorney

455 East Capitol Street
Post Office Box 2779
Jackson, Mississippi 39207-2779
Telephone: (601) 960-1799
Facsimile: (601) 960-1756

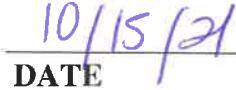
OFFICE OF THE CITY ATTORNEY

This **ORDER GRANTING PIX AND PINS DEVELOPMENT LLC'S REQUEST FOR A SIGN VARIANCE TO ERECT 4 BUILDING SIGNS TOTALING 166 SQUARE FEET WITHIN AN URBAN TOWN CENTER ZONE WHICH ONLY Allows A TOTAL OF 15 SQUARE FEET FOR BUILDING SIGNAGE** is legally sufficient for placement in NOVUS Agenda.

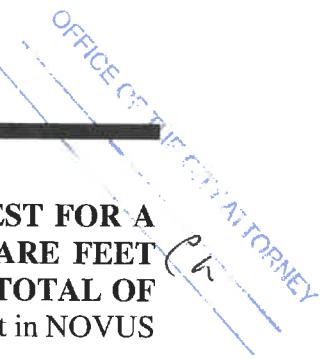


Catoria Martin, City Attorney

Chandra Gayten, Deputy City Attorney 



DATE



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SEP 22 2021

SIGNS/LICENSE DIVISION



FOR OFFICE USE ONLY

CASE NO.: _____

CITY OF JACKSON, MS

Application for Sign Variance

I. Subject Property Address: 3019 N. State St.

Jackson MS 39216

II. Purpose for requested Sign Variance: (Brief Description)

3 separate signs at single location w/
square footage exceeding amount currently allowed

III. Have you or any other individual been cited for or notified of any ordinance violations related to this property or business? NO

If yes, please give details and dates of violations:

IV. Are there any Restrictive Covenants? NO If yes, please attach copies

V. What is the Zoning classification of property? UTC

If yes, please attach copies of agency findings and decisions.

VI. APPLICANT'S INFORMATION:

Name: Pix & Pins (Jason Watkins)

Mailing Address: 920 Meadowbrook Rd.

City: Jackson State: MS Zip: 39206

Contact Phone: (662) - 842 - 3284 Fax: _____

Email: Jason @ thepixcompany.com

RECEIVED

SEP 22 2021

SIGNS/LICENSE DIVISION

VII. APPLICANT WILL BE REPRESENTED BY:

Name: A+ Signs & Creative

Mailing Address: 4147 - A Northview Dr

City: Jackson State: MS Zip: 39206

Contact Phone: (601) 355-9595 Fax: _____

Email: jwebb@aplusigns.com

VIII. CURRENT PROPERTY OWNER(S):

Name: Pix and Pins Development, LLC

Mailing Address: 920 Meadowbrook Dr

City: Jackson State: MS Zip: 39206

Email: jason@thepixcompany.com

IX. APPLICATION FEE SCHEDULE: *fees are non-refundable after public hearing

X Variance(s) \$450.00

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SEP 22 2021

SIGNS/LICENSE DIVISION

DECLARATION:

By signing this application, it is understood and agreed that permission is hereby given the duly authorized representative of the City of Jackson to make an investigation of the need for the sign variance request. It is further understood that the Sign & License Manager and staff may inspect the subject property, make photographs and obtain any verifications and data necessary for preparation of its report to the City Council.

The above information is true and complete to the best of my knowledge.

Jason Watkins

WITNESS THE SIGNATURE(S) of the owner(s) of the subject property located at

3019 North State St

Jackson, Mississippi

On this the 21st day of September, 2021.

**STATE OF MISSISSIPPI
COUNTY OF HINDS**

Personally came and appeared before me, the within named:

Jason Watkins

Who signed and delivered the above and foregoing instrument as and for their free act and deed on the day and year therein mentioned, and who acknowledge to me that they are the owner(s) of the subject property as described in this Sign Variance Application.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE, this the 21st

Day of September, 2021.

MY COMMISSION EXPIRES:

03-17-2023

Christina E. Blackmon
NOTARY PUBLIC



To whom it may concern:

The owners of the new Pix and Pins development, located at 3019 N State St. are requesting building mounted signage for the bar, bowling alley, and movie theater that will be operating under the Pix and Pins name. There are multiple entrances to the development, and the owners have requested signage at each of the three main entrances.

Pix and Pins is located in a UTC zoning district. The maximum allowed square footage for this zoned property is 15 sq ft. The district also only allot for one sign per business per façade. Since the business has a bar, bowling alley and movie theater operating out of it, we believe these current restrictions would prohibit Pix and Pins from promoting the three entities in a significant enough way. The restrictions also pose challenges for the fabrication process, considering the types of signs that have been requested by the owners.

We are proposing four total signs, with one at the entrance to the bar, one at the entrance to the bowling alley, and two marques at the entrance to the theater. Additionally, we will be refurbishing the Capri sign by applying new paint and installing working neon. We believe that the design and aesthetic of each of these signs have been considered carefully so that they match the overall aesthetic of the neighborhood incredibly well. We also believe that the overall effect of these signs will help draw more potential business not only to Pix and Pins, but to the rest of the neighborhood as well.

For these purposes, we are requesting approval on one sign for The Pearl, one sign for Highball Lanes, and two changeable copy marquee signs (in addition to the existing, refurbished Capri sign) for the movie theater. The owner has proposed this number of signs, sized as shown in the attached drawings, with the overall scale of the front façade in mind. Our signage proposal will meet the property owner's request, and will help create more aesthetically pleasing sightlines for the Fondren neighborhood.

We believe our proposal to be consistent with the existing signage in Fondren that has been previously approved by the City of Jackson.

Thank you very much for your consideration and time.

Jason Watkins, the owner(s) of the property listed, hereby acknowledge this Letter of Intent in full and certifies this to be a true and accurate statement.

Jason Watkins

Date 10 - 5 - 21

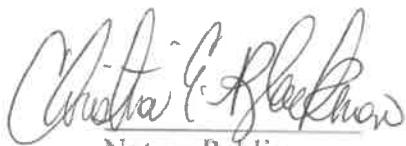
Letter of Intent

September 15, 2021

City of Jackson, Mississippi
Department of Planning and Development
Sign and License Division
200 South President Street
PO Box 17
Jackson, MS 39205-0017

State of: Mississippi
County of: Hinds

Sworn to and subscribed before me this 5th day of October, 2021.


Notary Public



THE CITY OF
JACKSON
MISSISSIPPI
DEPARTMENT OF PLANNING AND DEVELOPMENT

October 6, 2021

Pix And Pins Development, LLC
Jason Watkins
920 Meadowbrook Road
Jackson, MS 39206

Re: Pix And Pins Development LLC

Dear Mr. Watkins:

This correspondence is to inform you that our office is currently processing the Sign Variance Application submitted on behalf of Pix And Pins Development, LLC located at 3019 N. State Street.

Pursuant to Sec. 102-40 (5) of the City of Jackson Code of Ordinances, our office is required to inform the applicant or the applicant's representative of the staff's recommendation for a pending Sign Variance Application.

Your application and supporting documentation indicates that Pix And Pins Development, LLC is requesting to erect 4 building signs totaling 166 square feet within an Urban Town Center zone which only allows a total of 15 square feet for building signage.

The staff's recommendation, to the City Council, will be for approval of your sign variance request. Please understand that granting or denial of all Sign Variance request are by City Council approval only. If you have any comments, questions, or concerns please feel free to contact our office at (601) 960-1154.

Sincerely,



Terry Coleman, Manager
Signs & License Division



**CITY OF JACKSON
ZONING DIVISION**

Date 9/22/2021

Zone UTC

Approved By JW

Note _____

RECEIVED

SEP 22 2021

SIGNS/LICENSE DIVISION

DATE RECEIVED IN OFFICE:

**APPLICATION FOR SIGN PERMIT
CITY OF JACKSON
DEPARTMENT OF PLANNING AND DEVELOPMENT
SIGN AND LICENSE DIVISION
200 S. PRESIDENT STREET-JACKSON, MS 39201
601-960-1154**

CONTRACTOR/ERECTOR:		LOCATION/ADDRESS OF SIGN:
Name <u>At Signs & Creative</u> Address <u>4147-A Northview Dr.</u> City <u>Jackson</u> State <u>MS</u> Zip <u>39206</u> Phone <u>601-355-9595</u> Bonded and Insured Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> City of Jackson Privilege License # <u>33725</u>		Business Name <u>Pix & Pins</u> Business Address <u>3019 N State St. 39216</u> Owner's Name <u>Jason Watkins</u> Phone <u>601-842-3284</u> Privilege License # <u>applied for</u>
GROUND-MOUNTED:	BUILDING-MOUNTED:	TYPE OF LIGHTING:
Overall Height _____ Height _____ Length _____ Square Footage _____ Wind Pressure _____ Billboard <input type="checkbox"/>	Height <u>48''h (4')</u> Length <u>104''w (8'8")</u> Square Footage <u>34.74 ft²</u> Wall Area <u>38'5" x 17'h</u> <u>652.8 ft²</u>	Internal <input checked="" type="checkbox"/> External <input checked="" type="checkbox"/> UL# _____ Sign Material Type: <u>Aluminum Nepon letters w/ painted faces/ returns, LEDs, aluminum painted bracket panels, formed acrylic faces face-lit w/ LEDs Vinyl on faces</u>
WORDING ON SIGN(S):		ZONING CLASS: <u>UTC</u>
<u>Highball Lanes</u>		Date Inspected: _____ APPROVED <input type="checkbox"/> DISAPPROVED <input type="checkbox"/>
Temporary Banner <input type="checkbox"/> Plot Drawings <input type="checkbox"/> Sign Drawings <input checked="" type="checkbox"/>		

I hereby certify that I have read this application and that all information contained herein is true and correct; that I agree to comply with all City Ordinances, Codes, and State Laws regulating sign construction; that I am the owner or authorized to act as the owner's agent for the herein described work.

J.W.
Applicant's Signature

9/15/21

Date

Sign and License Division Manager



**CITY OF JACKSON
ZONING DIVISION**

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SEP 22 2021

SIGNS/LICENSE DIVISION

DATE RECEIVED IN OFFICE:

**APPLICATION FOR SIGN PERMIT
CITY OF JACKSON
DEPARTMENT OF PLANNING AND DEVELOPMENT
SIGN AND LICENSE DIVISION
200 S. PRESIDENT STREET-JACKSON, MS 39201
601-960-1154**

Date 9/22/2021

Zone UTC

Approved By J.W.

Note _____

CONTRACTOR/ERECTOR:		LOCATION/ADDRESS OF SIGN:	
Name <u>A+ Signs & Creative</u> Address <u>4147-A Northview Dr</u> City <u>Jackson</u> State <u>MS</u> Zip <u>39204</u> Phone <u>601-355-9595</u> Bonded and Insured Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> City of Jackson Privilege License # <u>33725</u>		Business Name <u>Pix & Pins</u> Business Address <u>3019 N. State St., 39216</u> Owner's Name <u>Jason Watkins</u> Phone <u>601-842-3284</u> Privilege License # <u>Applied for</u>	
GROUND-MOUNTED:		BUILDING-MOUNTED:	
Overall Height _____ Height _____ Length _____ Square Footage _____ Wind Pressure _____ Billboard <input type="checkbox"/>		Height <u>QTY2 - 38" h (3.16')</u> Length <u>QTY2 - 187 "w (15.6'</u> Square Footage <u>50ft²/each</u> Wall Area <u>46' w x 25' h</u> <u>1150 sq ft</u>	
WORDING ON SIGN(S):		TYPE OF LIGHTING:	
<u>Changeable marquee letters</u> <u>on both signs</u>		Internal <input checked="" type="checkbox"/> External <input type="checkbox"/> ULI _____ Sign Material Type: <u>aluminum</u> <u>Cabinets, acrylic faces,</u> <u>returns w/ print, changeable</u> <u>marquee letters, LEDs</u>	
		ZONING CLASS: <u>UTC</u>	
		Date Inspected: _____	
		APPROVED <input type="checkbox"/> DISAPPROVED <input type="checkbox"/>	
Temporary Banner <input type="checkbox"/> Plot Drawings <input type="checkbox"/> Sign Drawings <input checked="" type="checkbox"/>			

I hereby certify that I have read this application and that all information contained herein is true and correct; that I agree to comply with all City Ordinances, Codes, and State Laws regulating sign construction; that I am the owner or authorized to act as the owner's agent for the herein described work.

Applicant's Signature

9/16/2021

Date

Sign and License Division Manager



**CITY OF JACKSON
ZONING DIVISION**

RECEIVED

SEP 22 2021

SIGNS/LICENSE DIVISION

DATE RECEIVED IN OFFICE:

**APPLICATION FOR SIGN PERMIT
CITY OF JACKSON
DEPARTMENT OF PLANNING AND DEVELOPMENT
SIGN AND LICENSE DIVISION
200 S. PRESIDENT STREET-JACKSON, MS 39201
601-960-1154**

Date 9/22/2021

Zone UTC

Approved By JW

Note _____

CONTRACTOR/ERECTOR:		LOCATION/ADDRESS OF SIGN:
Name <u>At Signs & Creative</u> Address <u>4147-A Northview Dr</u> City <u>Jackson</u> State <u>MS</u> Zip <u>39206</u> Phone <u>601 - 353 - 9595</u>	Business Name <u>Pix & Pins</u> Business Address <u>3019 N. State St., 39216</u> Owner's Name <u>Jason Watkins</u> Phone <u>601 - 842 - 3284</u> Privilege License # <u>applied for</u>	
GROUND-MOUNTED:	BUILDING-MOUNTED:	TYPE OF LIGHTING:
Overall Height _____ Height _____ Length _____ Square Footage _____ Wind Pressure _____ Billboard <input type="checkbox"/>	Height <u>42" h (3.5')</u> Length <u>108' w (9')</u> Square Footage <u>31.5 ft²</u> Wall Area <u>30'4" w x 17' h</u> <u>515.6 ft²</u>	Internal <input checked="" type="checkbox"/> External <input type="checkbox"/> ULR _____ Sign Material Type: <u>aluminum</u> <u>channel letters, LEDs</u> <u>painted faces/returns,</u> <u> routed HDU background,</u> <u> wooden frame</u>
WORDING ON SIGN(S):		ZONING CLASS: <u>UTC</u>
<u>The Pearl</u>		Date Inspected: _____
<input type="checkbox"/> Temporary Banner <input type="checkbox"/> Plot Drawings <input type="checkbox"/> Sign Drawings <input checked="" type="checkbox"/>		APPROVED <input type="checkbox"/> DISAPPROVED <input type="checkbox"/>

I hereby certify that I have read this application and that all information contained herein is true and correct; that I agree to comply with all City Ordinances, Codes, and State Laws regulating sign construction; that I am the owner or authorized to act as the owner's agent for the herein described work.

Applicant's Signature

Date

Sign and License Division Manager

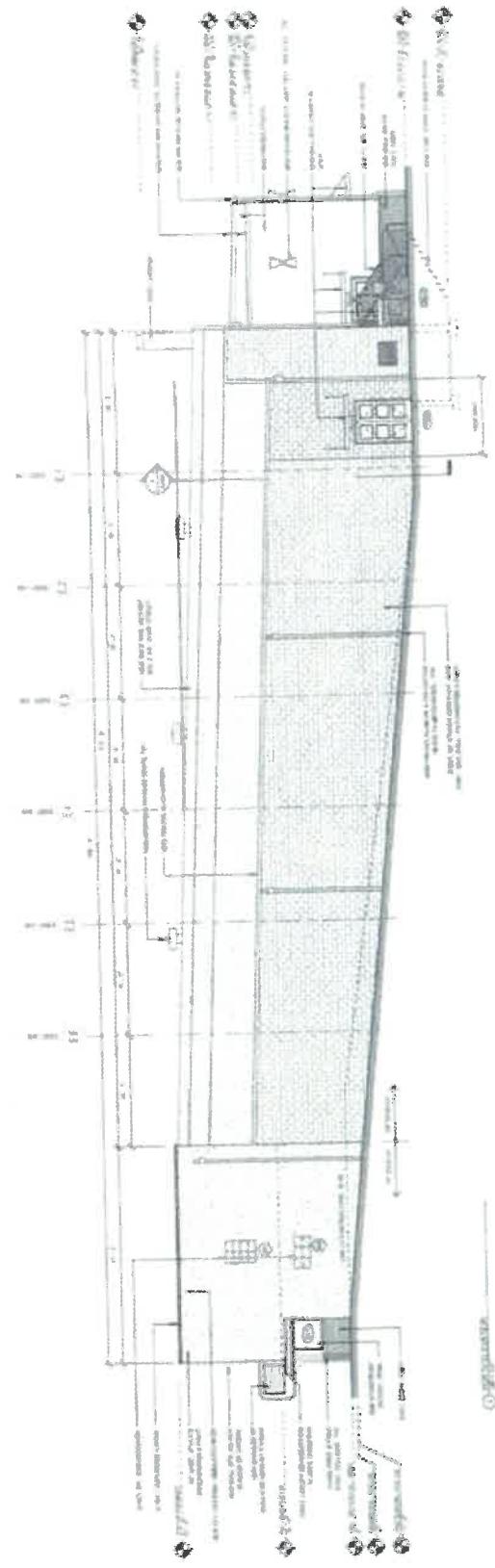
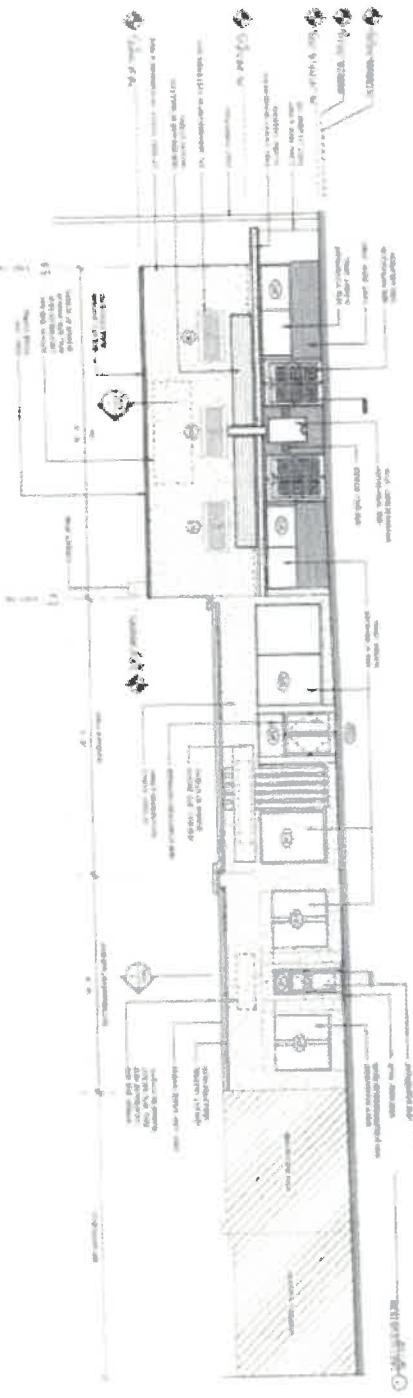
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NOISE AND SIGNALS



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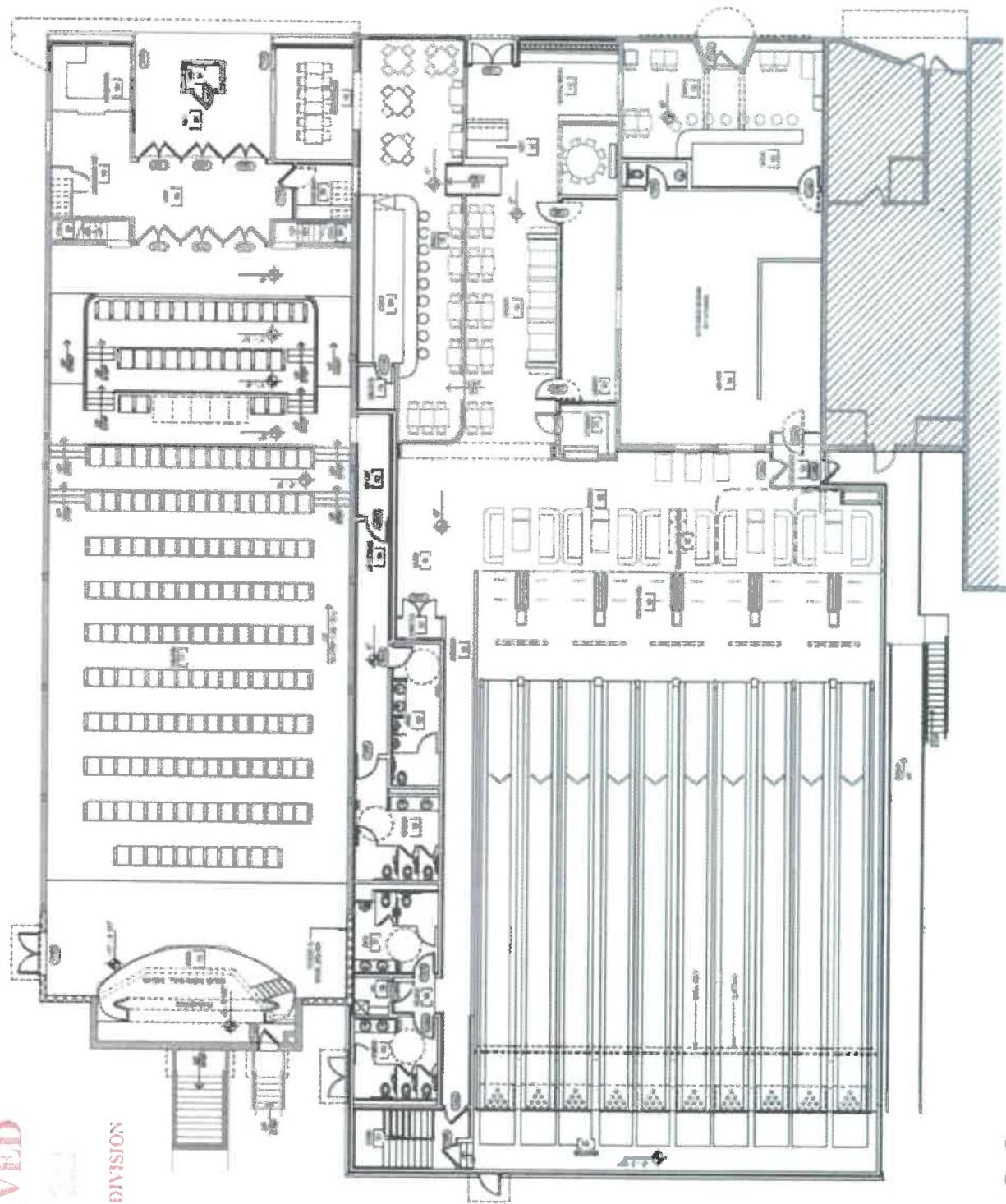
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THE PEARL/CAPRI I floor plan

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PRINTED IN U.S.A.

SIGN/LICENSE DIVISION



WIER BOERNER ALLIN

RECEIVED

SEP 21 2011

SIGNS/LICENSE DIVISION

BOOK 7238, PAGE 4962

~~1400~~
27

1693755

Prepared by and return to:

Robert C. Hutchison
1020 Highland Colony Parkway
Suite 1400
Ridgeland, Mississippi 39157
(601) 985-4476
MS Bar # 9374

INDEXING INSTRUCTIONS: Part of Lots 5 and 6 Fannie Brown Estate Survey, Plat Book A, Page 336
Lot 15, Block "G" Asylum Heights, Plat Cabinet A, Slot 143

STATE OF MISSISSIPPI

COUNTY OF HINDS

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of TEN DOLLARS (\$10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged,

WHITNEY PLACE, LLC,
a Mississippi limited liability company
Attn: Jason Watkins
920 Meadowbrook Road
Jackson, MS 39206
(601) 842-3284

does hereby sell, convey and specially warrant, unto

PIX & PINS DEVELOPMENT, LLC,
a Mississippi limited liability company
Attn: Jason Watkins
920 Meadowbrook Road
Jackson, MS 39206
(601) 842-3284

the following described real property lying and being situated in the Hinds County, Mississippi, more particularly described as follows and incorporated herein by reference, together, with all improvements, tenements, hereditaments and appurtenances relating or belonging thereto:

SEE ATTACHED EXHIBIT A

Grantor for itself and its successors and assigns, does warrant specially to Grantee and its successors and assigns and will forever warrant specially and defend the title to the above conveyed property against all persons lawfully claiming the same by, through or under Grantor but not otherwise.

SUBJECT HOWEVER, to any and all matters of record, zoning and use restrictions, including, but not limited to, those matters set forth on Exhibit C attached hereto.

The real property taxes for the year 2019 relating to the property conveyed by this Special Warranty Deed have been prorated as of the date hereof. Grantee specifically assumes any and all tax liability of any kind associated with said property for the year 2019 and subsequent years.

Grantor hereby reserves an easement for the benefit of Grantor, its successors and assigns, and the tenants or occupants of Grantor's remaining property, and the respective employees, agents, contractors, customers, invitees and licensees of the owner of such property and/or such tenants or occupants, which easements shall run with the land:

A non-exclusive, perpetual easement for reasonable access, ingress and egress (the "Access Easement") over the area designated on Exhibit B as well as all paved driveways, curb cuts, drive aisles, roadways and walkways as presently or hereafter constructed on the Property so as to provide for the passage of motor vehicles and pedestrians, including to and from all abutting streets or rights of way furnishing access. No barriers, gates, chains or other impediment shall be erected or permitted which would materially affect or limit the use and enjoyment of the Access Easements, except in the case of temporary impediments related to construction, repair or replacement of such areas.

Grantor hereby further reserves an easement for the benefit of Grantor, its successors and assigns, which easements shall run with the land:

(a) A non-exclusive easement upon, under, over, above and across the Property for the discharge, drainage, use, and detention of storm water runoff, and to install, construct, maintain, repair and replace storm water collection, detention and distribution pipes and other apparatus (the "Drainage Facilities"). The easement granted herein shall include the right of reasonable ingress and egress as may be required to construct, maintain and operate the Drainage Facilities.

(b) A non-exclusive easement under and across those parts of the Property conveyed hereby that are not within any building areas, for the installation, maintenance, repair and replacement of water mains, sewers, communications or electrical conduits or systems, gas mains and other utility facilities necessary for the orderly development and operation of the Grantor's property; provided that (i) the rights granted pursuant to such easements shall at all times be exercised in such a manner as not to interfere materially with the normal operation of Grantee's property and the businesses conducted therein, (ii) the exact location of any utilities shall be subject to the reasonable approval of the Grantee, and (iii) except in an emergency, the right to enter upon the property of Grantee for the exercise of any right pursuant to such easements shall be conditioned upon providing reasonable prior advance written notice to Grantee as to the time and manner of entry. All such systems, structures, mains, sewers, conduits, lines and other public utilities shall be installed and maintained below the ground level or surface, except for such parts thereof that cannot and are not intended to be placed below the surface, such as transformers and control panels, which shall be placed in such location as reasonably approved by the Grantee.

(Signature on Following Page)

RECEIVED

8-22-22

SIGNS/LICENSE DIVISION

Witness my signature, this the 26th day of September 2019.

RECEIVED

SEP 22 2019

SIGNS/LICENSE DIVISION

GRANTOR:

WHITNEY PLACE, LLC,
a Mississippi limited liability company

By:

Jason D. Watkins
Jason D. Watkins, Manager

STATE OF MISSISSIPPI
COUNTY OF HINDS

PERSONALLY appeared before me, the undersigned authority in and for the said county and state on this 26th day of September 2019, within my jurisdiction, the within named Jason D. Watkins, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed in the above and foregoing instrument and acknowledged that he executed the same in his representative capacity, and that by his signature on the instrument, and as the act and deed of the entity upon behalf of which he acted, executed the above and foregoing instruments, after first having been duly authorized so to do.

Notary Public

My Commission Expires:

Aug. 6, 2021
[NOTARIAL SEAL]

Print Name: Robert C. Hutchison



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EXHIBITA

BOOK 7238 PAGE 4966

SIGNS/LICENSE DIVISION

Pix & Pins Tract

A tract or parcel of land containing 0.71 acres, more or less, lying and being situated in the East $\frac{1}{2}$ of the Northeast $\frac{1}{4}$ of Section 27, Township 6 North, Range 1 East, First Judicial District, City of Jackson, Hinds County, Mississippi and being part of Lots 5 and 6, Fannie Brown Estate Survey as recorded in Plat Cabinet A, Slot 336 in the Office of the Chancery Clerk, First Judicial District, City of Jackson, Hinds County, Mississippi and being more particularly described by metes and bounds as follows:

Commencing at a set $\frac{1}{2}$ inch iron pin marking the Southwest corner of Lot 9, Highland Addition to Jackson as recorded in Plat Cabinet A, Slot 214 in the Office of the Chancery Clerk, First Judicial District, City of Jackson, Hinds County, Mississippi; run thence

South 28 degrees 18 minutes 15 seconds East for a distance of 425.58 feet to a set $\frac{1}{2}$ inch iron pin marking the **Point of Beginning** of the herein described property; thence

North 15 degrees 39 minutes 34 seconds East for a distance of 143.14 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 74 degrees 20 minutes 59 seconds East for a distance of 98.86 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 16 degrees 10 minutes 39 seconds East for a distance of 75.85 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 70 degrees 07 minutes 11 seconds East for a distance of 108.41 feet to a set $\frac{1}{2}$ inch iron pin marking the West right of way of North State Street; thence

Continue along said West right of way of North State Street as follows:

South 22 degrees 18 minutes 07 seconds West for a distance of 73.36 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 74 degrees 02 minutes 23 seconds West for a distance of 26.53 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 16 degrees 05 minutes 09 seconds West for a distance of 119.60 feet to a building corner; thence

North 74 degrees 05 minutes 35 seconds West along a building wall for a distance of 60.42 feet to a building corner; thence

South 16 degrees 06 minutes 33 seconds West along a building wall for a distance of 14.32 feet; thence

North 74 degrees 19 minutes 47 seconds West for a distance of 20.03 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 15 degrees 13 minutes 59 seconds West for a distance of 5.89 feet to a building corner; thence

North 73 degrees 33 minutes 44 seconds West for a distance of 91.25 feet to the **Point of Beginning.**

Together with:

The non-exclusive right to use that certain non-exclusive, perpetual easement twelve (12) feet in width north of and adjacent to the northern boundary of the Property commencing at the western right of way of North State Street and westerly along such property line for a distance of 192 feet which was reserved by Grantor in its conveyance to Fondren Hotel Group, LLC for the benefit of Grantee, its successors and assigns, and the tenants or occupants of Grantee's property, and the respective employees, agents, contractors, customers, invitees and licensees of the owner of such property and/or such tenants or occupants, which non-exclusive right to use such easement area shall run with the land for reasonable access, ingress and egress over such area.

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2018

SIGNS/LICENSE DIVISION

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Sept 21 2012

BOOK 7238 PAGE 4968

SIGNS/LICENSE DIVISION

EXHIBIT B
Pix & Pins- Variable Width Non-Exclusive Easement Area

A tract or parcel of land for the purpose of ingress, egress, containing **0.09 acre**, more or less, lying and being situated in the East $\frac{1}{2}$ of the Northeast $\frac{1}{4}$ of Section 27, Township 6 North, Range 1 East, First Judicial District, City of Jackson, Hinds County, Mississippi and being part of Lots 5 and 6, Fannie Brown Estate Survey as recorded in Plat Cabinet A, Slot 336 in the Office of the Chancery Clerk, First Judicial District, City of Jackson, Hinds County, Mississippi and being more particularly described by metes and bounds as follows:

Commencing at a set $\frac{1}{2}$ inch iron pin marking the Southwest corner of Lot 9, Highland Addition to Jackson as recorded in Plat Cabinet A, Slot 214 in the Office of the Chancery Clerk, First Judicial District, City of Jackson, Hinds County, Mississippi; run thence

South 28 degrees 18 minutes 15 seconds East for a distance of 425.58 feet to a set $\frac{1}{2}$ inch iron pin marking the **Point of Beginning** of the herein described easement; thence

North 15 degrees 39 minutes 34 seconds East for a distance of 143.14 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 74 degrees 20 minutes 59 seconds East for a distance of 98.86 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 16 degrees 10 minutes 39 seconds East for a distance of 75.85 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 70 degrees 07 minutes 11 seconds East for a distance of 108.41 feet to a set $\frac{1}{2}$ inch iron pin marking the West right of way of North State Street; thence

South 22 degrees 18 minutes 07 seconds West along said West right of way of North State Street for a distance of 5.00 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 70 degrees 07 minutes 11 seconds West for a distance of 97.86 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 16 degrees 10 minutes 39 seconds West for a distance of 70.10 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 74 degrees 20 minutes 59 seconds East for a distance of 90.90 feet to a set $\frac{1}{2}$ inch iron pin marking said West right of way of North State Street; thence

South 22 degrees 18 minutes 07 seconds West along said West right of way of

North State Street for a distance of 5.04 feet to a set ½ inch iron pin; thence

North 74 degrees 02 minutes 23 seconds West for a distance of 26.53 feet to a set ½ inch iron pin; thence

South 16 degrees 05 minutes 09 seconds West for a distance of 4.13 feet to a set ½ inch iron pin; thence

North 74 degrees 20 minutes 59 seconds West for a distance of 167.62 feet to a set ½ inch iron pin; thence

South 15 degrees 39 minutes 34 seconds West for a distance of 129.21 feet to a set ½ inch iron pin; thence

South 73 degrees 33 minutes 44 seconds East for a distance of 86.21 feet to a set ½ inch iron pin; thence

South 15 degrees 13 minutes 59 seconds West for a distance of 5.00 feet to a building corner; thence

North 73 degrees 33 minutes 44 seconds West for a distance of 91.25 feet to the **Point of Beginning.**

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12/1/11

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SIGNS/LICENSE DIVISION

EXHIBIT C
Permitted Encumbrances

BOOK 7238 PAGE 4970

1. Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey and inspection of the premises.
2. Prior reservations or conveyances of mineral rights of whatsoever kind, subsurface and surface substances, including but not limited to coal, lignite, oil, gas, uranium, clay, rock, sand and gravel in, on, under and that may be produced from the property herein conveyed, together with all rights, privileges, and immunities relating thereto.
3. Ad valorem taxes for the year 2019, and subsequent years, which are liens, but are not yet due and payable.

49409893.v2

C-1

2019 OCT -2 PM 3:03

BOOK 7238
PAGE 4962
EDDIE JEAN CALA
CHANCERY CLERK

Landroll Detail

Parcel Number	Map Reference Number	
51-162	530.00 1 113.02	View Map Property Taxes Gis Map
Subdivision No.	Homestead Exemption Account Numbers	
Assessed Owner	Assessed Values	
<u>PIX & PINS DEVELOPMENT LLC</u> ATTN: JASON WATKINS 920 MEADOWBROOK RD JACKSON MS 39206	Land Value	13,917
	Improvement Value	23,211
	Total	37,128
Location	Appraised Values	
0 N STATE ST	Land Value	92,780
Legal Description	Improvement Value	154,740
BEG 100 FT NELY SE COR LOT 1 BLK G ASYLUM HIGHTS CONT NELY 119.60 FT ELY 26.33 FT NELY 73.76 FT WLY 108.41 FT SLY 75.85 FT WLY 98.86 FT SLY 143.14 FT ELY 91 FT ELY 100 FT TO POB BEING PT LOTS 5 & 6 FANNIE BROWN EST SV NJ	Total	247,520
Acreage Info.	Building Info.	
Cultivated Acres	Type	STOR
Uncultivated Acres	Base Area	6,973
	Adjusted Area	6,993
	Year Built	1938
	Deed Info.	
	Book & Page	7238-4962
	Date	09/26/2019

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SIGNS/LICENSE DIVISION

*OFFICE OF THE CITY ATTORNEY
Ca*

ORDER DENYING PIX AND PINS DEVELOPMENT LLC'S REQUEST FOR A SIGN VARIANCE TO ERECT 4 BUILDING SIGNS TOTALING 166 SQUARE FEET WITHIN AN URBAN TOWN CENTER ZONE WHICH ONLY Allows A TOTAL OF 15 SQUARE FEET FOR BUILDING SIGNAGE (WARD 7)

WHEREAS, the public health, safety or general welfare of the community may require that variances be granted in specific cases as set forth in the Sign Ordinance, Sections 102-26, et seq., of the Jackson Code of Ordinances; and

WHEREAS, pursuant to Section 102-40, no action by the City Council may be taken concerning a variance from the sign regulations until after a public hearing in relation thereto, at which, parties in interest and the general citizenry shall have an opportunity to be heard; and

WHEREAS, no variance from the Sign Ordinance shall be passed by the City Council unless and until an application seeking the variance is filed with the Signs and License Division with such application containing, at a minimum, a legal description, location map, plot plan, the exact nature of the requested variance, the grounds upon which it is requested, and/or such other information as may be required by the Signs and License Division Manager; and

WHEREAS, said variance application shall also demonstrate that:

1. 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;
2. The literal interpretation of the provisions of the Sign Ordinance would deprive the applicant of rights commonly enjoyed by other properties in the same district under the provisions of the Sign Ordinance;
3. The special conditions and circumstances do not result from actions of the applicant; and
4. Granting the variance requested will not confer upon the applicant any special privilege that is denied by the Sign Ordinance to other similar lands, structures, or buildings in the same district.

WHEREAS, Pix and Pins Development, LLC, the applicant herein, has requested a variance from the Sign Ordinance regulations to erect 4 building signs totaling 166 square feet within an Urban Town Center which only allows a total of 15 square feet for building signage.

IT IS, THEREFORE, ORDERED that Pix and Pins Development, LLC is hereby denied a variance from the Sign Ordinance regulations to erect 4 building signs totaling 166 square feet within an Urban Town Center zone which only allows a total of 15 square feet for building signage, it being determined that the parties in interest and the general citizenry first had their opportunity to be heard and that the applicant has not met the necessary criteria for the requested variance.

IT IS FURTHER ORDERED that the City Council has considered the variance application and denies the variance requested therein based on a finding that special conditions and circumstances do not 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; the literal interpretation of the provision of the Sign Ordinance would not deprive the applicant of rights commonly enjoyed by other properties in the same district under the provisions of the Sign Ordinance; and denying the variance requested will not deny the applicant any special privilege that is granted by the Sign Ordinance to other similar lands, structures, or buildings in the same district.

Item #: _____
Date: _____
By: (Hillman, Lumumba)

CITY COUNCIL AGENDA ITEM 10 POINT DATA SHEET

10/5/2021

DATE

P O I N T S		C O M M E N T S
1.	Brief Description/Purpose	To erect 4 building signs totaling 166 square feet within an Urban Town Center zone which only allows a total of 15 square feet for building signage.
2.	Public Policy Initiative 1. Youth & Education 2. Crime Prevention 3. Changes in City Government 4. Neighborhood Enhancement 5. Economic Development 6. Infrastructure and Transportation 7. Quality of Life	N/A
3.	Who will be affected	N/A
4.	Benefits	N/A
5.	Schedule (beginning date)	N/A
6.	Location: ▪ WARD ▪ CITYWIDE (yes or no) (area) ▪ Project limits if applicable	3019 N. State Street (Ward 7)
7.	Action implemented by: ▪ City Department <input checked="" type="checkbox"/> ▪ Consultant <input type="checkbox"/>	Department of Planning & Development Signs & License Division
8.	COST	N/A
9.	Source of Funding ▪ General Fund <input type="checkbox"/> ▪ Grant <input type="checkbox"/> ▪ Bond <input type="checkbox"/> ▪ Other <input type="checkbox"/>	N/A
10.	EBO participation	ABE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/> AABE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/> WBE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/> HBE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/> NABE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/>

Revised 2-04

Staff Recommendation: Approve

THE CITY OF
JACKSON
MISSISSIPPI
DEPARTMENT OF PLANNING AND DEVELOPMENT

MEMORANDUM

TO: Mayor Chokwe Antar Lumumba

FROM: *JH* Jordan Hillman, Director
Department of Planning & Development

DATE: October 5, 2021

RE: Sign Variance

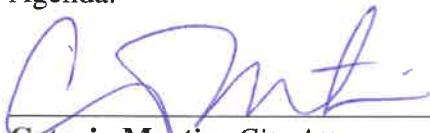
Pix and Pins Development, LLC, located at 3019 N. State Street, is requesting a variance to erect 4 building signs totaling 166 square feet within an Urban Town Center zone which only allows a total of 15 square feet for building signage.

Office of the City Attorney

455 East Capitol Street
Post Office Box 2779
Jackson, Mississippi 39207-2779
Telephone: (601) 960-1799
Facsimile: (601) 960-1756

OFFICE OF THE CITY ATTORNEY

This **ORDER DENYING PIX AND PINS DEVELOPMENT LLC'S REQUEST FOR A SIGN VARIANCE TO ERECT 4 BUILDING SIGNS TOTALING 166 SQUARE FEET WITHIN AN URBAN TOWN CENTER ZONE WHICH ONLY ALLOWS A TOTAL OF 15 SQUARE FEET FOR BUILDING SIGNAGE** is legally sufficient for placement in NOVUS Agenda.

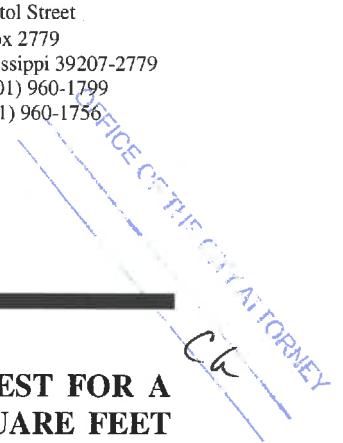


Catoria Martin, City Attorney

Chandra Gayten, Deputy City Attorney 


10/15/21

DATE



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SIGNS/LICENSE DIVISION



FOR OFFICE USE ONLY

CASE NO.: _____

CITY OF JACKSON, MS

Application for Sign Variance

I. Subject Property Address: 3019 N. State St.

Jackson MS 39216

II. Purpose for requested Sign Variance: (Brief Description)

3 separate signs at single location w/
square footage exceeding amount currently allowed

III. Have you or any other individual been cited for or notified of any ordinance violations related to this property or business? NO

If yes, please give details and dates of violations:

IV. Are there any Restrictive Covenants? NO If yes, please attach copies

V. What is the Zoning classification of property? UTC
If yes, please attach copies of agency findings and decisions.

VI. **APPLICANT'S INFORMATION:**

Name: Pix & Pins (Jason Watkins)

Mailing Address: 920 Meadowbrook Rd.

City: JACKSON State: MS Zip: 39206

Contact Phone: (662) - 842 - 3284 Fax: _____

Email: Jason@thepixcompany.com

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SIGNS/LICENSE DIVISION

VII. APPLICANT WILL BE REPRESENTED BY:

Name: A+ Signs & Creative

Mailing Address: 4147 - A Northview Dr

City: Jackson State: MS Zip: 39206

Contact Phone: (601) 355-9595 Fax: _____

Email: jwebb@aplusigns.com

VIII. CURRENT PROPERTY OWNER(S):

Name: Pix and Pins Development, LLC

Mailing Address: 920 Meadowbrook Dr

City: Jackson State: MS Zip: 39206

Email: jason@thepixcompany.com

IX. APPLICATION FEE SCHEDULE: *fees are non-refundable after public hearing

X Variance(s) \$450.00

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SIGNS/LICENSE DIVISION

DECLARATION:

By signing this application, it is understood and agreed that permission is hereby given the duly authorized representative of the City of Jackson to make an investigation of the need for the sign variance request. It is further understood that the Sign & License Manager and staff may inspect the subject property, make photographs and obtain any verifications and data necessary for preparation of its report to the City Council.

The above information is true and complete to the best of my knowledge.

Jason Watkins

WITNESS THE SIGNATURE(S) of the owner(s) of the subject property located at

3019 North State St Jackson, Mississippi

On this the 21st day of September, 2021.

**STATE OF MISSISSIPPI
COUNTY OF HINDS**

Personally came and appeared before me, the within named:

Jason Watkins

Who signed and delivered the above and foregoing instrument as and for their free act and deed on the day and year therein mentioned, and who acknowledge to me that they are the owner(s) of the subject property as described in this Sign Variance Application.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE, this the 21st

Day of September, 2021.

MY COMMISSION EXPIRES:
03-17-2023

Christina E. Blackmon
NOTARY PUBLIC



To whom it may concern:

The owners of the new Pix and Pins development, located at 3019 N State St, are requesting building mounted signage for the bar, bowling alley, and movie theater that will be operating under the Pix and Pins name. There are multiple entrances to the development, and the owners have requested signage at each of the three main entrances.

Pix and Pins is located in a UTC zoning district. The maximum allowed square footage for this zoned property is 15 sq ft. The district also only allows for one sign per business per façade. Since the business has a bar, bowling alley and movie theater operating out of it, we believe these current restrictions would prohibit Pix and Pins from promoting the three entities in a significant enough way. The restrictions also pose challenges for the fabrication process, considering the types of signs that have been requested by the owners.

We are proposing four total signs, with one at the entrance to the bar, one at the entrance to the bowling alley, and two marques at the entrance to the theater. Additionally, we will be refurbishing the Capri sign by applying new paint and installing working neon. We believe that the design and aesthetic of each of these signs have been considered carefully so that they match the overall aesthetic of the neighborhood incredibly well. We also believe that the overall effect of these signs will help draw more potential business not only to Pix and Pins, but to the rest of the neighborhood as well.

For these purposes, we are requesting approval on one sign for The Pearl, one sign for Highball Lanes, and two changeable copy marquee signs (in addition to the existing, refurbished Capri sign) for the movie theater. The owner has proposed this number of signs, sized as shown in the attached drawings, with the overall scale of the front façade in mind. Our signage proposal will meet the property owner's request, and will help create more aesthetically pleasing sightlines for the Fondren neighborhood.

We believe our proposal to be consistent with the existing signage in Fondren that has been previously approved by the City of Jackson.

Thank you very much for your consideration and time.

Jason Watkins, the owner(s) of the property listed, hereby acknowledge this Letter of Intent in full and certifies this to be a true and accurate statement.

Sam Watkins

Date 10 - 5 - 21

Letter of Intent

September 15, 2021

City of Jackson, Mississippi
Department of Planning and Development
Sign and License Division
200 South President Street
PO Box 17
Jackson, MS 39205-0017

State of: Mississippi

County of: Hinds

Sworn to and subscribed before me this the 5th day of October, 2021.


Christina E. Blackmon
Notary Public



THE CITY OF
JACKSON
MISSISSIPPI
DEPARTMENT OF PLANNING AND DEVELOPMENT

October 6, 2021

Pix And Pins Development, LLC

Jason Watkins

920 Meadowbrook Road

Jackson, MS 39206

Re: Pix And Pins Development LLC

Dear Mr. Watkins:

This correspondence is to inform you that our office is currently processing the Sign Variance Application submitted on behalf of Pix And Pins Development, LLC located at 3019 N. State Street.

Pursuant to Sec. 102-40 (5) of the City of Jackson Code of Ordinances, our office is required to inform the applicant or the applicant's representative of the staff's recommendation for a pending Sign Variance Application.

Your application and supporting documentation indicates that Pix And Pins Development, LLC is requesting to erect 4 building signs totaling 166 square feet within an Urban Town Center zone which only allows a total of 15 square feet for building signage.

The staff's recommendation, to the City Council, will be for approval of your sign variance request. Please understand that granting or denial of all Sign Variance request are by City Council approval only. If you have any comments, questions, or concerns please feel free to contact our office at (601) 960-1154.

Sincerely,



Terry Coleman, Manager
Signs & License Division

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SEP 22 2021

SIGNS/LICENSE DIVISION

DATE RECEIVED IN OFFICE:

**APPLICATION FOR SIGN PERMIT
CITY OF JACKSON****DEPARTMENT OF PLANNING AND DEVELOPMENT
SIGN AND LICENSE DIVISION
200 S. PRESIDENT STREET-JACKSON, MS 39201
601-960-1154****CITY OF JACKSON
ZONING DIVISION**Date 9/22/2021Zone UTCApproved By JW

Note _____

CONTRACTOR/ERECTOR:		LOCATION/ADDRESS OF SIGN:	
Name <u>At Signs, Creative</u> Address <u>4147-A Northview Dr.</u> City <u>Jackson</u> State <u>MS</u> Zip <u>39206</u> Phone <u>601-355-9595</u> Bonded and Insured Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> City of Jackson Privilege License # <u>33725</u>		Business Name <u>Pix i Pins</u> Business Address <u>3019 N State St, 39216</u> Owner's Name <u>Jason Watkins</u> Phone <u>601-812-3284</u> Privilege License # <u>applied for</u>	
GROUND-MOUNTED:		BUILDING-MOUNTED:	
Overall Height _____ Height _____ Length _____ Square Footage _____ Wind Pressure _____ Billboard <input type="checkbox"/>		Height <u>48" h (4')</u> Length <u>104" w (8'8")</u> Square Footage <u>34.7 ft²</u> Wall Area <u>38'5" x 17'6"</u> <u>1052.8 ft²</u>	
WORDING ON SIGN(S):		TYPE OF LIGHTING: Internal <input checked="" type="checkbox"/> External <input checked="" type="checkbox"/> UL# _____ Sign Material Type: <u>Aluminum Channel letters w/ painted faces/ returns, LEDs, aluminum painted bracket panels, formed acrylic faces face-lit with LEDs, Vinyl on faces.</u>	
<u>Highball Lanes</u>		ZONING CLASS: <u>UTC</u> Date Inspected: _____	
Temporary Banner <input type="checkbox"/> Plot Drawings <input type="checkbox"/> Sign Drawings <input checked="" type="checkbox"/>		APPROVED <input type="checkbox"/> DISAPPROVED <input type="checkbox"/>	

I hereby certify that I have read this application and that all information contained herein is true and correct; that I agree to comply with all City Ordinances, Codes, and State Laws regulating sign construction; that I am the owner or authorized to act as the owner's agent for the herein described work.

Applicant's Signature

9/15/21

Date

Sign and License Division Manager



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SEP 22 2021

SIGNS/LICENSE DIVISION

DATE RECEIVED IN OFFICE:

APPLICATION FOR SIGN PERMIT
CITY OF JACKSON
DEPARTMENT OF PLANNING AND DEVELOPMENT
SIGN AND LICENSE DIVISION
200 S. PRESIDENT STREET-JACKSON, MS 39201
601-960-1154

**CITY OF JACKSON
ZONING DIVISION**

Date 9/22/2021

Zone UTC

Approved By JW

Note _____

CONTRACTOR/ERECTOR:		LOCATION/ADDRESS OF SIGN:	
Name <u>A + Signs & Creative</u> Address <u>4147 - A Northview Dr</u> City <u>Jackson</u> State <u>MS</u> zip <u>39206</u> Phone <u>601 - 355 - 9595</u> Bonded and Insured Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> City of Jackson Privilege License # <u>33725</u>		Business Name <u>Pix & Pins</u> Business Address <u>3019 N. State St., 39216</u> Owner's Name <u>Jason Watkins</u> Phone <u>601 - 842 - 3284</u> Privilege License # <u>Applied for</u>	
GROUND-MOUNTED:		BUILDING-MOUNTED:	
Overall Height _____ Height _____ Length _____ Square Footage _____ Wind Pressure _____ Billboard <input type="checkbox"/>		Height <u>QTY2 - 38'h (3.16')</u> Length <u>QTY2 - 187'w (15.6')</u> Square Footage <u>50ft²/each</u> Wall Area <u>46'w x 25'h</u> <u>1150 sqft</u>	
WORDING ON SIGN(S):		ZONING CLASS: <u>UTC</u>	
<u>Changeable masque letters</u> <u>in both signs</u>		Date Inspected: _____ APPROVED <input type="checkbox"/> DISAPPROVED <input type="checkbox"/>	
Temporary Banner <input type="checkbox"/> Plot Drawings <input type="checkbox"/> Sign Drawings <input checked="" type="checkbox"/>			

I hereby certify that I have read this application and that all information contained herein is true and correct; that I agree to comply with all City Ordinances, Codes, and State Laws regulating sign construction; that I am the owner or authorized to act as the owner's agent for the herein described work.

Applicant's Signature

Date

Sign and License Division Manager

9/15/2021



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SEP 22 2021

SIGNS/LICENSE DIVISION

DATE RECEIVED IN OFFICE:

APPLICATION FOR SIGN PERMIT
CITY OF JACKSON
DEPARTMENT OF PLANNING AND DEVELOPMENT
SIGN AND LICENSE DIVISION
200 S. PRESIDENT STREET-JACKSON, MS 39201
601-960-1154

CITY OF JACKSON
ZONING DIVISION

Date 9/22/2021

Zone UTC

Approved By JW

Note _____

CONTRACTOR/ERECTOR:		LOCATION/ADDRESS OF SIGN:
Name <u>At Signs & Creative</u> Address <u>4147-A Northview Dr</u> City <u>Jackson</u> State <u>MS</u> Zip <u>39206</u> Phone <u>601-355-9595</u> Bonded and Insured Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> City of Jackson Privilege License # <u>33725</u>		Business Name <u>Pix & Pins</u> Business Address <u>3019 N. State St., 39216</u> Owner's Name <u>Jason Watkins</u> Phone <u>601-842-3284</u> Privilege License # <u>applied for</u>
GROUND-MOUNTED:	BUILDING-MOUNTED:	TYPE OF LIGHTING:
Overall Height _____ Height _____ Length _____ Square Footage _____ Wind Pressure _____ Billboard <input type="checkbox"/>	Height <u>42" h (3.5')</u> Length <u>108' w (9')</u> Square Footage <u>31.5 ft²</u> Wall Area <u>30'4" w x 17'h</u> <u>515.6 ft²</u>	Internal <input checked="" type="checkbox"/> External <input type="checkbox"/> ULN _____ Sign Material Type: <u>aluminum</u> <u>Channel letters, LEDs</u> <u>Painted faces/returns,</u> <u>coated HDU background,</u> <u>wooden frame</u>
WORDING ON SIGN(S):		ZONING CLASS: <u>UTC</u>
<u>The Pearl</u>		Date Inspected: _____
Temporary Banner <input type="checkbox"/> Plot Drawings <input type="checkbox"/> Sign Drawings <input checked="" type="checkbox"/>		APPROVED <input type="checkbox"/> DISAPPROVED <input type="checkbox"/>

I hereby certify that I have read this application and that all information contained herein is true and correct; that I agree to comply with all City Ordinances, Codes, and State Laws regulating sign construction; that I am the owner or authorized to act as the owner's agent for the herein described work.

Applicant's Signature

09/15/21

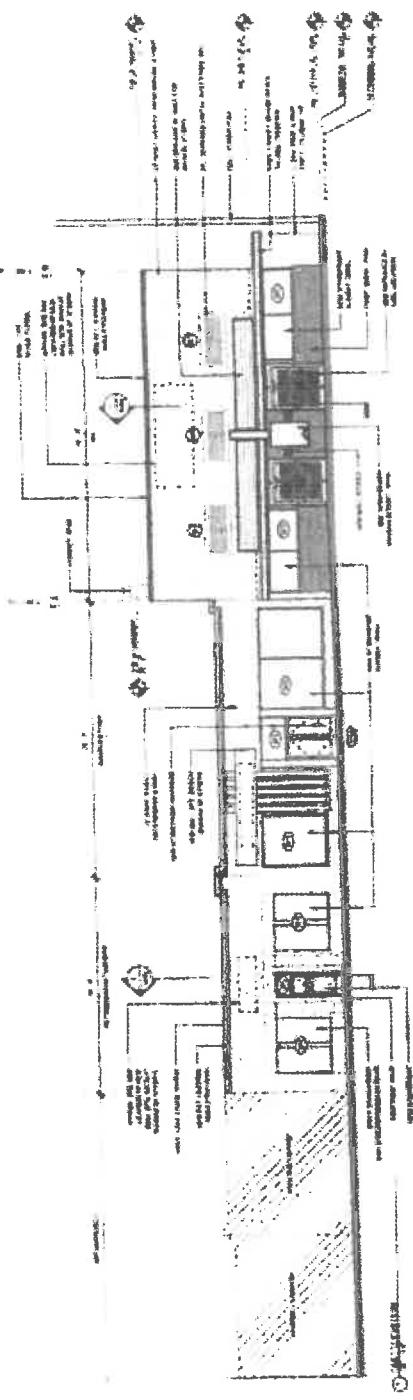
Date

Sign and License Division Manager

WIESE BECKER, ALEX

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SIGNIFICANCE TESTS



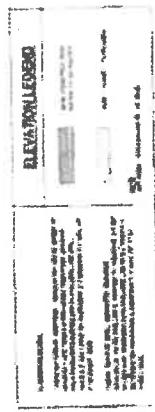
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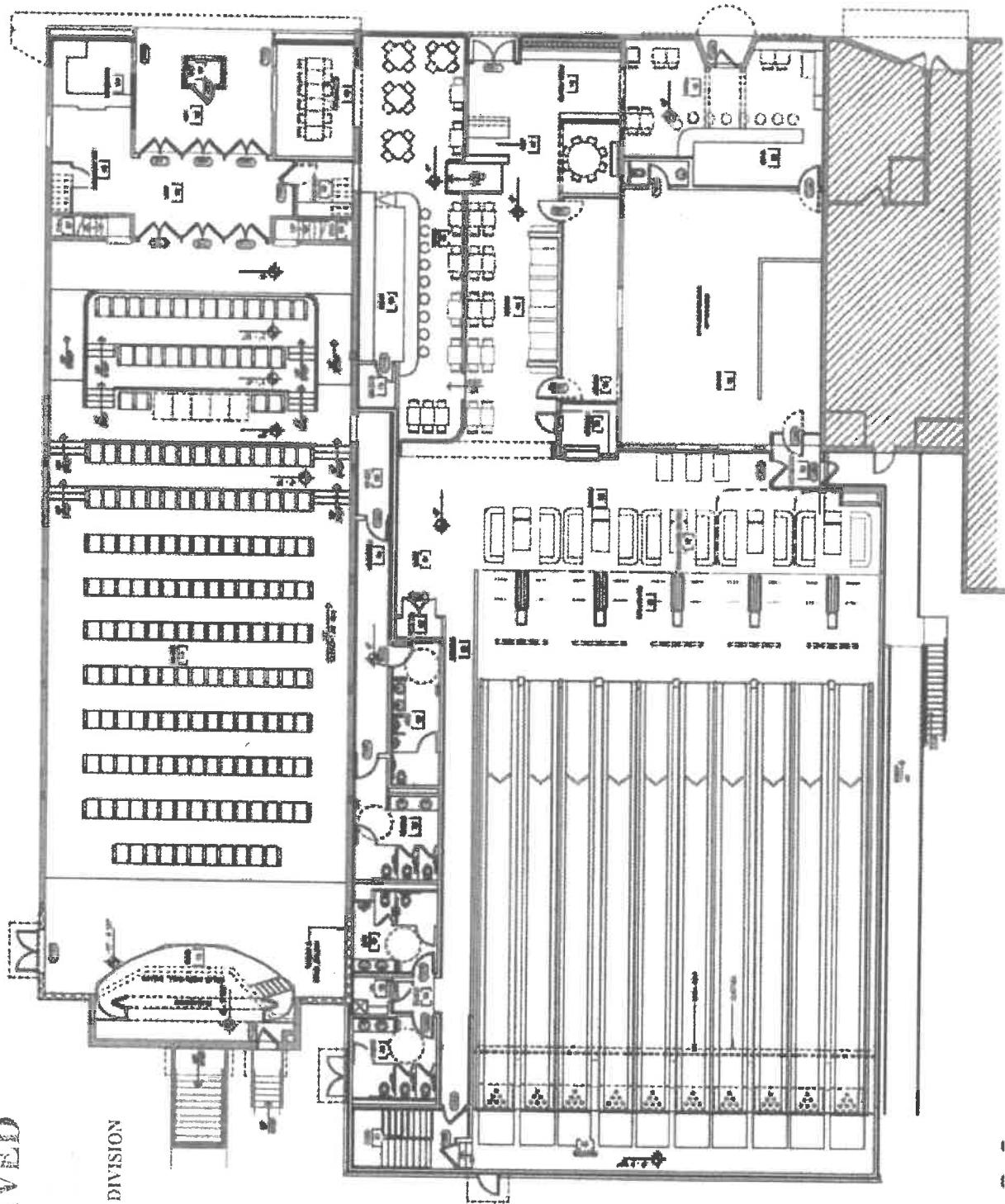
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THE PEARL/CAPRI I floor plan

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WIER BOERNER ALLIN

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SIGNS/LICENSE DIVISION

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BOOK 7238 PAGE 4962
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Prepared by and return to:

Robert C. Hutchison
1020 Highland Colony Parkway
Suite 1400
Ridgeland, Mississippi 39157
(601) 985-4476
MS Bar # 9374

INDEXING INSTRUCTIONS: Part of Lots 5 and 6 Fannie Brown Estate Survey, Plat Book A, Page 336
Lot 15, Block "G" Asylum Heights, Plat Cabinet A, Slot 143
225
50

STATE OF MISSISSIPPI

COUNTY OF HINDS

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of TEN DOLLARS (\$10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged,

WHITNEY PLACE, LLC,
a Mississippi limited liability company
Attn: Jason Watkins
920 Meadowbrook Road
Jackson, MS 39206
(601) 842-3284

does hereby sell, convey and specially warrant, unto

PIX & PINS DEVELOPMENT, LLC,
a Mississippi limited liability company
Attn: Jason Watkins
920 Meadowbrook Road
Jackson, MS 39206
(601) 842-3284

SIGNS/LICENSE DIVISION

the following described real property lying and being situated in the Hinds County, Mississippi, more particularly described as follows and incorporated herein by reference, together, with all improvements, tenements, hereditaments and appurtenances relating or belonging thereto:

SEE ATTACHED EXHIBIT A

Grantor for itself and its successors and assigns, does warrant specially to Grantee and its successors and assigns and will forever warrant specially and defend the title to the above conveyed property against all persons lawfully claiming the same by, through or under Grantor but not otherwise.

SUBJECT HOWEVER, to any and all matters of record, zoning and use restrictions, including, but not limited to, those matters set forth on Exhibit C attached hereto.

The real property taxes for the year 2019 relating to the property conveyed by this Special Warranty Deed have been prorated as of the date hereof. Grantee specifically assumes any and all tax liability of any kind associated with said property for the year 2019 and subsequent years.

Grantor hereby reserves an easement for the benefit of Grantor, its successors and assigns, and the tenants or occupants of Grantor's remaining property, and the respective employees, agents, contractors, customers, invitees and licensees of the owner of such property and/or such tenants or occupants, which easements shall run with the land:

A non-exclusive, perpetual easement for reasonable access, ingress and egress (the "Access Easement") over the area designated on Exhibit B as well as all paved driveways, curb cuts, drive aisles, roadways and walkways as presently or hereafter constructed on the Property so as to provide for the passage of motor vehicles and pedestrians, including to and from all abutting streets or rights of way furnishing access. No barriers, gates, chains or other impediment shall be erected or permitted which would materially affect or limit the use and enjoyment of the Access Easements, except in the case of temporary impediments related to construction, repair or replacement of such areas.

Grantor hereby further reserves an easement for the benefit of Grantor, its successors and assigns, which easements shall run with the land:

(a) A non-exclusive easement upon, under, over, above and across the Property for the discharge, drainage, use, and detention of storm water runoff, and to install, construct, maintain, repair and replace storm water collection, detention and distribution pipes and other apparatus (the "Drainage Facilities"). The easement granted herein shall include the right of reasonable ingress and egress as may be required to construct, maintain and operate the Drainage Facilities.

(b) A non-exclusive easement under and across those parts of the Property conveyed hereby that are not within any building areas, for the installation, maintenance, repair and replacement of water mains, sewers, communications or electrical conduits or systems, gas mains and other utility facilities necessary for the orderly development and operation of the Grantor's property; provided that (i) the rights granted pursuant to such easements shall at all times be exercised in such a manner as not to interfere materially with the normal operation of Grantee's property and the businesses conducted therein, (ii) the exact location of any utilities shall be subject to the reasonable approval of the Grantee, and (iii) except in an emergency, the right to enter upon the property of Grantee for the exercise of any right pursuant to such easements shall be conditioned upon providing reasonable prior advance written notice to Grantee as to the time and manner of entry. All such systems, structures, mains, sewers, conduits, lines and other public utilities shall be installed and maintained below the ground level or surface, except for such parts thereof that cannot and are not intended to be placed below the surface, such as transformers and control panels, which shall be placed in such location as reasonably approved by the Grantee.

(Signature on Following Page)

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Witness my signature, this the 26th day of September 2019.

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GRANTOR:

WHITNEY PLACE, LLC,
a Mississippi limited liability company

SIGNS/LICENSE DIVISION

By: Jason D. Watkins
Jason D. Watkins, Manager

STATE OF MISSISSIPPI
COUNTY OF HINDS

PERSONALLY appeared before me, the undersigned authority in and for the said county and state on this 26th day of September 2019, within my jurisdiction, the within named Jason D. Watkins, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed in the above and foregoing instrument and acknowledged that he executed the same in his representative capacity, and that by his signature on the instrument, and as the act and deed of the entity upon behalf of which he acted, executed the above and foregoing instruments, after first having been duly authorized so to do.



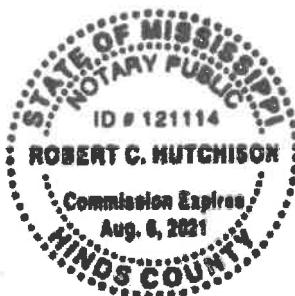
Notary Public

My Commission Expires:

Aug. 6, 2021

[NOTARIAL SEAL]

Print Name: Robert C. Hutchison



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BOOK 7238 PAGE 4966

EXHIBIT A

SIGNS/LICENSE DIVISION

Pix & Pins Tract

A tract or parcel of land containing 0.71 acres, more or less, lying and being situated in the East $\frac{1}{2}$ of the Northeast $\frac{1}{4}$ of Section 27, Township 6 North, Range 1 East, First Judicial District, City of Jackson, Hinds County, Mississippi and being part of Lots 5 and 6, Fannie Brown Estate Survey as recorded in Plat Cabinet A, Slot 336 in the Office of the Chancery Clerk, First Judicial District, City of Jackson, Hinds County, Mississippi and being more particularly described by metes and bounds as follows:

Commencing at a set $\frac{1}{2}$ inch iron pin marking the Southwest corner of Lot 9, Highland Addition to Jackson as recorded in Plat Cabinet A, Slot 214 in the Office of the Chancery Clerk, First Judicial District, City of Jackson, Hinds County, Mississippi; run thence

South 28 degrees 18 minutes 15 seconds East for a distance of 425.58 feet to a set $\frac{1}{2}$ inch iron pin marking the **Point of Beginning** of the herein described property; thence

North 15 degrees 39 minutes 34 seconds East for a distance of 143.14 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 74 degrees 20 minutes 59 seconds East for a distance of 98.86 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 16 degrees 10 minutes 39 seconds East for a distance of 75.85 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 70 degrees 07 minutes 11 seconds East for a distance of 108.41 feet to a set $\frac{1}{2}$ inch iron pin marking the West right of way of North State Street; thence

Continue along said West right of way of North State Street as follows:

South 22 degrees 18 minutes 07 seconds West for a distance of 73.36 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 74 degrees 02 minutes 23 seconds West for a distance of 26.53 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 16 degrees 05 minutes 09 seconds West for a distance of 119.60 feet to a building corner; thence

North 74 degrees 05 minutes 35 seconds West along a building wall for a distance of 60.42 feet to a building corner; thence

South 16 degrees 06 minutes 33 seconds West along a building wall for a distance of 14.32 feet; thence

North 74 degrees 19 minutes 47 seconds West for a distance of 20.03 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 15 degrees 13 minutes 59 seconds West for a distance of 5.89 feet to a building corner; thence

North 73 degrees 33 minutes 44 seconds West for a distance of 91.25 feet to the **Point of Beginning.**

Together with:

The non-exclusive right to use that certain non-exclusive, perpetual easement twelve (12) feet in width north of and adjacent to the northern boundary of the Property commencing at the western right of way of North State Street and westerly along such property line for a distance of 192 feet which was reserved by Grantor in its conveyance to Fondren Hotel Group, LLC for the benefit of Grantee, its successors and assigns, and the tenants or occupants of Grantee's property, and the respective employees, agents, contractors, customers, invitees and licensees of the owner of such property and/or such tenants or occupants, which non-exclusive right to use such easement area shall run with the land for reasonable access, ingress and egress over such area.

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SIGNS/LICENSE DIVISION

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BOOK 7238 PAGE 4968

SIGNS/LICENSE DIVISION

**EXHIBIT B
Pix & Pins- Variable Width Non-Exclusive Easement Area**

A tract or parcel of land for the purpose of ingress, egress, containing **0.09 acre**, more or less, lying and being situated in the East $\frac{1}{2}$ of the Northeast $\frac{1}{4}$ of Section 27, Township 6 North, Range 1 East, First Judicial District, City of Jackson, Hinds County, Mississippi and being part of Lots 5 and 6, Fannie Brown Estate Survey as recorded in Plat Cabinet A, Slot 336 in the Office of the Chancery Clerk, First Judicial District, City of Jackson, Hinds County, Mississippi and being more particularly described by metes and bounds as follows:

Commencing at a set $\frac{1}{2}$ inch iron pin marking the Southwest corner of Lot 9, Highland Addition to Jackson as recorded in Plat Cabinet A, Slot 214 in the Office of the Chancery Clerk, First Judicial District, City of Jackson, Hinds County, Mississippi; run thence

South 28 degrees 18 minutes 15 seconds East for a distance of 425.58 feet to a set $\frac{1}{2}$ inch iron pin marking the Point of Beginning of the herein described easement; thence

North 15 degrees 39 minutes 34 seconds East for a distance of 143.14 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 74 degrees 20 minutes 59 seconds East for a distance of 98.86 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 16 degrees 10 minutes 39 seconds East for a distance of 75.85 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 70 degrees 07 minutes 11 seconds East for a distance of 108.41 feet to a set $\frac{1}{2}$ inch iron pin marking the West right of way of North State Street; thence

South 22 degrees 18 minutes 07 seconds West along said West right of way of North State Street for a distance of 5.00 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 70 degrees 07 minutes 11 seconds West for a distance of 97.86 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 16 degrees 10 minutes 39 seconds West for a distance of 70.10 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 74 degrees 20 minutes 59 seconds East for a distance of 90.90 feet to a set $\frac{1}{2}$ inch iron pin marking said West right of way of North State Street; thence

South 22 degrees 18 minutes 07 seconds West along said West right of way of

North State Street for a distance of 5.04 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 74 degrees 02 minutes 23 seconds West for a distance of 26.53 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 16 degrees 05 minutes 09 seconds West for a distance of 4.13 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 74 degrees 20 minutes 59 seconds West for a distance of 167.62 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 15 degrees 39 minutes 34 seconds West for a distance of 129.21 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 73 degrees 33 minutes 44 seconds East for a distance of 86.21 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 15 degrees 13 minutes 59 seconds West for a distance of 5.00 feet to a building corner; thence

North 73 degrees 33 minutes 44 seconds West for a distance of 91.25 feet to the **Point of Beginning.**

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SIGNS/LICENSE DIVISION

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SIGNS/LICENSE DIVISION

EXHIBIT C
Permitted Encumbrances

1. Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey and inspection of the premises.
2. Prior reservations or conveyances of mineral rights of whatsoever kind, subsurface and surface substances, including but not limited to coal, lignite, oil, gas, uranium, clay, rock, sand and gravel in, on, under and that may be produced from the property herein conveyed, together with all rights, privileges, and immunities relating thereto.
3. Ad valorem taxes for the year 2019, and subsequent years, which are liens, but are not yet due and payable.

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BOOK 7238
PAGE 4962
EDDIE JAY CAMA
CHANCERY CLERK

Landroll Detail

Parcel Number	Map Reference Number	
51-162	530.00 1 113.02	View Map Property Taxes Gis Map
Subdivision No.	Homestead Exemption Account Numbers	
Assessed Owner	Assessed Values	
<u>PIX & PINS DEVELOPMENT LLC</u> ATTN: JASON WATKINS 920 MEADOWBROOK RD JACKSON MS 39206	Land Value	13,917
	Improvement Value	23,211
	Total	37,128
Location	Appraised Values	
0 N STATE ST	Land Value	92,780
	Improvement Value	154,740
	Total	247,520
Legal Description	Building Info.	
BEG 100 FT NELY SE COR LOT 1 BLK G ASYLUM HIGHTS CONT NELY 119.60 FT ELY 26.33 FT NELY 73.76 FT WLY 108.41 FT SLY 75.85 FT WLY 98.86 FT SLY 143.14 FT ELY 91 FT ELY 100 FT TO POB BEING PT LOTS 5 & 6 FANNIE BROWN EST SV NJ	Type	STOR
	Base Area	6,973
	Adjusted Area	6,993
	Year Built	1938
Acreage Info.	Deed Info.	
Cultivated Acres	Book & Page	7238-4962
Uncultivated Acres	Date	09/26/2019

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SIGNS/LICENSE DIVISION

**AN ORDINANCE ENLARGING, EXTENDING, AND DEFINING
THE CORPORATE LIMITS AND BOUNDARIES OF THE CITY OF
JACKSON, HINDS COUNTY, MISSISSIPPI; SPECIFYING THE
IMPROVEMENTS TO BE MADE IN THE ANNEXED TERRITORY
AND THE MUNICIPAL OR PUBLIC SERVICES TO BE RENDERED
THEREIN; AND FOR OTHER PURPOSES RELATED THERETO.**

**BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF
JACKSON, MISSISSIPPI:**

SECTION 1. It is hereby found and determined that the public convenience and necessity require that the corporate boundaries of the City of Jackson, Mississippi, be and the same are hereby extended and enlarged so as to embrace the adjacent and unincorporated land and territory in Hinds County, Mississippi hereinafter described.

SECTION 2. The unincorporated land and territory which is added to and included in the corporate limits of the City of Jackson, Mississippi, is situated in Hinds County, Mississippi, and is more particularly described as follows:

**CITY OF JACKSON, MISSISSIPPI
PROPOSED ANNEXATION AREA**

Beginning at the corner common to Sections 28, 29, 32, and 33, Township 5 North, Range 1 West, Hinds County, Mississippi, said corner being on the existing Corporate Limits of the City of Jackson, Mississippi, as described in the Decree Approving the Expansion of the Boundaries of the City of Jackson, Mississippi, as recorded on April 26, 2007 in the Office of the Chancery Clerk of Hinds County, Mississippi (Cause No: G2004-50-S/2) and said corner also being the POINT OF BEGINNING;

Thence run westerly along the South line of said Section 29 and continue along the South line of Section 30, Township 5 North, Range 1 West, to its intersection with the Southwest corner of the East ½ of the West ½ of said Section 30;

Thence run northerly along the West line of the East ½ of the West ½ of said Section 30 to its intersection with the South right-of-way of McFarland Road;

Thence run westerly along the South right-of-way of McFarland Road to its intersection with the Southerly extension of the East line of a parcel described in Deed Book 7186 Page 5401 in the Office of the Chancery Clerk of Hinds County, Mississippi, also known as parcel number 4852-341;

Thence run northerly along said southerly extension and the East line of said parcel described in Deed Book 7186 Page 5401 to its intersection of with the South line of Section 19, Township 5 North, Range 1 West;

Thence run easterly along the South line of said Section 19 to its intersection with the West line of a parcel described in Deed Book 7246 Page 6509 in the Office of the Chancery Clerk of Hinds County, Mississippi, also known as parcel number 4852-24;

Thence run northerly along the West line of said parcel described in Deed Book 7246 Page 6509 and its northerly extension to its intersection with the North right-of-way of Jackson-Raymond Road;

Thence run westerly along the North right-of-way of Jackson-Raymond Road to its intersection with the West line of the East $\frac{1}{2}$ of the West $\frac{1}{2}$ of said Section 19;

Thence run northerly along said West line of the East $\frac{1}{2}$ of the West $\frac{1}{2}$ of said Section 19 to its intersection with the North line of the South $\frac{1}{2}$ of said Section 19;

Thence run easterly along the North line of the South $\frac{1}{2}$ of said Section 19 to its intersection with the East right-of-way of Springridge Road;

Thence run southerly along said East right of way of Springridge Road to its intersection with the North line of a parcel described in Deed Book 7257 Page 0569 in the Office of the Chancery Clerk of Hinds County, Mississippi, also known as parcel number 4852-37-1;

Thence run easterly along the North line of said parcel described in Deed Book 7257 Page 0569 to its intersection with the East line of a parcel described in Deed Book 7238 Page 6714 in the Office of the Chancery Clerk of Hinds County, Mississippi, also known as parcel number 4852-12;

Thence run northerly along said East line of said parcel described in Deed Book 7238 Page 6714 to its intersection with the North line of the South $\frac{1}{2}$ of said Section 19;

Thence run easterly along the North line of the South $\frac{1}{2}$ of said Section 19 to its intersection with the West line of Section 20, Township 5 North, Range 1 West;

Thence run northerly along the West line of said Section 20 to the Southwest corner of Brookhollow Place, Part X, Subdivision as recorded in Plat Book 30 at Page 43, in the Office of the Chancery Clerk of Hinds County, Mississippi, said corner being on the section line between Sections 19 and

20, Township 5 North, Range 1 West, said corner also being on said existing corporate limits of the City of Jackson;

Thence run easterly and continue along said existing corporate limits of the City of Jackson to said POINT OF BEGINNING.

SECTION 3. After the addition of the lands and territory described in Section 2 hereof, the corporate limits and boundaries of the City of Jackson, Mississippi, shall be and are described as follows:

(a). If the Ordinance Incorporating Properties Constituting an Airport or Air Navigational Facility in Rankin County, Mississippi, Into the Corporate Limits and Boundaries of the City of Jackson, Mississippi, which was adopted by the City Council of the City of Jackson, Mississippi on August 6, 2019 (currently on appeal to the Circuit Court of Hinds County, Mississippi in Cause No. 25CI1:19-CV-00570-AHW) is affirmed on appeal, the corporate limits and boundaries of the City of Jackson, Mississippi, shall be and are described as follows:

CITY OF JACKSON, MISSISSIPPI
RESULTANT ENLARGED CITY

*(Including Area Annexed by City of Jackson, Mississippi
by Ordinance dated August 6, 2019)*

PARCEL 1 - CITY WEST OF PEARL RIVER

The Corporate Limits and Boundaries of the City of Jackson, Mississippi, as enlarged and extended west of the Pearl River in Hinds County and Madison County, Mississippi, are described as follows:

Begin at the intersection of the Madison County line with the Hinds County and Rankin County line; run thence

Southerly and Southwesterly along the line between Hinds County and Rankin County to the section line between Sections 3 and 10, Township 4 North, Range 1 East; run thence

Westerly along the line between Sections 3 and 10, Sections 4 and 9, and partially along the line between Sections 5 and 8, Township 4 North, Range 1 East to the intersection of said line with the West Right-of-Way of the Illinois Central Gulf Railroad; run thence

Southwesterly along said West railroad Right-of-Way to its intersection with an Easterly extension of the South Right-of-Way of Bounds Road; run thence

Westerly following the extension of the said South Right-of-Way of Bounds Road to a point, said point being the intersection of the West Right-of-Way of Old Byram Road and the South Right-of-Way of Bounds Road; run thence

Westerly along the said South Right-of-Way of Bounds Road to the intersection of the South Right-of-Way of Bounds Road with the East Right-of-Way of Terry Road (U.S. Highway 51); run thence

Westerly along a Westerly extension of the South Right-of-Way of Bounds Road, crossing said Terry Road, to its intersection with the centerline of an unnamed creek, said unnamed creek being a tributary of Trahon Creek; run thence

Northwesterly following the meanderings of the centerline of said unnamed creek to a point on the Southwest boundary of Brookleigh Subdivision, part 11, said point being on the South property line of lot 21, as described and recorded in Plat Book 34, Page 10, on file in the Office of the Chancery Clerk of Hinds County, Mississippi; continue thence

Northwesterly following the meanderings of said unnamed creek, said creek being generally along the Southwest boundaries of said Brookleigh Subdivision, part 11; and Brookleigh Subdivision, part 5, as described and recorded in Plat Book 28, Page 28; Brookleigh Subdivision, part 7 (amended), as described and recorded in Plat Book 30, Page 32; Brookleigh Estates as described and recorded in Plat Book 36, Page 9; and the South boundary of Torrey Pines of Brookwood, part 2, as described and recorded in Plat Book 32, Page 11; to a point near the Southwest corner of said Torrey Pines, all previously named subdivision plats being on file in the Office of the Chancery Clerk of Hinds County, Mississippi; continue thence

Northwesterly along the meandering centerline of the said unnamed creek to a point being the corner common to Brookwood Place, part 3, as described and recorded in Plat Book 34, page 42; and Brookwood Place, part 1, as described and recorded in Plat Book 33, Page 20 on file in the Office of the Chancery Clerk of Hinds County, Mississippi; run thence

Westerly, leaving said centerline of unnamed creek, along the South boundary of said Brookwood Place, part 1, to the Southwest corner of said Brookwood place, part 1; run thence

Northerly, along the West boundary of said Brookwood Place, part 1, to its intersection with the centerline of said unnamed creek; run thence

Northwesterly leaving said West boundary of Brookwood Place, part 1, along the centerline of said unnamed creek to its intersection with the West Right-of-Way of Henderson Road; run thence

Northerly along said West Right-of-Way of said Henderson Road to a point being the intersection of said West Right-of-Way with the half-section line between the N ½ and the S ½ of Section 34, Township 5 North, Range 1 West; run thence

West along the half-section line between the N ½ and S ½ of said Section 34 to the intersection of the North-South section line between Sections 33 and 34, Township 5 North, Range 1 West; run thence

North along the North-South section line between Sections 33 and 34, Township 5 North, Range 1 West, to the South Right-of-Way line of McCluer Road; run thence

Westerly along the South Right-of-Way line of McCluer Road to the Westerly Right-of-Way line of Siwell Road; run thence

Northerly along the Westerly Right-of-Way line of Siwell Road to its intersection with the South boundary line of Section 28, Township 5 North, Range 1 West; run thence

Westerly along the South boundary line of said Section 28 and continue along the South line of Sections 29 and 30, Township 5 North, Range 1 West, to its intersection with the Southwest corner of the East ½ of the West ½ of said Section 30;

Thence run northerly along the West line of the East ½ of the West ½ of said Section 30 to its intersection with the South right-of-way of McFarland Road;

Thence run westerly along the South right-of-way of McFarland Road to its intersection with the Southerly extension of the East line of a parcel described in Deed Book 7186 Page 5401 in the Office of the Chancery Clerk of Hinds County, Mississippi, also known as parcel number 4852-341;

Thence run northerly along said southerly extension and the East line of said parcel described in Deed Book 7186 Page 5401 to its intersection with the South line of Section 19, Township 5 North, Range 1 West;

Thence run easterly along the South line of said Section 19 to its intersection with the West line of a parcel described in Deed Book 7246 Page 6509 in the Office of the Chancery Clerk of Hinds County, Mississippi, also known as parcel number 4852-24;

Thence run northerly along the West line of said parcel described in Deed Book 7246 Page 6509 and its northerly extension to its intersection with the North right-of-way of Jackson-Raymond Road;

Thence run westerly along the North right-of-way of Jackson-Raymond Road to its intersection with the West line of the East $\frac{1}{2}$ of the West $\frac{1}{2}$ of said Section 19;

Thence run northerly along said West line of the East $\frac{1}{2}$ of the West $\frac{1}{2}$ of said Section 19 to its intersection with the North line of the South $\frac{1}{2}$ of said Section 19;

Thence run easterly along the North line of the South $\frac{1}{2}$ of said Section 19 to its intersection with the East right-of-way of Springridge Road;

Thence run southerly along said East right of way of Springridge Road to its intersection with the North line of a parcel described in Deed Book 7257 Page 0569 in the Office of the Chancery Clerk of Hinds County, Mississippi, also known as parcel number 4852-37-1;

Thence run easterly along the North line of said parcel described in Deed Book 7257 Page 0569 to its intersection with the East line of a parcel described in Deed Book 7238 Page 6714 in the Office of the Chancery Clerk of Hinds County, Mississippi, also known as parcel number 4852-12;

Thence run northerly along said East line of said parcel described in Deed Book 7238 Page 6714 to its intersection with the North line of the South $\frac{1}{2}$ of said Section 19;

Thence run easterly along the North line of the South $\frac{1}{2}$ of said Section 19 to its intersection with the West line of Section 20, Township 5 North, Range 1 West;

Thence run northerly along the West line of said Section 20 to its intersection with the North Right-of-Way line of Mississippi Highway 18; run thence

Easterly along the North Right-of-Way line of Mississippi Highway 18 to its intersection with the section line between Sections 16 and 17, Township 5 North, Range 1 West; run thence

North along the section line between Sections 16 and 17, Township 5 North, Range 1 West to the intersection with a line between the N $\frac{1}{2}$ and S $\frac{1}{2}$ of the S $\frac{1}{2}$ of Section 16, Township 5 North, Range 1 West; run thence

East along said line between the N $\frac{1}{2}$ and S $\frac{1}{2}$ of the S $\frac{1}{2}$ of said Section 16 to the section line between Sections 15 and 16; run thence

North along the section line between said Sections 15 and 16 to the intersection of said section line with a line between the N $\frac{1}{2}$ and the S $\frac{1}{2}$ of said Section 15, Township 5 North, Range 1 West; run thence

East along said half-section line between the N $\frac{1}{2}$ and S $\frac{1}{2}$ of said Section 15 to its intersection with the West Right-of-Way line of Maddox Road; run thence

Northerly along the West Right-of-Way line of said Maddox road to the intersection of the section line between Sections 3 and 10, Township 5 North, Range 1 West; run thence

West along the section lines between Sections 3 and 10, 4 and 9, 5 and 8, Township 5 North, Range 1 West to the intersection of the line between the E $\frac{1}{2}$ and the W $\frac{1}{2}$ of said Section 5, Township 5 North, Range 1 West; run thence

North along said half-section line between the E $\frac{1}{2}$ and the W $\frac{1}{2}$ of said Section 5, Township 5 North, Range 1 West, to a point at the intersection of said half-section line with the North Right- of-Way line of the I.C. Railroad (now I.C. Gulf Railroad), run thence

North 00 degrees 04 minutes 30 seconds West 2436.13 feet; run thence

North 89 degrees 52 minutes 30 seconds East 1320.3 feet to a point; run thence

North 00 degrees 05 minutes West 1330 .19 feet to the North boundary line of said Section 5, Township 5 North, Range 1 West; run thence

East along the North boundary line of said Section 5, Township 5 North, Range 1 West to the Southwest corner of Section 33, Township 6 North, Range 1 West, said line being a portion of the Southern boundary line of the Corporate Limits of the City of Clinton, Mississippi; run thence

East along the section line between Section 33, Township 6 North, Range 1 West and Section 4, Township 5 North, Range 1 West, to the line between the E $\frac{1}{2}$ and the W $\frac{1}{2}$ of said Section 33, Township 6 North, Range 1 West; run thence

North along the line between the E $\frac{1}{2}$ and the W $\frac{1}{2}$ of said Section 33, Township 6 North, Range 1 West to the Southwest corner of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of said Section 33, Township 6 North, Range 1 West; run thence

East to the Southeast corner of the NW ¼ of the NE ¼ of said Section 33, Township 6 North, Range 1 West; run thence

North along the East line of said NW ¼ of the NE ¼ of Section 33 to its intersection with the South Right-of-Way line of U.S. Highway 80, the same being a portion of the South boundary line of the Corporate Limits of the City of Clinton; run thence

Southeast along the South Right-of-Way line of U.S. Highway 80 to its intersection with the West Right-of-Way line of Shaw Road, being a portion of the Southerly boundary line of the Corporate Limits of the City of Clinton; run thence

North along the West Right-of-Way line of Shaw road to its intersection with the East line of Section 28, Township 6 North, Range 1 West, being a portion of the Eastern boundary line of the City of Clinton, Mississippi, run thence

North along the line between Sections 27 and 28 to the common corner of Sections 21, 22, 27 and 28, Township 6 North, Range 1 West; run thence

East along the section line between Sections 22 and 27 to the common corner of Sections 22, 23, 26 and 27, Township 6 North, Range 1 West; run thence

North along the section line between Sections 22 and 23 to the half-section line between the N ½ and the S ½ of Section 23, Township 6 North, Range 1 West; run thence

East along said half-section line to its intersection with the West Right-of-Way line of McWilliams Road (Flag Chapel Road); run thence

North along the West Right-of-Way line of McWilliams Road (Flag Chapel Road) to its intersection with the South Right-of-Way line of Northside Drive; run thence

West along the Southern Right-of-Way line of Northside Drive to its intersection with the section line between Sections 22 and 23, Township 6 North, Range 1 West; run thence

North along the section line between Sections 22 and 23, 14 and 15, and 10 and 11 to the intersection of said section line with the South Right-of-Way line of the Natchez Trace Parkway; run thence

North along the West lines of Sections 11 and 2, Township 6 North, Range 1 West, to the Northwest corner of said Section 2; run thence

East along the North lines of Sections 2 and 1, Township 6 North, Range 1 West, to the Northeast corner of said Section 1, said corner also being the Northwest corner of Section 6, Township 6 North, Range 1 East; run thence

East along the North line of said Section 6 to the intersection of said section line with the South Right-of-Way line of the Natchez Trace Parkway; run thence

Southwesterly along the South Right-of-Way line of the Natchez Trace Parkway to the Northwest corner of the City of Jackson tract known as tax parcel 0902 010 000 recorded on tax maps 420 and 419 and described in Deed Book 3006, Page 389, on file in the Office of the Hinds County Chancery Clerk; run thence

Southeasterly along the North line of said tax parcel 0902 010 000 to its intersection with the West Right-of-Way line of the North West Industrial Parkway; run thence

Northerly along the West Right-of-Way line of the NW Industrial Parkway to its intersection with the South Right-of-Way line of West County Line Road; run thence

Easterly along the South Right-of-Way line of West County Line Road to its intersection with the East Right-of-Way line of the NW Industrial Parkway; run thence

Southerly along the East Right-of-Way line of the NW Industrial Parkway to the Northwest corner of the City of Jackson tract known as tax parcel 0902 010 001 recorded on tax map 419 and described in Deed Book 3300, Page 256, on file in the Office of the Hinds County Chancery Clerk; run thence

Southeasterly along the North lines of said tax parcel 0902 010 001 and the Arch Aluminum and Glass Co., Inc., tract known as tax parcel 0902 010 003 recorded on tax map 426 and described in Deed Book 5071, Page 481, on file in the Office of the Hinds County Chancery Clerk, to the Northeast corner of said parcel 0902 010 003; run thence

South along the East line of said tax parcel 0902 010 003 to the intersection of said East line with the South line of the F. Harris Virden tract known as tax parcel 0902 014 000 recorded on tax map 419 and described in Deed Book 3514, Page 148, on file in the Office of the Hinds County Chancery

Clerk, said intersection being the Southwest corner of said parcel 0902 014 000; run thence

East along the South line of said tax parcel 0902 014 000 to the Southeast corner of said parcel, said corner also being the Northeast corner of the City of Jackson tract known as tax parcel 0902 010 000 recorded on tax maps 420 and 419 and described in Deed Book 3066, Page 389; run thence

South and Southeasterly along the East line of said parcel 0902 010 000 to the Northeast corner of the Cintas Sales Corp. tract known as tax parcel 0900 010 001 recorded on tax map 427 and described in Deed Book 5134, Page 18, on file in the Office of the Hinds County Chancery Clerk; run thence

Southeasterly along the East line of said tax parcel 0900 010 001 to its intersection with the North line of Section 8, Township 6 North, Range 1 East; run thence

West along the North line of said Section 8 to the Northwest corner of said Section 8; run thence

South along the West line of Section 8, Township 6 North, Range 1 East, to the intersection of said section line with the North Right-of-Way line of Hilda Drive; run thence

West to the South Right-of-Way line of Hilda Drive; run thence

Northwesterly along the South Right-of-Way line of Hilda Drive to its intersection with the South Right-of-Way line of the Natchez Trace Parkway; run thence

Southwesterly along the South Right-of-Way line of the Natchez Trace Parkway to the intersection of said Right-of-Way line with the North line of Section 12, Township 6 North, Range 1 West; run thence

East along the Northern boundary line of said Section 12 to the Northeast corner of said Section 12, Township 6 North, Range 1 West, said corner also being the Northwest corner of Section 7, Township 6 North, Range 1 East; run thence

South along the West line of said Section 7 to the Southwest corner of the NW ¼ of the NW ¼ of Section 7, Township 6 North, Range 1 East; said corner also being the Northwest corner of the Collins Wohner, et. al., tract known as tax parcel 0904-004- 000 recorded on tax map 464 and described in Deed Book 3888, Page 381, on file in the Office of the Hinds County Chancery Clerk; run thence

East along the North line of said tax parcel 0904-004-000, said North line being the line between the N $\frac{1}{2}$ and the S $\frac{1}{2}$ of the NW $\frac{1}{4}$ of Section 7, Township 6 North, Range 1 East, to the Northeast corner of said tax parcel; run thence

South along the East line of said tax parcel 0904-004-000 to the Southeast corner of said parcel; run thence

West along the South line of said tax parcel 0904-004-000 to the Northeast corner of the City of Jackson tract known as tax parcel 0905-001-000 recorded on tax map 472 and described in Deed Book 2086, Page 240, on file in the Office of the Hinds County Chancery Clerk; run thence

South along the East line of said tax parcel 0905-001-000 to the Southeast corner of said parcel, said corner also being the Northeast corner of the Roy L. Deberry, Jr., tract known as tax parcel 0905-002-000 recorded on tax map 472 and described in Deed Book 3836, Page 80; run thence

South along the East line of said tax parcel 0905-002-000 to the intersection of said East line with the North line of the Carol Caldwell and Leslie Edinburg tract known as tax parcel 0905-003-003 recorded on tax map 472 and described in Deed Book 2858, Page 354; run thence

East along the North lines of said tax parcel 0905-003-003; the Construction Equipment, Inc., tract known as tax parcel 0905-005-004 and described in Deed Book 3722, Page 660; the James O. Upton tract known as tax parcel 0905-010-000 and described in Deed Book 4556, Page 660; and the W. K. Paine tract known as tax parcel 0905-011-000 and described in Deed Book 2332, Page 428, to the Northeast corner of said tax parcel 0905-011-000, all said tax parcels being recorded on tax map 472; run thence

South along the East line of said tax parcel 0905-011-000 to the Northwest corner of the W. K. Paine tract known as tax parcel 0905-007-001 recorded on tax map 472, and described in Deed Book 2332, Page 428 on file in the Office of the Hinds County Chancery Clerk; run thence

East along the North line of said tax parcel 0905-007-001 to a point on the West line of the W. K. Paine tract known as tax parcel 0905-007-002 recorded on tax map 473, and described in Deed Book 2332, Page 428 on file in the Office of the Hinds County Chancery Clerk, said point being the Northwest corner of said tax parcel 0905-007-001; run thence

North along the said West line of said tax parcel 0905-007-002 to the Northwest corner of said parcel; run thence

East along the North line of said tax parcel 0905-007-002 to the Northeast corner of said parcel; run thence

Southerly along the East line of said tax parcel 0905-007-002 to the Southeast corner of said parcel, said corner being on the North Right-of-Way line of Forest Avenue; run thence

East along the North Right-of-Way line of Forest Avenue to its intersection with the East boundary line of Section 7, Township 6 North, Range 1 East; run thence

North along the section line between Sections 7 and 8, Township 6 North, Range 1 East to the Northwest corner of said Section 8; run thence

East along the Northern boundary line of said Section 8 to its intersection with the half-section line between the E $\frac{1}{2}$ and the W $\frac{1}{2}$ of Section 5, Township 6 North, Range 1 East; run thence

North along the line between the E $\frac{1}{2}$ and the W $\frac{1}{2}$ of said Section 5 to the Hinds and Madison County line, said boundary being the North line of said Section 5; run thence

Easterly along the North section lines of Sections 5, 4, 3, and 2; Township 6 North, Range 1 East, said section lines being the Hinds-Madison County boundary, to the intersection of the North section line of said Section 2 with the Eastern (Southern) Right-of-Way line of Interstate Highway 220; run thence

Northeasterly along the Eastern (Southern) Right-of-Way line of said Interstate Highway 220 to the section line between Sections 35 and 36, Township 7 North, Range 1 East; run thence

Northerly along the West line of Section 36, Township 7 North, Range 1 East, to the Southwest corner of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of said Section 36; run thence

Easterly along the South line of the N $\frac{1}{2}$ of the N $\frac{1}{2}$ of the N $\frac{1}{2}$ of said Section 36, said line being the Corporate Boundary of the City of Ridgeland, Mississippi, to the East Right-of-Way line of Interstate Highway 55; run thence

Southerly along the East Right-of-Way line of Interstate Highway 55, said line being the Corporate Boundary of the City of Ridgeland, Mississippi, to the West Right-of-Way line of U.S. Highway 51; run thence

Southerly along the West Right-of-Way line of said U.S. Highway 51, said line being the Corporate Boundary of the city of Ridgeland, Mississippi, to the Hinds-Madison County boundary; run thence

Easterly along the Hinds-Madison County boundary to the point of intersection of said boundary with the Rankin County boundary, said point being the POINT OF BEGINNING.

LESS AND EXCEPT the following described properties:

The Jack and Margaret Glascoe tract known as tax parcel 0906 009 000 recorded on tax map 423 and described in Deed Book 6236, Page 163; and the Jesse and Wariner. McGee tract known as tax parcel 0906 018 000 recorded on tax map 422 and described in Deed Book 1964, Page 246, on file in the Office of the Hinds County Tax Chancery Clerk.

PARCEL NO. 2 – AIRPORT PROPERTY EAST OF THE PEARL RIVER

The Corporate Limits and Boundaries of the City of Jackson, Mississippi, as enlarged and extended shall also include the boundaries of the lands constituting the Jackson Municipal Airport, Allen C. Thompson Field, in Rankin County, Mississippi, the description of which is as follows:

All of that part of Sections 26, 27, 28, 33, 34, and 35, Township 6 North, Range 2 East, and Sections 1, 2, 3, 10, 11 and 12, Township 5 North, Range 2 East, Rankin County, Mississippi, more particularly described as follows, less and except the G.M. & O. Railroad Right-of-Way as included herein:

Commencing at the intersection of the West line of Section 26, Township 6 North, Range 2 East and the center thread of Hog Creek, said point also being the Northwest corner of Parcel B as described in Deed Book 327, Page 639 in the Office of the Chancery Clerk of Rankin County, Mississippi, said point also being on the Existing Corporate Limits of the City of Flowood, Mississippi as described in the Final Judgment filed December 29, 2008 in Book 649, Page 526 in the Chancery Court of Rankin County, Mississippi, said point being the POINT OF BEGINNING;

Thence, following said Existing Corporate Limits of the City of Flowood, Mississippi, run Easterly along the center thread of Hog Creek to the Northeast corner of said Parcel B as described in Deed Book 327, Page 639;

Thence run Southerly along the East line of said Parcel B as described in Deed Book 327, Page 639 to the Southeast corner of said Parcel B as described in Deed Book 327, Page 639, said point also being the Northeast corner of Parcel A as described in Deed Book 327, Page 639 in the Office of the Chancery Clerk of Rankin County, Mississippi;

Thence run Southerly along the East line of said Parcel A as described in Deed Book 327, Page 639 to the Southeast corner of said Parcel A as described in Deed Book 327, Page 639;

Thence run North 89 Degrees 21 Minutes 31 Seconds East 2,640 feet, more or less, to the East line of said Section 35;

Thence, following said Existing Corporate Limits of the City of Flowood and continuing along the Existing Corporate Limits of the City of Pearl, Mississippi as described in the Final Decree filed January 27, 2011 and recorded in Book 728, Page 171 in the Chancery Court of Rankin County, Mississippi, run with said East line South 00 Degrees 01 Minutes West 1,320 feet, more or less, to a point;

Thence, following said Existing Corporate Limits of the City of Pearl, Mississippi, run South 89 Degrees 21 Minutes 31 Seconds West 2,448 feet, more or less, to the Northeast corner of Parcel 23-A as described in Deed Book 360, Page 365 in the Office of the Chancery Clerk of Rankin County, Mississippi;

Thence run Southeasterly along the East line of said Parcel 23-A as described in Deed Book 360, Page 365 to the Southeast corner of said Parcel 23-A as described in Deed Book 360, Page 365, said point also being on the North line of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of said Section 35, said point also being on the North line of a parcel described in Deed Book 364, Page 34 in the Office of the Chancery Clerk of Rankin County, Mississippi;

Thence run Easterly along the North line said parcel described in Deed Book 364, Page 34 to the Northeast corner of said parcel described in Deed Book 364, Page 34;

Thence run Southerly along the East line of said parcel described in Deed Book 364, Page 34 to the Southeast corner of said parcel described in Deed Book 364, Page 34, said point also being on the North line of Section 2, Township 5 North, Range 2 East;

Thence run Easterly along the North line of said Section 2 to the Northeast corner of said Section 2;

Thence run Southerly along the East line of said Section 2 to the Southeast corner of Parcel 23-B as described in Deed Book 360, Page 365 in the Office of the Chancery Clerk of Rankin County, Mississippi, said point also being on the North line of the South $\frac{1}{2}$ of Section 1, Township 5 North, Range 2 East;

Thence run Easterly along the North line of the South $\frac{1}{2}$ of said Section 1 to the Northeast corner of the Northwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of said Section 1, said point also being on the East line of a parcel described in Deed Book 359, Page 21 in the Office of the Chancery Clerk of Rankin County, Mississippi;

Thence run Southerly along the East line of the West $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of said Section 1 to the Southeast corner of the Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of said Section 1, said point also being on the South line of said parcel described in Deed Book 359, Page 21;

Thence run Westerly along the South line of said parcel described in Deed Book 359, Page 21 to the Northeast corner of Section 11, Township 5 North, Range 2 East, said point also being the Northeast corner of a parcel described in Deed Book 255, Page 555 in the Office of the Chancery Clerk of Rankin County, Mississippi;

Thence run Southerly along the East line of said Section 11 to the Northwest corner of a parcel described in Deed Book 270, Page 327 in the Office of the Chancery Clerk of Rankin County, Mississippi;

Thence run Easterly along the North line of said parcel described in Deed Book 270, Page 327 to the Northeast corner of said parcel described in Deed Book 270, Page 327;

Thence run Southerly along the East line of said parcel described in Deed Book 270, Page 327 to the Southeast corner of said parcel described in Deed Book 270, Page 327, said point also being on the North Right-of-Way of Old Brandon Road;

Thence run Westerly along said North Right-of-Way of Old Brandon Road to the Southeast corner of a parcel described in the fourth paragraph of Deed Book 157, Page 417 in the Office of the Chancery Clerk of Rankin County, Mississippi;

Thence run Westerly along the South line of said parcel described in the fourth paragraph of Deed Book 157, Page 417 for 298 feet, more or less, to a point;

Thence run North 89 Degrees 16 Minutes West 324 feet to a point;

Thence run South 23 Degrees 11 Minutes 40 Seconds West 54.3 feet to a point;

Thence run South 89 Degrees 16 Minutes East 648 feet to a point;

Thence run South 00 Degrees 34 Minutes East 50 feet, more or less, to a point on the South Right-of-Way of Old Brandon Road, said point also being on said Existing Corporate Limits of the City of Pearl, Mississippi;

Thence, following said Existing Corporate Limits of the City of Pearl, Mississippi, run Easterly along said South Right-of-Way of Old Brandon Road to the Northeast corner of a parcel described in Deed Book 305, Page 796 in the Office of the Chancery Clerk of Rankin County, Mississippi;

Thence run Southerly along the East line of said parcel described in Deed Book 305, Page 796 to the Southeast corner of said parcel described in Deed Book 305, Page 796, said point also being the Northeast corner of a parcel described in Deed Book 305, Page 801 in the Office of the Chancery Clerk of Rankin County, Mississippi;

Thence run Southerly along the East line of said parcel described in Deed Book 305, Page 801 to the North Right-of-Way of U.S. Highway 80;

Thence run Westerly along said North Right-of-Way of U.S. Highway 80 to the Southwest corner of said parcel described in Deed Book 305, Page 801;

Thence run Northerly along the West line of said parcel described in Deed Book 305, Page 801 to the Northwest corner of said parcel described in Deed Book 305, Page 801, said point also being the Southwest corner of said parcel described in Deed Book 305, Page 796;

Thence run Northerly along the West line of said parcel described in Deed Book 305, Page 796 to its intersection with the Southeast corner of a parcel described in Deed Book 216, Page 499 in the Office of the Chancery Clerk of Rankin County, Mississippi;

Thence run Westerly along the South line of said parcel described in Deed Book 216, Page 499 to the Southwest corner of said parcel described in Deed Book 216, Page 499;

Thence run North 89 Degrees 54 Minutes West 1,093.4 feet to a point;

Thence run South 23 Degrees 47 Minutes West 147.2 feet to a point;

Thence run South 23 Degrees 11 Minutes 40 Seconds West 375.45 feet to the PC of a 2 Degrees 38 Minutes curve to the left;

Thence run with said curve 684.30 feet to the PT of said curve;

Thence run South 05 Degrees 06 Minutes West 5.4 feet to a point;

Thence run North 89 Degrees 54 Minutes West 200.76 feet to a point;

Thence run North 05 Degrees 06 Minutes East 22.9 feet to the PC of a 2 Degrees 25 Minutes curve to the right;

Thence run with said curve 747.6 feet to the PT of said curve;

Thence run North 23 Degrees 11 Minutes 40 Seconds East 436.15 feet to a point;

Thence run North 22 Degrees 04 Minutes West 949.5 feet to the West Line of Section 11, Township 5 North, Range 2 East;

Thence run with said West Line North 00 Degrees 34 Minutes West 394.6 feet to a point;

Thence run South 89 Degrees 10 Minutes East 668 feet to a point;

Thence run South 88 Degrees 38 Minutes East 279.7 feet to a point;

Thence run North 23 Degrees 11 Minutes 40 Seconds East 54.3 feet to a point;

Thence run North 89 Degrees 16 Minutes West 1,348.7 feet to a concrete monument, said monument being located at the Southeast corner of Parcel B as described in Deed Book 247, Page 29 in the Office of the Chancery Clerk of Rankin County, Mississippi;

Thence run Westerly along the South line of said Parcel B as described in Deed Book 247, Page 29 to its intersection with the former East Right-of-Way of Mississippi Highway 475, said point also being on said Existing Corporate Limits of the City of Flowood, Mississippi;

Thence, following said Existing Corporate Limits of the City of Flowood, Mississippi, run Northwesterly along the former East Right-of-Way of Mississippi Highway 475 and continuing along the current East Right-of-Way of Mississippi Highway 475 to its intersection with the South Right-of-Way of the Illinois Central Gulf Railroad (formerly the G.M. & O. Railroad);

Thence run Northeasterly along said South Right-of-Way of the Illinois Central Gulf Railroad to its intersection with the East line of Section 28, Township 6 North, Range 2 East;

Thence run Northerly 330 feet, more or less, to a point, said point being North 00 Degrees 30 Minutes West 799.7 feet of the corner common to Sections 27, 28, 33, and 34, Township 6 North, Range 2 East;

Thence run North 65 Degrees 08 Minutes East 109.8 feet to a point;

Thence run South 00 Degrees 30 Minutes East 310 feet to said South Right-of-Way line of the Illinois Central Gulf Railroad;

Thence run with said South Right-of-Way of the Illinois Central Gulf Railroad North 65 Degrees 08 Minutes East 2,158.2 feet to the East Right-of-Way of Fox Hall Public Road;

Thence run with the East Right-of-Way line of said Fox Hall Road North 27 Degrees 38 Minutes West 522 feet to the South Right-of-Way Line of Jackson-Fannin Public Road;

Thence run with said South Right-of-Way Line of Jackson-Fannin Public Road Northeasterly 2,106 feet;

Thence run South 70 Degrees 30 Minutes East 528 feet to a point;

Thence run South 198 feet, more or less, to the center thread of Hog Creek;

Thence run Easterly along the center thread of Hog Creek to the Northwest corner of said Parcel B as described in Deed Book 327, Page 639, and being the POINT OF BEGINNING.

LESS AND EXCEPT that portion of the Right-of-Way of Cooper Road and El Dorado Road that falls in the Northeast $\frac{1}{4}$ of Section 2, Township 5 North, Range 2 East and also being located in the City of Pearl, Mississippi as described in the Final Decree filed January 27, 2011 and recorded in Book 728, Page 171 in the Chancery Court of Rankin County, Mississippi and

LESS AND EXCEPT that portion of the former Right-of-Way of Fox Hall Road that falls in the Northwest $\frac{1}{4}$ of Section 3, Township 5 North, Range 2 East, said former Right-of-Way of Fox Hall Road also being located South of the South line of Parcel A as described in Deed Book 246, Page 172 in the Office of the Chancery Clerk of Rankin County, Mississippi, said former Right-of-Way of Fox Hall Road also being located North of the North lines of Parcel A as described in Deed Book 247, page 290 in the Office of the Chancery Clerk of Rankin County, Mississippi and Parcel A as described in Deed Book 247, Page 490 in the Office of the Chancery Clerk of Rankin County, Mississippi.

(b). If the Ordinance Incorporating Properties Constituting an Airport or Air Navigational Facility in Rankin County, Mississippi, Into the Corporate Limits and Boundaries of the City of Jackson, Mississippi, which was adopted by the City Council of the City of Jackson, Mississippi on August 6, 2019 (currently on appeal to the Circuit Court of Hinds County, Mississippi in Cause No. 25CI1:19-CV-00570-AHW) is reversed on appeal, the corporate limits and boundaries of the City of Jackson, Mississippi, shall be and are described as follows:

CITY OF JACKSON, MISSISSIPPI
RESULTANT ENLARGED CITY

*(Excluding Area Annexed by City of Jackson, Mississippi
by Ordinance dated August 6, 2019)*

PARCEL 1 - CITY WEST OF PEARL RIVER

The Corporate Limits and Boundaries of the City of Jackson, Mississippi, as enlarged and extended west of the Pearl River in Hinds County and Madison County, Mississippi, are described as follows:

Begin at the intersection of the Madison County line with the Hinds County and Rankin County line; run thence

Southerly and Southwesterly along the line between Hinds County and Rankin County to the section line between Sections 3 and 10, Township 4 North, Range 1 East; run thence

Westerly along the line between Sections 3 and 10, Sections 4 and 9, and partially along the line between Sections 5 and 8, Township 4 North, Range 1 East to the intersection of said line with the West Right-of-Way of the Illinois Central Gulf Railroad; run thence

Southwesterly along said West railroad Right-of-Way to its intersection with an Easterly extension of the South Right-of-Way of Bounds Road; run thence

Westerly following the extension of the said South Right-of-Way of Bounds Road to a point, said point being the intersection of the West Right-of-Way of Old Byram Road and the South Right-of-Way of Bounds Road; run thence

Westerly along the said South Right-of-Way of Bounds Road to the intersection of the South Right-of-Way of Bounds Road with the East Right-of-Way of Terry Road (U.S. Highway 51); run thence

Westerly along a Westerly extension of the South Right-of-Way of Bounds Road, crossing said Terry Road, to its intersection with the centerline of an

unnamed creek, said unnamed creek being a tributary of Trahon Creek; run thence

Northwesterly following the meanderings of the centerline of said unnamed creek to a point on the Southwest boundary of Brookleigh Subdivision, part 11, said point being on the South property line of lot 21, as described and recorded in Plat Book 34, Page 10, on file in the Office of the Chancery Clerk of Hinds County, Mississippi; continue thence

Northwesterly following the meanderings of said unnamed creek, said creek being generally along the Southwest boundaries of said Brookleigh Subdivision, part 11; and Brookleigh Subdivision, part 5, as described and recorded in Plat Book 28, Page 28; Brookleigh Subdivision, part 7 (amended), as described and recorded in Plat Book 30, Page 32; Brookleigh Estates as described and recorded in Plat Book 36, Page 9; and the South boundary of Torrey Pines of Brookwood, part 2, as described and recorded in Plat Book 32, Page 11; to a point near the Southwest corner of said Torrey Pines, all previously named subdivision plats being on file in the Office of the Chancery Clerk of Hinds County, Mississippi; continue thence

Northwesterly along the meandering centerline of the said unnamed creek to a point being the corner common to Brookwood Place, part 3, as described and recorded in Plat Book 34, page 42; and Brookwood Place, part 1, as described and recorded in Plat Book 33, Page 20 on file in the Office of the Chancery Clerk of Hinds County, Mississippi; run thence

Westerly, leaving said centerline of unnamed creek, along the South boundary of said Brookwood Place, part 1, to the Southwest corner of said Brookwood place, part 1; run thence

Northerly, along the West boundary of said Brookwood Place, part 1, to its intersection with the centerline of said unnamed creek; run thence

Northwesterly leaving said West boundary of Brookwood Place, part 1, along the centerline of said unnamed creek to its intersection with the West Right-of-Way of Henderson Road; run thence

Northerly along said West Right-of-Way of said Henderson Road to a point being the intersection of said West Right-of-Way with the half-section line between the N ½ and the S ½ of Section 34, Township 5 North, Range 1 West; run thence

West along the half-section line between the N ½ and S ½ of said Section 34 to the intersection of the North-South section line between Sections 33 and 34, Township 5 North, Range 1 West; run thence

North along the North-South section line between Sections 33 and 34, Township 5 North, Range 1 West, to the South Right-of-Way line of McCluer Road; run thence

Westerly along the South Right-of-Way line of McCluer Road to the Westerly Right-of-Way line of Siwell Road; run thence

Northerly along the Westerly Right-of-Way line of Siwell Road to its intersection with the South boundary line of Section 28, Township 5 North, Range 1 West; run thence

Westerly along the South boundary line of said Section 28 and continue along the South boundary line of Sections 29 and 30, Township 5 North, Range 1 West, to its intersection with the Southwest corner of the East $\frac{1}{2}$ of the West $\frac{1}{2}$ of said Section 30;

Thence run northerly along the West line of the East $\frac{1}{2}$ of the West $\frac{1}{2}$ of said Section 30 to its intersection with the South right-of-way of McFarland Road;

Thence run westerly along the South right-of-way of McFarland Road to its intersection with the Southerly extension of the East line of a parcel described in Deed Book 7186 Page 5401 in the Office of the Chancery Clerk of Hinds County, Mississippi, also known as parcel number 4852-341;

Thence run northerly along said southerly extension and the East line of said parcel described in Deed Book 7186 Page 5401 to its intersection of with the South line of Section 19, Township 5 North, Range 1 West;

Thence run easterly along the South line of said Section 19 to its intersection with the West line of a parcel described in Deed Book 7246 Page 6509 in the Office of the Chancery Clerk of Hinds County, Mississippi, also known as parcel number 4852-24;

Thence run northerly along the West line of said parcel described in Deed Book 7246 Page 6509 and its northerly extension to its intersection with the North right-of-way of Jackson-Raymond Road;

Thence run westerly along the North right-of-way of Jackson-Raymond Road to its intersection with the West line of the East $\frac{1}{2}$ of the West $\frac{1}{2}$ of said Section 19;

Thence run northerly along said West line of the East $\frac{1}{2}$ of the West $\frac{1}{2}$ of said Section 19 to its intersection with the North line of the South $\frac{1}{2}$ of said Section 19;

Thence run easterly along the North line of the South $\frac{1}{2}$ of said Section 19 to its intersection with the East right-of-way of Springridge Road;

Thence run southerly along said East right of way of Springridge Road to its intersection with the North line of a parcel described in Deed Book 7257 Page 0569 in the Office of the Chancery Clerk of Hinds County, Mississippi, also known as parcel number 4852-37-1;

Thence run easterly along the North line of said parcel described in Deed Book 7257 Page 0569 to its intersection with the East line of a parcel described in Deed Book 7238 Page 6714 in the Office of the Chancery Clerk of Hinds County, Mississippi, also known as parcel number 4852-12;

Thence run northerly along said East line of said parcel described in Deed Book 7238 Page 6714 to its intersection with the North line of the South $\frac{1}{2}$ of said Section 19;

Thence run easterly along the North line of the South $\frac{1}{2}$ of said Section 19 to its intersection with the West line of Section 20, Township 5 North, Range 1 West;

Thence run northerly along the West line of said Section 20 to its intersection with the North Right-of-Way line of Mississippi Highway 18; run thence

Easterly along the North Right-of-Way line of Mississippi Highway 18 to its intersection with the section line between Sections 16 and 17, Township 5 North, Range 1 West; run thence

North along the section line between Sections 16 and 17, Township 5 North, Range 1 West to the intersection with a line between the N $\frac{1}{2}$ and S $\frac{1}{2}$ of the S $\frac{1}{2}$ of Section 16, Township 5 North, Range 1 West; run thence

East along said line between the N $\frac{1}{2}$ and S $\frac{1}{2}$ of the S $\frac{1}{2}$ of said Section 16 to the section line between Sections 15 and 16; run thence

North along the section line between said Sections 15 and 16 to the intersection of said section line with a line between the N $\frac{1}{2}$ and the S $\frac{1}{2}$ of said Section 15, Township 5 North, Range 1 West; run thence

East along said half-section line between the N $\frac{1}{2}$ and S $\frac{1}{2}$ of said Section 15 to its intersection with the West Right-of-Way line of Maddox Road; run thence

Northerly along the West Right-of-Way line of said Maddox road to the intersection of the section line between Sections 3 and 10, Township 5 North, Range 1 West; run thence

West along the section lines between Sections 3 and 10, 4 and 9, 5 and 8, Township 5 North, Range 1 West to the intersection of the line between the E $\frac{1}{2}$ and the W $\frac{1}{2}$ of said Section 5, Township 5 North, Range 1 West; run thence

North along said half-section line between the E $\frac{1}{2}$ and the W $\frac{1}{2}$ of said Section 5, Township 5 North, Range 1 West, to a point at the intersection of said half-section line with the North Right- of-Way line of the I.C. Railroad (now I.C. Gulf Railroad), run thence

North 00 degrees 04 minutes 30 seconds West 2436.13 feet; run thence

North 89 degrees 52 minutes 30 seconds East 1320.3 feet to a point; run thence

North 00 degrees 05 minutes West 1330 .19 feet to the North boundary line of said Section 5, Township 5 North, Range 1 West; run thence

East along the North boundary line of said Section 5, Township 5 North, Range 1 West to the Southwest corner of Section 33, Township 6 North, Range 1 West, said line being a portion of the Southern boundary line of the Corporate Limits of the City of Clinton, Mississippi; run thence

East along the section line between Section 33, Township 6 North, Range 1 West and Section 4, Township 5 North, Range 1 West, to the line between the E $\frac{1}{2}$ and the W $\frac{1}{2}$ of said Section 33, Township 6 North, Range 1 West; run thence

North along the line between the E $\frac{1}{2}$ and the W $\frac{1}{2}$ of said Section 33, Township 6 North, Range 1 West to the Southwest corner of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of said Section 33, Township 6 North, Range 1 West; run thence

East to the Southeast corner of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of said Section 33, Township 6 North, Range 1 West; run thence

North along the East line of said NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 33 to its intersection with the South Right-of-Way line of U.S. Highway 80, the same being a portion of the South boundary line of the Corporate Limits of the City of Clinton; run thence

Southeast along the South Right-of-Way line of U.S. Highway 80 to its intersection with the West Right-of-Way line of Shaw Road, being a portion

of the Southerly boundary line of the Corporate Limits of the City of Clinton; run thence

North along the West Right-of-Way line of Shaw road to its intersection with the East line of Section 28, Township 6 North, Range 1 West, being a portion of the Eastern boundary line of the City of Clinton, Mississippi, run thence

North along the line between Sections 27 and 28 to the common corner of Sections 21, 22, 27 and 28, Township 6 North, Range 1 West; run thence

East along the section line between Sections 22 and 27 to the common corner of Sections 22, 23, 26 and 27, Township 6 North, Range 1 West; run thence

North along the section line between Sections 22 and 23 to the half-section line between the N ½ and the S ½ of Section 23, Township 6 North, Range 1 West; run thence

East along said half-section line to its intersection with the West Right-of-Way line of McWilliams Road (Flag Chapel Road); run thence

North along the West Right-of-Way line of McWilliams Road (Flag Chapel Road) to its intersection with the South Right-of-Way line of Northside Drive; run thence

West along the Southern Right-of-Way line of Northside Drive to its intersection with the section line between Sections 22 and 23, Township 6 North, Range 1 West; run thence

North along the section line between Sections 22 and 23, 14 and 15, and 10 and 11 to the intersection of said section line with the South Right-of-Way line of the Natchez Trace Parkway; run thence

North along the West lines of Sections 11 and 2, Township 6 North, Range 1 West, to the Northwest corner of said Section 2; run thence

East along the North lines of Sections 2 and 1, Township 6 North, Range 1 West, to the Northeast corner of said Section 1, said corner also being the Northwest corner of Section 6, Township 6 North, Range 1 East; run thence

East along the North line of said Section 6 to the intersection of said section line with the South Right-of-Way line of the Natchez Trace Parkway; run thence

Southwesterly along the South Right-of-Way line of the Natchez Trace Parkway to the Northwest corner of the City of Jackson tract known as tax parcel 0902 010 000 recorded on tax maps 420 and 419 and described in Deed Book 3006, Page 389, on file in the Office of the Hinds County Chancery Clerk; run thence

Southeasterly along the North line of said tax parcel 0902 010 000 to its intersection with the West Right-of-Way line of the North West Industrial Parkway; run thence

Northerly along the West Right-of-Way line of the NW Industrial Parkway to its intersection with the South Right-of-Way line of West County Line Road; run thence

Easterly along the South Right-of-Way line of West County Line Road to its intersection with the East Right-of-Way line of the NW Industrial Parkway; run thence

Southerly along the East Right-of-Way line of the NW Industrial Parkway to the Northwest corner of the City of Jackson tract known as tax parcel 0902 010 001 recorded on tax map 419 and described in Deed Book 3300, Page 256, on file in the Office of the Hinds County Chancery Clerk; run thence

Southeasterly along the North lines of said tax parcel 0902 010 001 and the Arch Aluminum and Glass Co., Inc., tract known as tax parcel 0902 010 003 recorded on tax map 426 and described in Deed Book 5071, Page 481, on file in the Office of the Hinds County Chancery Clerk, to the Northeast corner of said parcel 0902 010 003; run thence

South along the East line of said tax parcel 0902 010 003 to the intersection of said East line with the South line of the F. Harris Virden tract known as tax parcel 0902 014 000 recorded on tax map 419 and described in Deed Book 3514, Page 148, on file in the Office of the Hinds County Chancery Clerk, said intersection being the Southwest corner of said parcel 0902 014 000; run thence

East along the South line of said tax parcel 0902 014 000 to the Southeast corner of said parcel, said corner also being the Northeast corner of the City of Jackson tract known as tax parcel 0902 010 000 recorded on tax maps 420 and 419 and described in Deed Book 3066, Page 389; run thence

South and Southeasterly along the East line of said parcel 0902 010 000 to the Northeast corner of the Cintas Sales Corp. tract known as tax parcel 0900 010 001 recorded on tax map 427 and described in Deed Book 5134,

Page 18, on file in the Office of the Hinds County Chancery Clerk; run thence

Southeasterly along the East line of said tax parcel 0900 010 001 to its intersection with the North line of Section 8, Township 6 North, Range 1 East; run thence

West along the North line of said Section 8 to the Northwest corner of said Section 8; run thence

South along the West line of Section 8, Township 6 North, Range 1 East, to the intersection of said section line with the North Right-of-Way line of Hilda Drive; run thence

West to the South Right-of-Way line of Hilda Drive; run thence

Northwesterly along the South Right-of-Way line of Hilda Drive to its intersection with the South Right-of-Way line of the Natchez Trace Parkway; run thence

Southwesterly along the South Right-of-Way line of the Natchez Trace Parkway to the intersection of said Right-of-Way line with the North line of Section 12, Township 6 North, Range 1 West; run thence

East along the Northern boundary line of said Section 12 to the Northeast corner of said Section 12, Township 6 North, Range 1 West, said corner also being the Northwest corner of Section 7, Township 6 North, Range 1 East; run thence

South along the West line of said Section 7 to the Southwest corner of the NW ¼ of the NW ¼ of Section 7, Township 6 North, Range 1 East; said corner also being the Northwest corner of the Collins Wohner, et. al., tract known as tax parcel 0904-004- 000 recorded on tax map 464 and described in Deed Book 3888, Page 381, on file in the Office of the Hinds County Chancery Clerk; run thence

East along the North line of said tax parcel 0904-004-000, said North line being the line between the N ½ and the S ½ of the NW ¼ of Section 7, Township 6 North, Range 1 East, to the Northeast corner of said tax parcel; run thence

South along the East line of said tax parcel 0904-004-000 to the Southeast corner of said parcel; run thence

West along the South line of said tax parcel 0904-004-000 to the Northeast corner of the City of Jackson tract known as tax parcel 0905-001-000

recorded on tax map 472 and described in Deed Book 2086, Page 240, on file in the Office of the Hinds County Chancery Clerk; run thence

South along the East line of said tax parcel 0905-001-000 to the Southeast corner of said parcel, said corner also being the Northeast corner of the Roy L. Deberry, Jr., tract known as tax parcel 0905-002-000 recorded on tax map 472 and described in Deed Book 3836, Page 80; run thence

South along the East line of said tax parcel 0905-002-000 to the intersection of said East line with the North line of the Carol Caldwell and Leslie Edinburg tract known as tax parcel 0905-003-003 recorded on tax map 472 and described in Deed Book 2858, Page 354; run thence

East along the North lines of said tax parcel 0905-003-003; the Construction Equipment, Inc., tract known as tax parcel 0905-005-004 and described in Deed Book 3722, Page 660; the James O. Upton tract known as tax parcel 0905-010-000 and described in Deed Book 4556, Page 660; and the W. K. Paine tract known as tax parcel 0905-011-000 and described in Deed Book 2332, Page 428, to the Northeast corner of said tax parcel 0905-011-000, all said tax parcels being recorded on tax map 472; run thence

South along the East line of said tax parcel 0905-011-000 to the Northwest corner of the W. K. Paine tract known as tax parcel 0905-007-001 recorded on tax map 472, and described in Deed Book 2332, Page 428 on file in the Office of the Hinds County Chancery Clerk; run thence

East along the North line of said tax parcel 0905-007-001 to a point on the West line of the W. K. Paine tract known as tax parcel 0905-007-002 recorded on tax map 473, and described in Deed Book 2332, Page 428 on file in the Office of the Hinds County Chancery Clerk, said point being the Northwest corner of said tax parcel 0905-007-001; run thence

North along the said West line of said tax parcel 0905-007-002 to the Northwest corner of said parcel; run thence

East along the North line of said tax parcel 0905-007-002 to the Northeast corner of said parcel; run thence

Southerly along the East line of said tax parcel 0905-007-002 to the Southeast corner of said parcel, said corner being on the North Right-of-Way line of Forest Avenue; run thence

East along the North Right-of-Way line of Forest Avenue to its intersection with the East boundary line of Section 7, Township 6 North, Range 1 East; run thence

North along the section line between Sections 7 and 8, Township 6 North, Range 1 East to the Northwest corner of said Section 8; run thence

East along the Northern boundary line of said Section 8 to its intersection with the half-section line between the E $\frac{1}{2}$ and the W $\frac{1}{2}$ of Section 5, Township 6 North, Range 1 East; run thence

North along the line between the E $\frac{1}{2}$ and the W $\frac{1}{2}$ of said Section 5 to the Hinds and Madison County line, said boundary being the North line of said Section 5; run thence

Easterly along the North section lines of Sections 5, 4, 3, and 2; Township 6 North, Range 1 East, said section lines being the Hinds-Madison County boundary, to the intersection of the North section line of said Section 2 with the Eastern (Southern) Right-of-Way line of Interstate Highway 220; run thence

Northeasterly along the Eastern (Southern) Right-of-Way line of said Interstate Highway 220 to the section line between Sections 35 and 36, Township 7 North, Range 1 East; run thence

Northerly along the West line of Section 36, Township 7 North, Range 1 East, to the Southwest corner of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of said Section 36; run thence

Easterly along the South line of the N $\frac{1}{2}$ of the N $\frac{1}{2}$ of the N $\frac{1}{2}$ of said Section 36, said line being the Corporate Boundary of the City of Ridgeland, Mississippi, to the East Right-of-Way line of Interstate Highway 55; run thence

Southerly along the East Right-of-Way line of Interstate Highway 55, said line being the Corporate Boundary of the City of Ridgeland, Mississippi, to the West Right-of-Way line of U.S. Highway 51; run thence

Southerly along the West Right-of-Way line of said U.S. Highway 51, said line being the Corporate Boundary of the city of Ridgeland, Mississippi, to the Hinds-Madison County boundary; run thence

Easterly along the Hinds-Madison County boundary to the point of intersection of said boundary with the Rankin County boundary, said point being the POINT OF BEGINNING.

LESS AND EXCEPT the following described properties:

The Jack and Margaret Glascoe tract known as tax parcel 0906 009 000 recorded on tax map 423 and described in Deed Book 6236, Page 163; and the Jesse and Wariner. McGee tract known as tax parcel 0906 018 000

recorded on tax map 422 and described in Deed Book 1964, Page 246, on file in the Office of the Hinds County Tax Chancery Clerk.

PARCEL NO. 2 – AIRPORT PROPERTY EAST OF THE PEARL RIVER

The Corporate Limits and Boundaries of the City of Jackson, Mississippi, as enlarged and extended shall also include the boundaries of the lands constituting the Jackson Municipal Airport, Allen C. Thompson Field, in Rankin County, Mississippi, the metes and bounds description of which is as follows:

All of that part of Sections 27, 34 and 35, Township 6 North, Range 2 East, and Sections 2, 3, 10 and 11, Township 5 North, Range 2 East, Rankin County, Mississippi, more particularly described as follows, less and except the G.M. & O. Railroad right-of-way as included herein:

Beginning at the corner common to Sections 26, 27, 34 and 35, Township 6 North, Range 2 East, with Mississippi state plane coordinates of North 664,675.75, East 580,356 .33; run thence with the North line of Section 35, North 89 Degrees 21 Minutes 31 seconds East 1,320.00 feet to a point; run thence

South 00 Degrees 00 Minutes 51 seconds West 1,320.0 feet to a point; run thence

North 89 Degrees 21 Minutes 31 seconds East 3,960.0 feet to the East line of Section 35; run thence

With said East line South 00 Degrees 01 Minutes West 1,320.0 feet to a point; run thence

South 89 Degrees 21 Minutes 31 seconds West 3,960.0 feet to a point; run thence

South 00 Degrees 00 Minutes 51 seconds West 294.5 feet to a point; run thence

South 22 Degrees 06 Minutes East 2,520.9 feet to a concrete monument on the South line of Section 35; run thence

With said South line North 89 Degrees 24 Minutes East 370.4 feet to a point; run thence

South 03 Degrees 10 Minutes West 806.8 feet to a point; run thence

South 22 Degrees 06 Minutes East 2,630.8 feet to a concrete monument; run thence

South 67 Degrees 54 Minutes West 749.8 feet to a concrete monument; run thence

South 22 Degrees 06 Minutes East 1,199.8 feet to a concrete monument; run thence

South 67 Degrees 54 Minutes West 2,366.6 feet to a concrete monument located in the Northwest 1/4 of Section 11; run thence

South 8 Degrees 51 Minutes 36 seconds East 1,202.0 feet to a point; run thence

South 00 Degrees 26 Minutes East 1,030.0 feet to a point; run thence

North 89 Degrees 16 Minutes West 275.0 feet to a point; run thence

South 04 Degrees 29 Minutes West 296 feet to a point; run thence

North 89 Degrees 16 Minutes West 324 feet to a point; run thence

South 23 Degrees 11 Minutes 40 seconds West 54.3 feet to a point; run thence

South 89 Degrees 16 Minutes East 648 feet to a point; run thence

South 00 Degrees 34 Minutes East 1,177.43 feet to a point; run thence

South 67.4 feet to a point; run thence

North 89 Degrees 54 Minutes West 1,093.4 feet to a point; run thence

South 23 Degrees 47 Minutes West 147 .2 feet to a point; run thence

South 23 Degrees 11 Minutes 40 seconds West 375.45 feet to the pc of a 2 Degrees 38 Minutes curve to the left; run thence

With said curve 684.30 feet to the pt of said curve; run thence

South 05 Degrees 06 Minutes West 5.4 feet to a point; run thence

North 89 Degrees 54 Minutes West 200.76 feet to a point; run thence

North 05 Degrees 06 Minutes East 22.9 feet to the pc of a 2 Degrees 25 Minutes curve to the right; run thence

With said curve 747.6 feet to the pt of said curve; run thence

North 23 Degrees 11 Minutes 40 seconds East 436.15 feet to a point; run thence

North 22 Degrees 04 Minutes West 949.5 feet to the West line of Section 11; run thence

With said West line North 00 Degrees 34 Minutes West 394.6 feet to a point; run thence

South 89 Degrees 10 Minutes East 668 feet to a point; run thence

South 88 Degrees 38 Minutes East 279.7 feet to a point; run thence

North 23 Degrees 11 Minutes 40 seconds East 54.3 feet to a point; run thence

North 89 Degrees 16 Minutes West 1,348.7 feet to a concrete monument; run thence

North 22 Degrees 05 Minutes West 2,859.6 feet to a point; run thence

North 22 Degrees 05 Minutes West 5,714.2 feet to a point on the North line of Section 3; run thence

With said North line South 89 Degrees 21 Minutes 31 seconds West 29.7 feet to a point; run thence

North 00 Degrees 20 Minutes West 72.5 feet to a point; run thence

North 22 Degrees 05 Minutes West 2,769.0 feet to a concrete monument; run thence

South 89 Degrees 28 Minutes 01 seconds West 297.62 feet to the West line of Section 34; run thence

With said West line North 00 Degrees 29 Minutes 43 seconds West 2,650.24 feet to the corner common to Sections 27, 28, 33, and 34; run thence

North 00 Degrees 30 Minutes West 799.7 feet to a point; run thence

North 65 Degrees 08 Minutes East 109.8 feet to a point; run thence

South 00 Degrees 30 Minutes East 310.0 feet to the South right-of-way line of the G.M. & O. Railroad; run thence

With said South right-of-way North 65 Degrees 08 Minutes East 2,158.2 feet to the East right-of-way of Fox Hall Public Road; run thence

With the East right-of-way line of said Fox Hall Road North 27 Degrees 38 Minutes West 522.0 feet to the South right-of-way line of Jackson-Fannin public road; run thence

With said South right-of-way line of Jackson-Fannin public road Northeasterly 2,106 feet; run thence

South 70 Degrees 30 Minutes East 528.0 feet to a point; run thence

South 198.0 feet more or less to the center line of Hog Creek; run thence

With the meander of Hog Creek Southeasterly to the East line of Section 27; run thence

With said Section 27 South 00 Degrees 01 Minute West to the point of beginning, containing 2,108.5 acres more or less.

SECTION 4. The City of Jackson, Mississippi shall make the following improvements in said annexed territory to be completed within a reasonable time, not to exceed five (5) years from the effective date of the Ordinance, unless delayed by war or military preparedness:

- (a) Improve existing streets and drainage where necessary and economically feasible and legally permissible;
- (b) Install water lines, water service, sewage disposal lines, sewage treatment facilities, and street lighting, where necessary and economically feasible and legally permissible;
- (c) Construct and equip such additional public safety facilities as warranted by concentration of population and non-residential activities, proximity requirements and the operational realities of delivering public safety services; and
- (d) Said services shall be furnished in the same manner as such services are being furnished to the present citizens, businesses and property owners of the municipality where necessary and economically feasible and legally permissible.

SECTION 5. The City of Jackson, Mississippi shall furnish to the said annexed territory the following municipal and public services in the same manner and to the same extent as such services are being furnished to the present citizens of the municipality, such services to begin on the effective date of this Ordinance, to wit:

- (a) police protection;
- (b) municipal court services;
- (c) animal control services;
- (d) first response fire protection and fire prevention services;
- (e) emergency medical services;
- (f) emergency preparedness and civil defense services;
- (g) engineering services;
- (h) maintenance of streets and related structures;
- (i) right of way maintenance services;
- (j) traffic systems maintenance services;
- (k) street lighting;
- (l) administration of sanitation service;
- (m) access to the City's cultural facilities, services and programs;
- (n) access to the City's parks and recreation facilities and programs;
- (o) water and sewer utility services at in-city rates for those who are customers of the City utility services;
- (p) municipal planning and zoning services;
- (q) municipal code enforcement and building inspection services;
- (r) the right to fully participate in the affairs of the municipality through direct involvement and the right to exercise the ballot (vote) in municipal elections upon registering and meeting all statutory and constitutional requirements; and
- (s) the use and benefit of all other municipal services and facilities furnished to all present citizens of the City of Jackson, Mississippi.

SECTION 6. The City of Jackson, Mississippi shall undertake the following redistricting, planning and zoning activities following the effective date of the Ordinance, to wit:

- (a) Within six (6) months of the effective date of this Ordinance, the City of Jackson will prepare and the City Council will adopt a Redistricting Plan so as to include all territory and persons annexed into the City. The Redistricting Plan shall conform with the Voting Rights Act of 1965, as amended. This Redistricting Plan will provide for proportional representation of all persons annexed and will in all other ways conform with applicable Federal regulations;
- (b) The City of Jackson shall enlarge, update, revise and amend its Comprehensive Plan to include all territory annexed into the municipality and the City Council shall adopt such revisions fulfilling all legal requirements to do so including public notice and a public hearing on enlargement, updating, revision and amendment of the Comprehensive Plan; and
- (c) Following modification of the Comprehensive Plan to include territories annexed, the City of Jackson shall prepare and adopt revisions to the Official Zoning Map and such Zoning Ordinance text amendments, as are warranted and necessary. All territory annexed shall be included on the City's Official Zoning Map. Adoption of Zoning Ordinance text amendments, Zoning Map amendments, and Comprehensive Plan amendments by the City Council shall occur after proper notice and public hearing(s).

SECTION 7. This Ordinance shall become effective ten (10) days after the date of the entry of decree of the Chancery Court of Hinds County, Mississippi, approving, ratifying and confirming the enlargement and extension of the municipal boundaries of the City of Jackson, Mississippi as established by this Ordinance and the final judgment of the said Chancery Court or, in the event an appeal is taken therefrom, within ten (10) days from the final determination of such appeal. All other prior ordinances or enactments in conflict with this Ordinance are hereby repealed.

SECTION 8. The City of Jackson, Mississippi, through its attorneys, shall file a petition in the Chancery Court of Hinds County, Mississippi, which petition shall pray for the approval, ratification and confirmation by said Court of the enlargement and extension of the municipal boundaries and limits of the City of Jackson, Mississippi, as herein fixed and determined. The petition shall have attached thereto a certified copy of this Ordinance and a plat showing the boundaries of the said City of Jackson, Mississippi, as they will exist in the event such enlargement and extension becomes effective pursuant to this Ordinance; and that the attorneys for the City of Jackson, Mississippi, and the governing authorities are hereby authorized to file such other pleadings in the Chancery Court of Hinds County, Mississippi, and take all other necessary steps such that the expansion of the municipal boundaries authorized hereby be ratified, approved and confirmed according to the laws of the State of Mississippi.

Council Member _____ moved adoption;
Council Member _____ seconded.

Yea

Nay

Abstain

Absent

Total

The motion having received the affirmative vote of _____ the members of the City Council present, the Mayor declared the motion so carried and this Ordinance adopted on this the _____ day of _____, 2021.

THE CITY OF JACKSON, MISSISSIPPI

BY:

Chokwe Antar Lumumba, Mayor

ATTEST:

City Clerk

I, _____, the duly appointed and acting City Clerk and lawful custodian of the minutes of the Council and seal of the City of Jackson, Mississippi, certify that the foregoing is a true and exact copy of the Ordinance passed by the City Council at a meeting on _____, 2021, and recorded in Minute Book _____, pages, _____.

WITNESS my signature and official seal of office this _____ day of _____, 2021.

CITY CLERK

(SEAL)

Office of the City Attorney

455 East Capitol Street
Post Office Box 2779
Jackson, Mississippi 39207-2779
Telephone: (601) 960-1799
Facsimile: (601) 960-1756

OFFICE OF THE CITY ATTORNEY

OFFICE OF THE CITY ATTORNEY

This AN ORDINANCE ENLARGING, EXTENDING, AND DEFINING THE CORPORATE LIMITS AND BOUNDARIES OF THE CITY OF JACKSON, HINDS COUNTY, MISSISSIPPI; SPECIFYING THE IMPROVEMENTS TO BE MADE IN THE ANNEXED TERRITORY AND THE MUNICIPAL OR PUBLIC SERVICES TO BE RENDERED THEREIN; AND FOR OTHER PURPOSES RELATED THERETO is legally sufficient for placement in NOVUS Agenda.



Catoria Martin, City Attorney

11/3/21

DATE

*OFFICE OF THE CITY ATTORNEY
10-1-2023*

**ORDINANCE AMENDING PARTS OF SECTIONS 118-266 OF THE CODE
OF ORDINANCES OF THE CITY OF JACKSON**

WHEREAS, Section 118-266(c), (d), (e), and (g) of the Code of Ordinances, City of Jackson, Mississippi, states the speed limits for the City's streets, or portions of such streets, having speed limits greater than 25 miles per hour; and

WHEREAS, the Engineering Division of the Department of Public Works conducted a review of Section 118-266, including streets that have been recently constructed, annexed into the City, or otherwise inadvertently omitted; and

WHEREAS, the Department of Public Works recommends that the speed limits for such streets be established as set forth in the body of this ordinance.

THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF JACKSON, MISSISSIPPI, THAT:

SECTION 1. Section 118-266(c) of the Code of Ordinances, City of Jackson, Mississippi, is hereby amended to read as follows:

Thirty Miles Per Hour. Those streets, or portions of such streets, having a speed limit of 30 miles per hour are as follows:

...

County Line Road. Wesley Street to State Street.

...

SECTION 2. Section 118-266(d) of the Code of Ordinances, City of Jackson, Mississippi, is hereby established to read as follows:

Thirty-five Miles Per Hour. Those streets, or portions of such streets, having a speed limit of 35 miles per hour are as follows:

...

Timber Falls Parkway. Raymond Road to Timber Crossing.

...

SECTION 3. Section 118-266(e) of the Code of Ordinances, City of Jackson, Mississippi, is hereby established to read as follows:

Forty Miles Per Hour. Those streets, or portions of such streets, having a speed limit of 40 miles per hour are as follows:

ITEM # _____

AGENDA DATE: _____

BY: KING, WILLIAMS, LUMUMBA

...

County Line Road. City Limits to ~~Wesley Street~~ Old Canton Road.

~~County Line Road. State Street to Old Canton Road.~~

...

Forest Hill Road. ~~South City Limits~~ Terry Road to Raymond Road.

...

Northside Drive. ~~Country Club Drive~~ Flag Chapel Road to Bailey Avenue Extension.

...

SECTION 4. Section 118-266(g) of the Code of Ordinances, City of Jackson, Mississippi, is hereby established to read as follows:

Fifty Miles Per Hour. Those streets, or portions of such streets, having a speed limit of 50 miles per hour are as follows:

...

Northside Drive. City Limits to ~~Country Club Drive~~ Flag Chapel Road.

SECTION 5. This ordinance shall be in force and effect thirty (30) days after passage and after publication of the same by the Municipal Clerk.

CITY COUNCIL AGENDA ITEM 10 POINT DATA SHEET October 14, 2021 .
DATE

P O I N T S		C O M M E N T S
1.	Brief Description	ORDINANCE AMENDING PARTS OF SECTIONS 118-266 OF THE CODE OF ORDINANCES OF THE CITY OF JACKSON
2.	Public Policy Initiative 1. Youth & Education 2. Crime Prevention 3. Changes in City Government 4. Neighborhood Enhancement 5. Economic Development 6. Infrastructure and Transportation 7. Quality of Life	6 Infrastructure and Transportation 7 Quality of Life
3.	Who will be affected	Motorists on West County Line Road and Tougaloo Village Rd
4.	Benefits	Changes the speed limit on W County Line Rd from 30 mph, which was based on the old 2 lane design, to a consistent 40 mph, which is based on the design of the new 4-lane divided street. The speed limit on Tougaloo Village Rd, which was formerly West County Line Rd., will be lowered from 30 mph to the default 25 mph. The ordinance amends the speed limit on three other streets to match what is posted.
5.	Schedule (beginning date)	After the ordinance goes into effect
6.	Location: ■ WARD ■ CITYWIDE (yes or no) (area) ■ Project limits if applicable	West County Line Road from Wesley Street to State Street (Ward 2)
7.	Action implemented by: ■ City Department <input checked="" type="checkbox"/> ■ Consultant <input type="checkbox"/>	Department of Public Works, Engineering Division
8.	COST	None. Where necessary, signs will be replaced using in house signs.
9.	Source of Funding ■ General Fund <input type="checkbox"/> ■ Grant <input type="checkbox"/> ■ Bond <input type="checkbox"/> ■ Other <input type="checkbox"/>	N/A
10.	EBO participation	ABE _____ % WAIVER yes _____ no _____ N/A _____ AABE _____ % WAIVER yes _____ no _____ N/A _____ WBE _____ % WAIVER yes _____ no _____ N/A _____ HBE _____ % WAIVER yes _____ no _____ N/A _____ NABE _____ % WAIVER yes _____ no _____ N/A _____



DEPARTMENT OF PUBLIC WORKS
ENGINEERING DIVISION

MEMORANDUM

To: Mayor Chokwe Antar Lumumba

From: Marlin King
Interim Director 

Date: October 14, 2021

Subject: Agenda Item for City Council Meeting

Attached you will find an ordinance to amend parts of Section 118-266 of the Code of ordinances dealing with speed limits.

The new 4-lane West County Line Road from State Street to Tougaloo College was designed and constructed based on a design speed limit of 40 mph. With the competition of West County Line Road, it is necessary to amend Section 118-266 to reflect this change. As a byproduct of this change, Tougaloo Village Road, which was formerly West County Line Road, would have its speed limit reduced from 30 mph to the default 25 mph.

The Engineering Division also recommends making the following changes to the Code of Ordinance which will not affect signage currently installed on these streets:

- Timber Falls Parkway: Codify the 35-mph speed limit on the street that was constructed several years ago.
- Forest Hill Road: Change the limits of the 40-mph speed limit from “South City Limits” to Terry Road to reflect the 2009 annexation.
- Northside Drive from Flag Chapel Road to Country Club Drive: Change the speed limit in the code from 50 mph to 40 mph to match signs in place.

It is the recommendation of this office that this item be approved. If you have any questions or comments, please do not hesitate to call me at (601) 960-2091.

Office of the City Attorney

455 East Capitol Street
Post Office Box 2779
Jackson, Mississippi 39207-2779
Telephone: (601) 960-1794
Facsimile: (601) 960-1796

OFFICE OF THE CITY ATTORNEY
10/19/2021

OFFICE OF THE CITY ATTORNEY

This **ORDINANCE AMENDING PARTS OF SECTION 118-266 OF THE CODE OF ORDINANCES OF THE CITY OF JACKSON** is legally sufficient for placement in NOVUS Agenda.


CATORIA P. MARTIN, *INTERIM CITY ATTORNEY*
Terry Williamson, *Legal Counsel* 


DATE

*OFFICE OF THE CITY ATTORNEY
10/19/2021*

**ORDINANCE CLOSING AND VACATING AN UNIMPROVED PORTION OF THE
WEST END OF BELMONT STREET IN FAVOR OF THE ABUTTING
LANDOWNERS (WARD 7)**

WHEREAS, Mark Lampton and Nicole Lampton, hereinafter referred to as "Petitioners", petitioned the City of Jackson, Mississippi to close and vacate a platted but unimproved portion of Belmont Street west of Linden Place, hereinafter referred to as "Street", located in the City of Jackson, First Judicial District, Hinds County, Mississippi; and

WHEREAS, The Keeping it Real Estate, LLC is the owner of property located at the west end of the street that is the subject of this petition, unimproved portion of Belmont Street located west of Linden Place; and

WHEREAS, The Keeping it Real Estate, LLC as a property owner technically abutting the subject Street has consented to the closing and vacating of the Street and further has represented that the Street is not used for access to its property at 1332 Belvoir Place nor needed for access; and

WHEREAS, the Petitioners presented their petition pursuant to Section 110-5 of the Jackson Code of Ordinances; and

WHEREAS, the Petitioners are the owners of all property abutting the Street on both sides, and have, at their own expense, furnished the City of Jackson with a survey plat; and

WHEREAS, the Site Plan Review Committee of the City of Jackson reviewed the petition to close and vacate the Street on August 19, 2021, and approved the petition on October 8, 2021; and

WHEREAS, the City Council finds that the Street sought to be closed and vacated is no longer needed as a public thoroughfare and will not be needed as a public thoroughfare in the foreseeable future.

THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF JACKSON, MISSISSIPPI, THAT:

SECTION 1. The herein described portion of an unnamed alley constitutes a publicly dedicated right-of-way, with said right-of-way being described as follows:

The North twenty-five feet (25') feet of Belmont Street adjacent to Lot 8, Block 11, Corrected Map of Belhaven Heights, a subdivision according to the map or plat thereof, on file and of record in the office of the Chancery Clerk of Hinds County at Jackson, Mississippi, as now recorded in Plat Book 4 at Page 34, in the City of Jackson, Hinds County, Mississippi, and being more particularly described as follows:

ITEM # _____

AGENDA DATE: _____

BY KING, WILLIAMS, LUMUMBA

Begin at an existing concrete monument marking the Point of Intersection of the North right-of-way line of the aforesaid Belmont Street with the West right-of-way line of Linden Place being the Southeast corner of the aforesaid Lot 8, Block 11, Corrected Map of Belhaven Heights and run thence South 01 degrees 53 minutes 36 seconds West along said West right-of-way line of Linden Place for a distance of 25.00 feet to a set $\frac{1}{2}$ " iron pin; leaving said West right-of-way line of Linden Place, run thence North 89 degrees 59 minutes 59 seconds West for a distance of 154.60 feet to a set $\frac{1}{2}$ " iron pin; run thence North 00 degrees 58 minutes 33 seconds East for a distance of 25.00 feet to an existing $\frac{1}{2}$ " iron pin on the aforesaid North right-of-way line of Belmont Street; said point also being on the South line of the aforesaid Lot 8; run thence South 89 degrees 59 minutes 59 seconds East along said North right-of-way line of Belmont Street and along said South line of Lot 8 for a distance of 155.00 feet to the POINT OF BEGINNING, containing 3,870 square feet, more or less.

The South twenty-five feet (25') feet of Belmont Street adjacent to Lot 22, Block A, Belvoir Place, a subdivision according to the map or plat thereof, on file and of record in the office of the Chancery Clerk of Hinds County at Jackson, Mississippi, as now recorded in Plat Book B at Page 118, in the City of Jackson, Hinds County, Mississippi, and being more particularly described as follows:

Begin at a set $\frac{1}{2}$ " iron pin marking the Point of Intersection of the South right-of-way line of the aforesaid Belmont Street with the West right-of-way line of Linden Place being the Northeast corner of the aforesaid Lot 22, Block A, Belvoir Place and run thence North 89 degrees 59 minutes 59 seconds West along said South right-of-way line of Belmont Street and along the North line of said Lot 22 for a distance of 154.20 feet to a set $\frac{1}{2}$ " iron pin; leaving said South right-of-way line of Belmont Street and said North line of Lot 22, run thence North 00 degrees 58 minutes 33 seconds East for a distance of 25.00 feet to a set $\frac{1}{2}$ " iron pin; run thence South 89 degrees 59 minutes 59 seconds East for a distance of 154.60 feet to a set $\frac{1}{2}$ " iron pin on the aforesaid West right-of-way line of Linden Place; run thence South 01 degrees 53 minutes 36 seconds West along said West right-of-way line of Linden Place for a distance of 25.00 feet to the POINT OF BEGINNING, containing 3,860 square feet, more or less..

SECTION 2. Pursuant to operation of law, a certified copy of this Ordinance shall serve to convey, quitclaim, and release the City's right, title, and interest in and to said right-of-way, as herein described, to the abutting landowners of record.

SECTION 3. The conveyance of said right-of-way is subject to any dedications, limitations, restrictions, reservations, or easements of record.

SECTION 4. The Petitioners shall assume all responsibility and liability for the herein described right-of-way.

SECTION 5. The herein described right-of-way is hereby closed and vacated.

SECTION 6. The Director of the Department of Public Works is hereby authorized and directed to indicate the closing and vacation of the herein described portion of the Street on the official map of the City of Jackson.

SECTION 7. Any and all ordinances of the City of Jackson, or any parts of ordinances, in conflict herewith shall be, and the same are hereby, repealed.

SECTION 8. The cost of publication of this Ordinance shall be borne by the Petitioner.

SECTION 9. This Ordinance shall be effective thirty (30) days after passage and after publication by the Municipal Clerk.

CITY COUNCIL AGENDA ITEM 10 POINT DATA SHEET October 14, 2021 .
DATE

P O I N T S	C O M M E N T S
1. Brief Description	Order closing and vacating a portion of an unimproved portion of Belmont Street
2. Public Policy Initiative 1. Youth & Education 2. Crime Prevention 3. Changes in City Government 4. Neighborhood Enhancement 5. Economic Development 6. Infrastructure and Transportation 7. Quality of Life	4. Neighborhood Enhancement
3. Who will be affected	Abutting property owners
4. Benefits	Close and vacate the unimproved end of Belmont Street west of Linden Place
5. Schedule (beginning date)	30 days after adoption and after publication
6. Location: ■ WARD ■ CITYWIDE (yes or no) (area) ■ Project limits if applicable	Unimproved Belmont Street (Ward 7)
7. Action implemented by: ■ City Department <input checked="" type="checkbox"/> ■ Consultant <input type="checkbox"/>	City of Jackson, Department of Public Works, Engineering Division
8. COST	None to the City
9. Source of Funding ■ General Fund <input type="checkbox"/> ■ Grant <input type="checkbox"/> ■ Bond <input type="checkbox"/> ■ Other <input type="checkbox"/>	N/A
10. EBO participation	ABE _____ % WAIVER yes _____ no _____ N/A _____ AABE _____ % WAIVER yes _____ no _____ N/A _____ WBE _____ % WAIVER yes _____ no _____ N/A _____ HBE _____ % WAIVER yes _____ no _____ N/A _____ NABE _____ % WAIVER yes _____ no _____ N/A _____



**DEPARTMENT OF PUBLIC WORKS
ENGINEERING DIVISION**

MEMORANDUM

To: Mayor Chokwe Antar Lumumba

From: Marlin King
Director 

Date: October 14, 2021

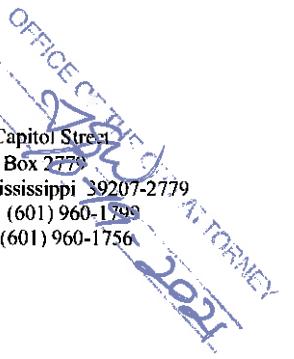
Subject: Agenda Item for City Council Meeting

Attached you will find an ordinance closing and vacating an unimproved portion of Belmont Street west of Linden Place. The street was platted but never constructed. Petitioners Mark and Nicole Lampton own the lots on both sides of the street. Keeping It Real Estate, LLC, owns the lot at the end of the dead end and has consented to the proposed vacation.

If you have any questions or comments, please do not hesitate to call me at (601) 960-2091.

Office of the City Attorney

455 East Capitol Street
Post Office Box 2779
Jackson, Mississippi 39207-2779
Telephone: (601) 960-1799
Facsimile: (601) 960-1756



OFFICE OF THE CITY ATTORNEY

This **ORDINANCE CLOSING AND VACATING AN UNIMPROVED PORTION OF THE WEST END OF BELMONT STREET IN FAVOR OF THE ABUTTING LANDOWNERS (WARD 7)** is legally sufficient for placement in NOVUS Agenda.


CATORIA P. MARTIN, INTERIM CITY ATTORNEY
Terry Williamson, Legal Counsel 


DATE

ORDINANCE CREATING ARTICLE 2 DIVISION2 SECTION 2.77 RULES OF ETHICAL CONDUCT

WHEREAS, In keeping with the policies declared by the state legislature in enacting codes of ethics for state officials, the Jackson City Council recognizes that high moral and ethical standards among city officials are equally essential to the conduct of local and state government; that a code of ethics for the guidance of city officials is necessary in order to prevent conflicts of interest in public office, improve standards of public service, and promote and strengthen the faith and confidence of the people of the City of Jackson; and

WHEREAS, The governing body of this city has determined that it is in the best interest of the City of Jackson to operate in complete transparency; thereby, amending Division 2 Article 2 Section 2.101 to include defining guidelines to govern its own conduct; and

WHEREAS, Councilmembers will hereafter conduct themselves according to the following rules of conduct as they pertain to work for and on behalf of the City of Jackson:

A. A councilmember shall maintain decorum and set an example for conduct when the councilmember represents the City of Jackson. Councilmembers shall conduct themselves so as not to bring disgrace or embarrassment upon the city.

B. A councilmember shall always represent that opinions stated are the member's own and do not necessarily represent those of the council unless the council has voted and passed an ordinance, resolution or motion that so states the expressed policy.

C. If a councilmember writes to a citizen, the member may use city stationery. However, the form and language must clearly state that opinions are those of the writer unless the council has taken some official action.

D. A councilmember shall not divulge the discussions held in executive session until or unless:

1. The discussions have become public by some other means of which the councilmember is not a voluntary participant;
2. The council itself has made the discussion public; or
3. The reason for secrecy has passed.

E. A councilmember shall make public any conflict of interest the member has with respect to any issue under consideration by the council. The nature of such conflict need only be described in terms that make clear the existence of a conflict. The councilmember shall not participate in discussions of the subject and shall not vote on it if:

1. The councilmember has a personal, financial or property involvement in the subject;
2. The councilmember is related to the subject/subjects in the first degree;
3. The councilmember is employed by, or has a contractual relationship with the subject or parties; or
4. The ordinances of the City of Jackson or the statutes of the State of Mississippi prohibit the member's involvement.

If the councilmember has only a casual association with the subject or parties, the member must state the relationship, and then may fully participate.

F. A councilmember shall not use his/her office for personal gain, especially financial gain, including particularly the acceptance of gifts and gratuities.

G. A councilmember shall not make false statements on which the council, city staff or other agencies rely to establish policy or make important decisions. A councilmember violates this rule if he/she knows it is untrue, or if the person has knowledge that would lead a reasonable person of ordinary prudence to conclude that the statement is untrue.

WHEREAS, No councilmember shall, except as required in the performance of his/her duties, or in the course of any conduct reasonably believed to be in the performance of their duties, disclose confidential information gained by reason of his/her official position, nor shall he/she otherwise use the information for personal interest. Confidential information shall include:

A. Personnel information applications, and any files maintained for city employees, appointees or elected officials;

B. Information required of any taxpayer or city license holder in connection with the assessment or collection of any tax or license fee if the disclosure of the information to other persons would tend to violate the taxpayer or licensee's right to privacy or may result in unfair competitive disadvantage to such taxpayer or licensee;

C. Specific intelligence information and specific investigative files compiled by investigative law enforcement and penology agencies and those state agencies vested with the responsibility to discipline members of any profession, the nondisclosure of which is essential to effective law enforcement or for the protection of any person's right to privacy;

D. Information revealing the identity of persons who file complaints with investigative law enforcement or penology agencies; except as the complainant may authorize;

E. Test questions, scoring keys and other examination data used to administer license, employment or civil service examination;

F. The contents of any real estate appraisals made for or by any agency, including the city relative to the acquisition of property by the city until the project is abandoned or until such time as all of the property has been acquired, but in no event shall disclosure be denied for more than three years after the date of the appraisal;

G. Valuable formula, designs, drawings and research data obtained or produced by the city, its officers, employees and agents within five years of any request for disclosure thereof, when disclosure would produce private gain and public loss;

H. Preliminary drafts, notes, recommendations and intra-agency memorandums in which opinions are expressed or policies formulated or recommended, except that a specific record shall not be exempt when publicly cited by an agency in connection with any agency action;

I. Records which are relevant to a controversy to which the city or any of its officers, employees or agents is a party and would not be available to another party under the rules of pretrial discovery for causes pending in the superior courts;

J. Any other information as is declared confidential by other specific statutes;

K. The confidential areas hereinabove listed shall be inapplicable to the extent that information, the disclosure of which would violate personal privacy or vital governmental interest, can be deleted from the specific records sought.

WHEREAS, Regulations referenced in this amendment are also applicable to former city officials.

A. A former member of city council shall not use or disclose confidential government information acquired during the member's service on the city council. A former member of city council is not prohibited from disclosing information if:

1. The information is no longer confidential;
2. The information involves reports of illegal or unethical conduct and is disclosed to a law enforcement agency; or
3. The disclosure is necessary to further public safety and is not otherwise prohibited by law.

B. No former member of city council shall have a financial interest in a significant contract with the city, within 13 months following the expiration of the former member's most recent term of office.

WHEREAS, Members of this governing body may commence an action either by mandamus or injunction for the purpose of stopping violations or preventing threatened violations of this chapter; and

WHEREAS, Any Councilmember violating the provisions of this chapter is liable to the City of Jackson for a penalty in the amount of \$500.00 (five hundred dollars) at his/her own expense, in addition to such other civil or criminal liability or penalty as may otherwise be imposed upon the member by law. In addition to all other penalties, civil or criminal, the violation by any Councilmember of the provisions of this chapter may be grounds for forfeiture of his or her office; and

IT IS, THEREFORE, ORDERED that Article 2 Division 2 Section 2.77 Rules of Ethical Conduct is created to define guidelines to govern the conduct of this body and is effective immediately upon passage of this legislation.

(JACKSON CITY COUNCIL)

*OFFICE OF THE ATTORNEY
TAMMY L. DAVIS
04/29/2021*

ORDINANCE OF THE CITY OF JACKSON, MISSISSIPPI ESTABLISHING COMPENSATION FOR MUNICIPAL ELECTION COMMISSIONERS, POLL MANAGERS, RESOLUTION BOARD AND BOX HELPERS.

WHEREAS, municipal election commissioners are responsible for conducting general and special municipal elections; and

WHEREAS, Sections 23-15-153 of the Mississippi Code (1972) sets forth the compensation for duly appointed county election commissioners and does not provide for the compensation of duly appointed municipal election commissioners; and

WHEREAS, the Mississippi Attorney General opined that as there is no state statute setting the compensation of municipal election commissioners, municipal governing authorities may set the compensation of municipal election commissioners for the same or similar rate and parameters established by Section 23-15-153 of the Mississippi Code (1972) for county commissioners; and

WHEREAS, Sections 23-15-227 and 23-15-229 of the Mississippi Code (1972) provide for the compensation of certain duly appointed poll managers and other workers for the performance of duly authorized activities during an election; and

WHEREAS, pursuant to Section 23-15-229 of the Mississippi Code (1972) the compensation for poll managers and other workers in the polling places of a municipality shall be the same as the compensation paid by the county for said services without any requirement to pay any additional compensation authorized by board of supervisors; and

WHEREAS, pursuant to Section 23-15-227 of the Mississippi Code (1972) poll managers are paid a minimum seventy-five dollars (\$75.00) per election; and

WHEREAS, however, under Section 23-15-229 of the Mississippi Code (1972) that municipal governing authorities may, in their discretion, pay said poll managers and other workers an additional amount of compensation not to exceed Fifty Dollars (\$50.00) per election.

WHEREAS, poll managers duly designated to be the receiving and returning manager are entitled to an additional ten dollars (\$10.00) for carrying the boxes to the polling place and another ten dollars (\$10.00) for returning the boxes; and

WHEREAS, the resolution board is comprised of an odd number of not less than three qualified voters appointed by municipal election commissioners to review all rejected, damaged, defective, blank or overvoted ballots in accordance with Section 23-15-523 of the Mississippi Code (1972); and

WHEREAS, box helpers are utilized to assist with loading and uploading ballot boxes and supplies immediately before and after an election; and

WHEREAS, it is the recommendation of the Municipal Clerk that compensation be made for election commissioners, poll managers, resolution board members and box helpers as follows:

SECTION 1. Municipal Election Commissioners shall be compensated in the amount of eighty-four (\$84.00) for every day or period of no less than five (5) hours accumulated over two or more days actually employed in the performance of their duties in the conduct of an election, for not more than one hundred seventy-five (175) days per year, with no more than sixty-five (65) additional days allowed for the conduct of each election in excess of one (1) occurring in any calendar year. Election Commissioners will receive a per diem in the amount of two hundred dollars (\$200.00) on election day. Election Commissioners shall sign personally a certification setting forth the number of hours actually worked in the performance of the Commissioner's official duties and for which the Commissioner seeks compensation. The certification must be on the form prescribed in Section 23-15-153 of the Mississippi Code (1972). The Commissioner's signature is, as a matter of law, made under the commissioner's oath of office and under penalties of perjury.

SECTION 2. Poll Managers shall be compensated in the amount of one hundred and twenty-five dollars (\$125.00) per election. Poll Managers designated as Receiving and Returning Managers shall be compensated an additional ten (\$10.00) for taking boxes to the polling place and another ten (\$10.00) for returning the boxes after the election. Poll Managers shall sign personally a certification setting forth the number of hours actually worked in the performance of the Poll Manager's official duties and for which the Poll Manager seeks compensation. The Poll Manager's signature is, as a matter of law, made under the Poll Manager's oath of office and under penalties of perjury.

SECTION 3. Resolution Board members shall be compensated in the amount of one hundred and fifty dollars (\$150.00) for the performance of any duties prescribed in Section 23-15-523 of the Mississippi Code (1972) on election day. However, that shall be one hundred dollars (\$100) for the performance of any duties prescribed in Section 23-15-523 of the Mississippi Code (1972) after election day. Resolution Board members shall sign personally a certification setting forth the number of hours actually worked in the performance of the Resolution Board member's official duties and for which the Resolution Board member seeks compensation. The Resolution Board member's signature is, as a matter of law, made under the Resolution Board member's oath of office and under penalties of perjury.

SECTION 4. Box Helpers shall be compensated in the amount of fifteen dollars (\$15.00) an hour not to exceed five (5) hours per day immediately before and after an election. Box helpers shall sign personally a certification setting forth the number of hours actually worked in providing assistance with loading and uploading ballot boxes and supplies immediately before and after an election and for which the Box Helper seeks compensation. The Box Helper's signature is, as a matter of law, made under the Box Helper's oath of office and under penalties of perjury.

THEREFORE, BE IT ORDAINED that this ordinance will be effective thirty (30 days) after passage and publication.

(A. Harris, Lumumba)



M E M O R A N D U M

Department of Municipal Clerk
(601) 960-1033

TO: Honorable Chokwe Antar Lumumba, Mayor
All Jackson City Council Members

FROM: Angela Harris, Municipal Clerk

DATE: June 16, 2021

RE: Ordinance Establishing Compensation for Election Commissioners, etc.

The City of Jackson has not had an adopted ordinance to outline compensation for appointed Election Commissioners, Poll Managers, Box Helpers and Resolution Board Members. The Mississippi Code Annotated of 1972 §23-15-153(2) outlines specific compensation for election commissioners and §23-15-227 outlines specific compensation for poll managers.

The city has historically enlisted the services of box helpers to assist in election preparation before and after an election. In 2020, the Secretary of State under its administrative rules, assigned new responsibilities for a Resolution Board. The Resolution Board is now responsible for processing all absentee ballots for each election. Therefore, the Municipal Clerk deems it necessary to have an ordinance that outlines compensation for all parties performing duties associated with any municipal election.

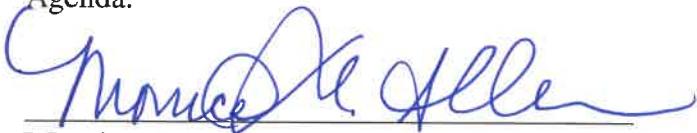
Please feel free to contact me at (601) 960-1137, should you have any further questions.

Office of the City Attorney

455 East Capitol Street
Post Office Box 2779
Jackson, Mississippi 39207-2779
Telephone: (601) 960-1799
Facsimile: (601) 960-1756

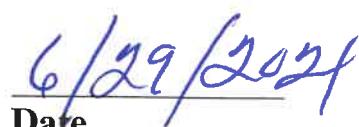
OFFICE OF THE CITY ATTORNEY

This **ORDIANANCE OF THE CITY OF JACKSON, MISSISSIPPI ESTABLISHING COMPENSATION FOR MUNICIPAL ELECTION COMMIONERS, POLL MANAGERS, RESOLUTION BOARD AND BOX HELPERS** is legally sufficient for placement in NOVUS Agenda.



Monica D. Allen, City Attorney

Kristen Love, Deputy City Attorney KL



6/29/2021

OFFICE OF THE CITY ATTORNEY

Date

9/21/14
JL
10/1/14

ORDER AUTHORIZING THE TRANSFER OF FUNDS FROM PERSONAL SERVICES TO OTHER SERVICES & CHARGES.

WHEREAS, the City of Jackson Police Department needs funding in the proper categories to pay past due and current bills for temporary staffing at 911 Communications and parking lot rent at Precinct 1, and

WHEREAS, it is in the City's best interest that these invoices be paid, and

WHEREAS, the City of Jackson Police Department will utilize personal services funds available due to departmental vacancies

IT IS HEREBY ORDERED that funds in the amount \$50,000.00 be transferred from Personal Services category to Other Services & Charges within the Communications division to cover the cost of temporary staffing, and \$80,000 be transferred from Personal Services category in Patrol Operations to Other Services & Charge in Precinct 1, for a total transfer of \$130,000 as follows:

ACCT #	ACCT DESC	AMOUNT	INC/DEC
001.442.35.6111	Salaries (Communications)	\$50,000	Decrease
001.442.35.6489	Contract Labor	\$50,000	Increase
001.442.40.6111	Salaries (Patrol Operations)	\$80,000	Decrease
001.442.41.6512	Building Rental	\$80,000	Increase

APPROVED FOR AGENDA:

Agenda Date: _____

Agenda Item #: _____

By: DAVIS, LUMUMBAA

CITY COUNCIL AGENDA ITEM 10 POINT DATA SHEET
October 28, 2021
DATE

P O I N T S		C O M M E N T S
1.	Brief Description/Purpose	Order Authorizing the Transfer of Funds from Personal Service to Other Services & Charges
2.	Public Policy Initiative 1. Youth & Education 2. Crime Prevention 3. Changes in City Government 4. Neighborhood Enhancement 5. Economic Development 6. Infrastructure and Transportation 7. Quality of Life	Changes in City Government
3.	Who will be affected	Jackson Police Department, Citizens of Jackson, and Visitors
4.	Benefits	To facilitate the hiring of temporary staffing for JPD Dispatch and to pay past due and future bills for parking lot rent at PCT 1
5.	Schedule (beginning date)	Upon Council approval
6.	Location: ■ WARD ■ CITYWIDE (yes or no) (area) ■ Project limits if applicable	All Wards CITY WIDE
7.	Action implemented by: ■ City Department <input type="checkbox"/> ■ Consultant <input type="checkbox"/>	Jackson Police Department
8.	COST	\$0.00 (net)
9.	Source of Funding ■ General Fund <input checked="" type="checkbox"/> ■ Grant <input type="checkbox"/> ■ Bond <input type="checkbox"/> ■ Other <input type="checkbox"/>	Transfers between 610 (Personal Services) category (Salaries) and 630 (Other Services and Charges) category (Contract Labor & Building Rental)
10.	EBO participation	ABE _____ % WAIVER yes ____ no ____ N/A ____ AABE _____ % WAIVER yes ____ no ____ N/A ____ WBE _____ % WAIVER yes ____ no ____ N/A ____ HBE _____ % WAIVER yes ____ no ____ N/A ____ NABE _____ % WAIVER yes ____ no ____ N/A ____

Revised 2-04

Jackson Police Department



327 East Pascagoula Street
Post Office Box 17
Jackson, Mississippi 39205-0017

MEMORANDUM

To: Chokwe A. Lumumba, Mayor

From: James E. Davis, Chief of Police *(Signature)* 10/28/21

Date: October 28, 2021

Subject: ORDER AUTHORIZING THE TRANSFER OF FUNDS FROM PERSONAL SERVICES TO OTHER SERVICES & CHARGES

It is my recommendation that the City of Jackson transfer funds from personal services categories to other services and charges within the Communication division to cover the cost of temporary staffing. The transfer funds will be utilized to pay past due and current bills for temporary staffing at 911 Communications and parking lot rent at Precinct 1.

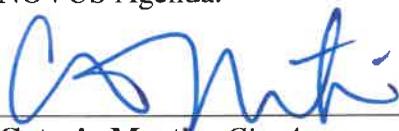
If you have any questions, or need additional information, please feel free to contact me.

Office of the City Attorney

455 East Capitol Street
Post Office Box 2779
Jackson, Mississippi 39207-2779
Telephone: (601) 960-1799
Facsimile: (601) 960-1756

OFFICE OF THE CITY ATTORNEY

This **ORDER AUTHRIZING THE TRANSFER OF FUNDS FROM PERSONAL SERVICES TO OTHER SERVICES & CHARGES** is legally sufficient for placement in NOVUS Agenda.



Catoria Martin, City Attorney



DATE

James Anderson, Special Assistant 

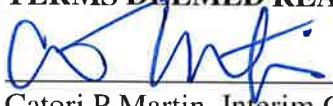
OFFICE OF THE CITY ATTORNEY
11/3/21

Office of the City Attorney

455 East Capitol Street
Post Office Box 2779
Jackson, Mississippi 39207-2779
Telephone: (601) 960-1799
Facsimile: (601) 960-1756

OFFICE OF THE CITY ATTORNEY

This ORDER AUTHORIZING THE PROCUREMENT OF FIRE DEPARTMENT BOOT APPAREL FROM EMERGENCY VEHICLE SPECIALISTS PURSUANT TO SALES QUOTE 00004422 AND AUTHORIZING THE FINANCING OF THE PURCHASE UPON TERMS DEEMED REASONABLE is legally sufficient for placement in NOVUS Agenda.


Catori P Martin, Interim City Attorney

 11/2/21
Date

Carrie Johnson, Sr. Deputy City Attorney  Date 10/25/21

D. Johnson
OFFICE OF THE CITY ATTORNEY

**ORDER AUTHORIZING THE PROCUREMENT OF FIRE DEPARTMENT BOOT APPAREL FROM
EMERGENCY VEHICLE SPECIALISTS PURSUANT TO SALES QUOTE 00004422 AND
AUTHORIZING THE FINANCING OF THE PURCHASE UPON TERMS DEEMED REASONABLE**

WHEREAS, the Jackson Fire Department needs leather boots for personnel engaged in fire suppression and combat activities; and

WHEREAS, Section 31-7-13(b) of the Mississippi Code states that purchases which involve an expenditure of more than \$5,000.00 but not more than \$50,000.00 exclusive of freight and shipping charges may be made from the lowest and best bidder without publishing or posting advertisement for bids, provided at least two (2) competitive written bids have been obtained; and

WHEREAS, Section 31-7-13(b) of the code defines the term *competitive* to mean that the bids are developed based upon comparable identification of the needs and are developed independently and without knowledge of other bids or prospective bids; and

WHEREAS, Section 31-7-13(b) states that bids may be submitted by facsimile, electronic mail, or other generally accepted method of information distribution; and

WHEREAS, a member of the command staff within the Jackson Fire Department solicited quotes for 300 pairs of leather boots by sending emails on October 13, 2021 to the following: (1) Matt Nault of Sunbelt Fire (2) Jessi Collums of Emergency Vehicle Specialist (3) JBuggs@eeproinc.com and (4) a Ryan Brown of NAFECO; and

WHEREAS, on October 14, 2021, the command staff member sent an email to those solicited on the previous day, which revised the quantity of leather boots desired to be purchase from 300 to 280 pair; and

WHEREAS, Ryan Brown, the NAFECO's representative submitted a quote by electronic mail indicating that a Thorogood QR 14 Leather boot pursuant to Contract # 8200055342 would cost \$292.00 each for a total cost of \$81,760.00 (\$292 x 280); and

WHEREAS, Matt Nault of Sunbelt Fire submitted a quote by electronic mail indicating that Item number G301300, a Globe Onyx Leather boot was listed on page 37 of State Contract 8200055233 at \$404.03 but could be purchased for \$355.00 per unit, thereby resulting in a total cost of \$99,400.00 (\$355.00 x 280); and

WHEREAS, Jessi Collums, the Emergency Vehicle Specialist submitted a quote by electronic mail indicating that item number BT 4010, a Morning Pride Leather Boot could be purchased for \$175.00 each, thereby resulting in a total cost of \$49,000.00 (\$175 x 280); and

WHEREAS, the referenced vendors who responded to the command staff member's solicitation were not aware of the bids submitted by a competing vendor; and

WHEREAS, neither the command staff member or other persons within the Jackson Fire Department with knowledge of the bids disclosed same to the other vendor; and

WHEREAS, the requirements of Section 31-7-13(b) were adhered to in the solicitation of the bids or quotes; and

R. Johnson THE CITY ATTORNEY
WHEREAS, Emergency Vehicle Specialist submitted the lowest and best quote for the leather boots desired to be purchased; and

WHEREAS, the best interest of the City of Jackson would be served by procuring the leather boots from Emergency Vehicle Specialist; and

WHEREAS, the Jackson Fire Department is proposing that the governing authorities finance the procurement from the vendor or a third party; and

WHEREAS, Emergency Vehicle Specialist advised the Department that Republic First National may be amenable to financing the purchase for a term of five (5) years; and

WHEREAS, subject to credit approval, Republic First National submitted terms indicating that the boots could be financed for five years at a rate of 3.13%; and

WHEREAS, the financing of the purchase for a term of five years at a rate of 3.13% would require annual payments of \$10,614.95; and

WHEREAS, the total interest to be paid for the five (5) year term of the agreement would be \$4,074.75; and

WHEREAS, the principal and interest payments for the five (5) year term would total \$53,074.75;

WHEREAS, the proposal for the financing of the items is reasonable and serves the best interest of the City of Jackson and its citizenry;

IT IS HEREBY ORDERED that the items referenced may be procured subject to the securing of the financing from the vendor or a third party.

IT IS HEREBY ORDERED that the Mayor shall be authorized to execute a financing agreement with Republic First National containing the terms stated in this order.

IT IS HEREBY ORDERED that the principal and interest to be paid for the financing of the boot purchase shall not exceed \$53,074.75.

Item No. _____

Agenda Date: _____

Lumumba, Owens

CITY COUNCIL AGENDA ITEM 10 POINT DATA SHEET

October 15, 2021

DATE

POINTS	COMMENTS
1.	Brief Description/Purpose ORDER AUTHORIZING THE PROCUREMENT OF FIRE DEPARTMENT BOOT APPAREL FROM EMERGENCY VEHICLE SPECIALISTS PURSUANT TO SALES QUOTE 00004422 AND AUTHORIZING THE FINANCING OF THE ITEMS PURCHASE UPON TERMS DEEMED REASONABLE
2.	Public Policy Initiative 1. Youth & Education 2. Crime Prevention 3. Changes in City Government 4. Neighborhood Enhancement 5. Economic Development 6. Infrastructure and Transportation 7. Quality of Life Quality of Life
3.	Who will be affected Citizens of Jackson and the Metro Area
4.	Benefits To provide exceptional emergency service to citizens and visitors
5.	Schedule (beginning date) N/A
6.	Location: ▪ WARD ▪ CITYWIDE (yes or no) (area) ▪ Project limits if applicable ALL WARDS CITY WIDE
7.	Action implemented by: ▪ City Department <input type="checkbox"/> ▪ Consultant <input type="checkbox"/> Jackson Fire Department
8.	COST \$49,000.00
9.	Source of Funding ▪ General Fund <input type="checkbox"/> ▪ Grant <input type="checkbox"/> ▪ Bond <input type="checkbox"/> ▪ Other <input checked="" type="checkbox"/> FUND 10 (STATE REBATE FUNDS) ACCOUNT NUMBER 10.509.00.6619 AND 10.509.00.6612
10.	EBO participation ABE % WAIVER yes _____ no _____ N/A _____ AABE % WAIVER yes _____ no _____ N/A _____ WBE % WAIVER yes _____ no _____ N/A _____ HBE % WAIVER yes _____ no _____ N/A _____ NABE % WAIVER yes _____ no _____ N/A _____



EMERGENCY VEHICLE SPECIALISTS

SALES QUOTE

800-233-5053
www.gwevs.com

OFFICE OF THE ATTORNEY
GENERAL OF THE STATE OF MISSISSIPPI

CONWAY, AR

OLIVE BRANCH, MS

MEMPHIS, TN

NASHVILLE, TN

KNOXVILLE, TN

Quote Number	00004422	Date	6/10/2021
		Expiration Date	10/31/2021
Contact Name	Jerry Blount	Ship To	555 South West Street
Phone	(601) 720-6281		Jackson, Mississippi 39201
Company Name	Jackson Fire Department (MS)		United States
Account Number	4298	Telephone	
Bill To	555 South West Street Jackson, Mississippi 39201 United States		
Salesperson	Tim Harris	Freight	Included No Charge
Salesperson Email	tharris@gwevs.com		

Quantity	Vendor	Part Number	Description	Unit Price	Total Price
280.00	Honeywell	BT4010	Morning Pride Leather Boots	\$175.00	\$49,000.00

Subtotal	\$49,000.00
Tax	\$0.00
Total	\$49,000.00

Sharon D. Smith

OFFICE OF THE ATTORNEY
GENERAL
MISSISSIPPI

From: Jerry Blount
Sent: Thursday, October 14, 2021 4:34 PM
To: Sharon D. Smith; Carrie Johnson
Cc: Willie Owens; Patrick Armon; Audrey Evans
Subject: FW: Amortization Schedules and Quotes
Attachments: Amortization Schedule \$546,000.pdf; Jackson, City of, MS (\$546,000).pdf; Amortization Schedule \$49,000.pdf; Jackson, City of, MS (\$49,000).pdf

Here you go...

From: Mackie Ozment <mackie@rfnonline.com>
Sent: Thursday, October 14, 2021 4:31 PM
To: Jerry Blount <jblount@jacksonms.gov>
Subject: Amortization Schedules and Quotes

Chief,

Please let me know you received these and if you need anything changed.

Mackie Ozment
Vice President



P: (800) 700-7878
M: (870) 500-8403
F: (800) 865-8517
E: mackie@rfnonline.com
A: 2525 West State Road 114
Rochester, IN 46975
Book an appointment with me



www.republicfirstnational.com



Financing resources
for all your needs.

800.787.8787



2525 West State Road 114
Rochester, IN 46975
(800) 700-7878
Fax: (800) 865-8517

www.republicfirstnational.com

October 14, 2021

To: Chief Jerry Blount
Vendor: Emergency Vehicle Specialists
From: Mackie Ozment

Customer: City of Jackson

Thanks for the opportunity to give you a quote on your latest project!

Equipment: New Turnout Gear (Boots)

Unit Cost: \$ 49,000.00

Down Payment: \$ 0.00

Net Financed: \$ 49,000.00

Frequency of Payments: Annual

Term in Years: 5

Payments: \$ 10,614.95

APR: 3.13%

Delivery Date: To be determined

First Lease Payment Due: April, 2022

The lease is to be executed within 14 days of the equipment purchase contract. The quote is subject to acceptance of our documentation and credit approval. Payments and rates reflect pre-application of escrow earnings and manufacturer discounts (if any); and are based upon vendor payments being made no earlier than above dates. Rates are subject to change with Treasury Bills of like-maturity prior to funding. The lease must qualify for Federal Income Tax Exempt status for the Lessor.

Sincerely,
Republic First National Corporation

Mackie Ozment
mackie@rfnonline.com

OFFICE OF THE CITY ATTORNEY

City of Jackson- Turnout Gear (Boots)

Date	Payment	Interest	Principal
1 04/01/2022	10,614.95	790.49	9,824.46
2 04/01/2023	10,614.95	1,292.72	9,322.23
3 04/01/2024	10,614.95	985.11	9,629.84
4 04/01/2025	10,614.95	667.34	9,947.61
5 04/01/2026	10,614.95	339.09	10,275.86
Grand Totals	53,074.75	4,074.75	49,000.00



NAFECO
Mailing: 1515 W Moulton St
(2601 Beltline Road)
Decatur, AL 35601
(800) 628-6233
info@nafeco.com

Quotation
Q4211014267

Date: 10/14/2021
Expires: 11/13/2021
FOB: Origin

Customer Number: JAC185

Customer Information: CITY OF JACKSON FIRE DEPT
Address: FINANCE DIV./ACCTS PAYABLE
P.O. BOX 17
JACKSON, MS 39205

Attention: Jerry Blount

Phone:

Email: jblount@jacksonms.gov

Prepared By: Ryan Brown

Qty.	Product	Description	Each	Total
280	804-6369-10M	Thorogood QR14 Leather Boot, 14", NFPA Structural, Sz: 10M Free Freight from Manufacturer. MS Contract#8200055342	\$292.00	\$81,760.00
				Total: \$81,760.00
				tax & freight to be determined

Notes:

Thank you for your business!

NOTE: All accounts are subject to sales tax charges unless a valid state exempt certificate is on file with NAFECO, or provided at the time of the order.

If you have any questions concerning this quote, please call our number listed above.

Visit Us On The Internet At: www.nafeco.com

OFFICE OF PURCHASING, TRAVEL AND FLEET MANAGEMENT

**STATE OF MISSISSIPPI
DEPARTMENT OF FINANCE AND ADMINISTRATION
OFFICE OF PURCHASING, TRAVEL AND FLEET MANAGEMENT**

STATE CONTRACT AGREEMENT

CONTRACTOR: Lion Group, Inc.

STATE CONTRACT #: 8200055342

SUPPLIER #: 3102008782

SMART CONTRACT #: 1130-21-C-SWCT-00204

COMMODITIES COVERED: Fire Fighting Uniforms,
Boots, Hats and Gloves

EFFECTIVE: March 1, 2021
through
February 28, 2022

This State Contract Agreement is made this 26th day of January, 2021 between the Department of Finance and Administration, Office of Purchasing, Travel and Fleet Management for the State of Mississippi (hereinafter the "State") and Lion Group, Inc., 7200 Poe Avenue, Dayton, OH 45414 (hereinafter the "Contractor").

SCOPE: The Contractor agrees to furnish the State its normal requirements of fire protection uniforms, boots, hats and gloves on a nonexclusive basis for a period of twelve (12) months beginning March 1, 2021, and ending February 28, 2022, in accordance with all requirements in the *State of Mississippi Proposal Format and Guidelines For Fire Fighting Uniforms, Boots, Hats and Gloves* and the Contractor's Proposal submitted on December 15, 2020.

AUTHORIZED PURCHASERS: The State, as referred to herein, enters into this State Contract Agreement for the benefit of all state agencies, boards, commissions, departments, institutions, counties, municipalities, school districts and other political subdivisions of the State of Mississippi. These entities are authorized to purchase from this Contract in accordance with Miss. Code Ann. §§ 31-7-1, et seq., and the *Mississippi Procurement Manual*.

Purchase Orders prepared by these authorized purchasers shall include this State Contract Agreement Number referenced above.

PRICE GUARANTEE: The prices established herein shall prevail for the term of this Agreement, except in the event of a general market decline in prices of such commodities at any time during the period of this Contract, the Contractor agrees that the State of Mississippi shall receive full benefit of such decline.

The State Bureau of Financial Control shall not approve any account nor order and direct payment of any account for the purchase of any commodity covered by this Contract when the purchase price is in excess of the maximum price fixed in this Agreement.

PRICE DATA: The Contractor has furnished a price list for the new period for authorized purchasers. The State agrees to notify all authorized purchasers of the existence of this Contract and to give the specific instructions relative to the procedures to be followed in making purchases under the provisions hereof.

Entities making purchases over \$50,000 may consider obtaining two competitive quotes from the authorized dealers' list on this manufacturer's contract. If this manufacturer does not have a dealers' list, the manufacturer should be prepared to submit a quote.

PAYMENT: Payment for commodities or equipment purchased under the provisions of this Contract shall be made to the Contractor or to the authorized dealer making delivery in accordance with Miss. Code Ann. §§ 31-7-301, et seq. (as amended). Such payment is to be made only upon receipt, by the authorized purchaser, of properly certified invoices, which are priced strictly in accordance with the pricing provisions of this Contract.

OFFICE OF THE ATTORNEY

QUANTITY TO BE PURCHASED: It is understood and agreed that the Contractor is entering into this Agreement as a multiple source of supply without any guarantee from the State as to the quantity of the items covered by this Contract that might be ordered during the specified period.

TRANSPORTATION TERMS: All freight and shipping costs are the responsibility of the Vendor and are not reimbursable. All items must be transported F.O.B. Destination.

INDEMNIFICATION: To the fullest extent allowed by law, Contractor shall indemnify, defend, save and hold harmless, protect, and exonerate the State of Mississippi, its Commissioners, Board Members, officers, employees, agents, and representatives from and against all claims, demands, liabilities, suits, actions, damages, losses, and costs of every kind and nature whatsoever, including, without limitation, court costs, investigative fees and expenses, and attorneys' fees, arising out of or caused by Contractor's and/or its partners, principals, agents, employees, and/or subcontractors in the performance of or failure to perform this Agreement. In the State's sole discretion, Contractor may be allowed to control the defense of any such claim, suit, etc. In the event Contractor defends said claim, suit, etc., Contractor shall use legal counsel acceptable to the State; Contractor shall be solely liable for all reasonable costs and/or expenses associated with such defense and the State shall be entitled to participate in said defense. Contractor shall not settle any claim, suit, etc., without the State's concurrence, which the State shall not unreasonably withhold.

ASSIGNMENT: The Contractor shall not assign, subcontract or otherwise transfer in whole or in part, its right or obligations under this Agreement without prior written consent of the State. Any attempted assignment or transfer without said consent shall be void and of no effect.

CANCELLATION: It is agreed that either party may cancel this Agreement by giving thirty (30) days written notice prior to the effective date of cancellation. Contractor is advised that cancellation of this Agreement by the Contractor may result in disqualification from the awarding of future contracts with the State.

TAXES: No Federal Excise Tax or Mississippi Sales Tax will be added to or otherwise included in the prices submitted by the Contractor. The Contractor understands and agrees that the State and its authorized purchasers exempt from the payment of taxes.

PRECEDENCE: This Contract consists of this Agreement, the Proposal Format and Guidelines referenced herein above, and the Contractor's Proposal. Any ambiguities, conflicts, or questions of interpretation of this Contract shall be resolved by first reference to this Agreement and, if still unresolved, by reference to the Proposal Format and Guidelines, and, if still unresolved, by reference to the Contractor's Proposal.

ORDERING INFORMATION: Please place all orders under this agreement with an approved dealer/distributor from the attached list.

DEPARTMENT OF FINANCE AND ADMINISTRATION
FOR THE
STATE OF MISSISSIPPI

BY: Kimberly Shanks

THIS MUST BE SIGNED BY AN OFFICIAL
OF THE COMPANY

BY: Administrator

OFFICE OF PURCHASING, TRAVEL AND FLEET MANAGEMENT

DATE: 1/27/21

TITLE: SECRETARY ANN COPE
COUNSEL

DATE: 1/26/2021

Jerry Blount

From: Jerry Blount
Sent: Thursday, October 14, 2021 11:32 AM
To: 'Ryan Brown'
Subject: leather boots

Good morning,

Can you please send me a quote for your cheapest, on sale, discounted, or wholesale price for 280 leather firefighter boots

Thanking you in advance.
J. Blount

No Quotation
Response

JG

Jerry Blount

From: Jerry Blount
Sent: Wednesday, October 13, 2021 10:25 AM
To: 'Matt Nault'
Subject: leather boots

Good morning,

May I please get a quote for lowest price firefighter boots?

300 pair

Jerry Blount

From: Matt Nault <mnault@sunbeltfire.com>
Sent: Thursday, October 14, 2021 11:16 AM
To: Jerry Blount
Subject: Updated quote
Attachments: GLOBE ONYX BOOT QUOTE.pdf

OFFICE OF THE
CITY ATTORNEY

Here you go sir, thank you again Chief

Matt Nault
Equipment Territory Manager
8050 McGowin Dr.
Fairhope, AL 36532
228.697.4453 cell
251.517.3530 ext315
Mnault@sunbeltfire.com

Jerry Blount

From: Matt Nault <mnault@sunbeltfire.com>
Sent: Wednesday, October 13, 2021 1:00 PM
To: Jerry Blount
Subject: Quote
Attachments: GLOBE ONYX BOOT QUOTE.pdf

Chief I would really like to put you guys in this boot, please let me know if I can do anything to help.

Matt Nault
Equipment Territory Manager
8050 McGowin Dr.
Fairhope, AL 36532
228.697.4453 cell
251.517.3530 ext315
Mnault@sunbeltfire.com

Jerry Blount

From: Jerry Blount
Sent: Thursday, October 14, 2021 9:53 AM
To: 'Matt Nault' ►
Subject: RE: Quote

Good morning,

Please change the quote to 280?

From: Matt Nault <mnault@sunbeltfire.com>
Sent: Wednesday, October 13, 2021 1:00 PM
To: Jerry Blount <jblount@jacksonms.gov>
Subject: Quote

Chief I would really like to put you guys in this boot, please let me know if I can do anything to help.

Matt Nault
Equipment Territory Manager
8050 McGowin Dr.
Fairhope, AL 36532
228.697.4453 cell
251.517.3530 ext315
[Mnault@sunbeltfire.com](mailto:mnault@sunbeltfire.com)

Jerry Blount

From: Jessi Collums <JCollums@gwevs.com>
Sent: Thursday, October 14, 2021 8:08 AM
To: Jerry Blount
Cc: Tim Harris
Subject: Jackson Gear and Boots 00004421/00004422
Attachments: Jackson Gear 00004421.pdf; Jackson Boots 00004422.pdf

Attached is the quotes on the gear and boots that you and Tim discussed.

Thanks,

Jessi Collums
EVS/G&W Diesel
Sales Operations Manager
1400 E.W. Martin Dr.
Conway, AR 72032
(501) 327-3200
www.gwevs.com

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OFFICE OF ATTORNEY
8050 McGowin Dr.
Fairhope, AL 36532
Phone (800) 642-8484
Fax (251) 928-9933

Quote

Date: 10/14/2021

Customer	JACKSON FIRE DEPARTMENT		Billing Address
Name			
Address			
City	State	ZIP	
Phone/Cell			

Qty	Description	Unit Price	TOTAL
280	GLOBE ONYX LEATHER BOOTS (G301300) MS STATE CONTRACT PRICE: \$404.03 GLOBE LIST PRICE: \$516.00 MS STATE CONTRACT #: 8200055233 PLEASE REFER TO PAGE 37 OF MS STATE CONTRACT CATALOG	\$ 355.00	\$ 99,400.00

YES	Will customer accept partial shipments and invoices?	SubTotal	\$ 99,400.00
NO		Shipping	
Outside Rep	Matt Nault	Tax Rate(s)	0.00%
Phone	800-642-8484		0.00%
Cell	228-697-4453		\$ -
e-mail	mnault@sunbeltfire.com		TOTAL \$ 99,400.00
Inside Rep	Dalton Combs		
Phone	1-800-642-8484 or Direct 251-929-9574		
e-mail	dcombs@sunbeltfire.com		

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OFFICE OF THE ATTORNEY
GENERAL

STATE OF MISSISSIPPI
DEPARTMENT OF FINANCE AND ADMINISTRATION
OFFICE OF PURCHASING, TRAVEL AND FLEET MANAGEMENT

STATE CONTRACT AGREEMENT

CONTRACTOR: Globe Manufacturing Company

STATE CONTRACT #: 8200055233

SUPPLIER #: 31000031195

SMART CONTRACT #: 1130-21-C-SWCT-00192

COMMODITIES COVERED: Fire Fighting Uniforms,
Boots, Hats and Gloves

EFFECTIVE: March 1, 2021
through
February 28, 2022

This State Contract Agreement is made this 25th day of January, 2021 between the Department of Finance and Administration, Office of Purchasing, Travel and Fleet Management for the State of Mississippi (hereinafter the "State") and Globe Manufacturing Company, 37 Loudon Road, Pittsfield, NH 03263 (hereinafter the "Contractor").

SCOPE: The Contractor agrees to furnish the State its normal requirements of fire protection uniforms, boots, hats and gloves on a nonexclusive basis for a period of twelve (12) months beginning March 1, 2021, and ending February 28, 2022, in accordance with all requirements in the *State of Mississippi Proposal Format and Guidelines For Fire Fighting Uniforms, Boots, Hats and Gloves* and the Contractor's Proposal submitted on December 15, 2020.

AUTHORIZED PURCHASERS: The State, as referred to herein, enters into this State Contract Agreement for the benefit of all state agencies, boards, commissions, departments, institutions, counties, municipalities, school districts and other political subdivisions of the State of Mississippi. These entities are authorized to purchase from this Contract in accordance with Miss. Code Ann. §§ 31-7-1, et seq., and the *Mississippi Procurement Manual*.

Purchase Orders prepared by these authorized purchasers shall include this State Contract Agreement Number referenced above.

PRICE GUARANTEE: The prices established herein shall prevail for the term of this Agreement, except in the event of a general market decline in prices of such commodities at any time during the period of this Contract, the Contractor agrees that the State of Mississippi shall receive full benefit of such decline.

The State Bureau of Financial Control shall not approve any account nor order and direct payment of any account for the purchase of any commodity covered by this Contract when the purchase price is in excess of the maximum price fixed in this Agreement.

PRICE DATA: The Contractor has furnished a price list for the new period for authorized purchasers. The State agrees to notify all authorized purchasers of the existence of this Contract and to give the specific instructions relative to the procedures to be followed in making purchases under the provisions hereof.

Entities making purchases over \$50,000 may consider obtaining two competitive quotes from the authorized dealers' list on this manufacturer's contract. If this manufacturer does not have a dealers' list, the manufacturer should be prepared to submit a quote.

PAYMENT: Payment for commodities or equipment purchased under the provisions of this Contract shall be made to the Contractor or to the authorized dealer making delivery in accordance with Miss. Code Ann. §§ 31-7-

301, et seq. (as amended). Such payment is to be made only upon receipt, by the authorized purchaser, of properly certified invoices, which are priced strictly in accordance with the pricing provisions of this Contract.

QUANTITY TO BE PURCHASED: It is understood and agreed that the Contractor is entering into this Agreement as a multiple source of supply without any guarantee from the State as to the quantity of the items covered by this Contract that might be ordered during the specified period.

TRANSPORTATION TERMS: All freight and shipping costs are the responsibility of the Vendor and are not reimbursable. All items must be transported F.O.B. Destination.

INDEMNIFICATION: To the fullest extent allowed by law, Contractor shall Indemnify, defend, save and hold harmless, protect, and exonerate the State of Mississippi, its Commissioners, Board Members, officers, employees, agents, and representatives from and against all claims, demands, liabilities, suits, actions, damages, losses, and costs of every kind and nature whatsoever, including, without limitation, court costs, investigative fees and expenses, and attorneys' fees, arising out of or caused by Contractor's and/or its partners, principals, agents, employees, and/or subcontractors in the performance of or failure to perform this Agreement. In the State's sole discretion, Contractor may be allowed to control the defense of any such claim, suit, etc. In the event Contractor defends said claim, suit, etc., Contractor shall use legal counsel acceptable to the State; Contractor shall be solely liable for all reasonable costs and/or expenses associated with such defense and the State shall be entitled to participate in said defense. Contractor shall not settle any claim, suit, etc., without the State's concurrence, which the State shall not unreasonably withhold.

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CANCELLATION: It is agreed that either party may cancel this Agreement by giving thirty (30) days written notice prior to the effective date of cancellation. Contractor is advised that cancellation of this Agreement by the Contractor may result in disqualification from the awarding of future contracts with the State.

TAXES: No Federal Excise Tax or Mississippi Sales Tax will be added to or otherwise included in the prices submitted by the Contractor. The Contractor understands and agrees that the State and its authorized purchasers exempt from the payment of taxes.

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ORDERING INFORMATION: Please place all orders under this agreement with an approved dealer/distributor from the attached list.

DEPARTMENT OF FINANCE AND ADMINISTRATION
FOR THE
STATE OF MISSISSIPPI

BY: Kenzie Shorter

OFFICE OF PURCHASING, TRAVEL AND FLEET MANAGEMENT

DATE: 1-06-21

THIS MUST BE SIGNED BY AN OFFICIAL
OF THE COMPANY

BY: Mahesh Balaji

TITLE: Customer Support Services Mgr.

DATE: 1/25/21

Jerry Blount

From: Jerry Blount
Sent: Thursday, October 14, 2021 9:53 AM
To: 'James Bugs'
Subject: RE: Leather Boots

CHIEF OF THE FIRE DEPARTMENT

Make the quote for a total of 280 please?

From: James Bugs <JBuggs@eeproinc.com>
Sent: Wednesday, October 13, 2021 10:38 AM
To: Jerry Blount <jblount@jacksonms.gov>
Subject: Re: Leather Boots

Good morning Chief I will get right on it

Sent from my iPhone

On Oct 13, 2021, at 10:25 AM, Jerry Blount <jblount@jacksonms.gov> wrote:

Good morning,

May I please get a quote for lowest price leather firefighter boots?

300 pair

Quote / 1
No response

J.B.

OFFICE OF THE CITY ATTORNEY
M
10-27-21

ORDER AUTHORIZING THE MAYOR TO REVISE THE 2021/2022 FISCAL YEAR BUDGET FOR THE CITY OF JACKSON, DEPARTMENT OF PARKS AND RECREATION, TO TRANSFER FUNDS FROM THE PUBLICITY PROMOTIONS CATEGORY TO THE LAWN AND GARDEN EQUIPMENT CATEGORY, IN THE AMOUNT OF \$100,000.00. (WARDS 1-7) (HARRIS, LUMUMBA)

WHEREAS, it is the sincere desire of the City of Jackson, Department of Parks and Recreation to provide consistent and outstanding service to our citizens and visiting guests. To help accomplish this endeavor, adequate equipment is critically needed, especially with the ongoing occurrence of major equipment breakdowns, thereby causing loss of crucial time and wages, while waiting for equipment to be repaired; and

WHEREAS, transfer of funds in the amount of \$100,000.00, is of vital importance, so that the Department of Parks and Recreation may purchase two (2) tractors and one (1) batwing to prevent interruption of the grass cutting rotation schedule; and

WHEREAS, the following funds are requested to be transferred to the following categories listed below.

FUNDS TRANSFER FROM:		FUNDS TRANSFER TO:	
Personal Services Category Account: 005-501.10-6449	\$100,000.00	Lawn and Garden Equipment Category Account: 005-504.10-6872	\$100,000.00
Total Funds Transfer Request			\$100,000.00

WHEREAS, additional funds are needed in the Lawn and Garden Equipment Capital Outlay Category in the amount of \$100,000.00, to allow uninterrupted and continuous schedules of cutting services at our large parks, athletic fields and green spaces in the City of Jackson; and

WHEREAS, the Department of Parks and Recreation can better meet the grass cutting rotation schedule demands and goals, if funds are transferred from the Publicity Promotions Category to the Lawn and Garden Equipment Category, in the amount of \$100,000.00, to allow the purchase of two (2) tractors and one (1) batwing; and

IT IS, THEREFORE, ORDERED that the Mayor be authorized to revise the Department of Parks and Recreation's 2021-2022 budget, to allow transfer of funds from the Publicity Promotions Category to the Lawn and Garden Equipment Category, in the amount of \$100,000.00.

(HARRIS, LUMUMBA)

ITEM #:	
DATE:	

CITY COUNCIL AGENDA ITEM 10 POINT DATA SHEET

10-27-21
DATE

POINTS	COMMENTS
1.	Brief Description Order authorizing the Mayor to revise the 2021/2022 FY Budget for the City of Jackson, Department of Parks and Recreation, to transfer funds from the Publicity Promotions Category to the Lawn and Garden Equipment Category, in the amount of \$100,000.00.
2.	Public Policy Initiative 1. Youth & Education 2. Crime Prevention 3. Changes in City Government 4. Neighborhood Enhancement 5. Economic Development 6. Infrastructure and Transportation 7. Quality of Life Crime Prevention Neighborhood Enhancement Quality of Life
3.	Who will be affected All areas within the City of Jackson, maintained by the Department of Parks and Recreation.
4.	Benefits Allows uninterrupted and continuous schedules of cutting services at our large parks, athletic fields and green spaces in the City of Jackson; especially during equipment break-down times.
5.	Schedule (beginning date) Upon Council Approval
6.	Location: WARD CITYWIDE (yes or no) (area) Project limits if applicable Wards 1-7
7.	Action implemented by: City Department <input type="checkbox"/> Consultant <input type="checkbox"/> Department of Parks & Recreation
8.	COST One Hundred Thousand Dollars (\$100,000.00)
9.	Source of Funding General Fund <input type="checkbox"/> Grant <input type="checkbox"/> Bond <input type="checkbox"/> Other <input type="checkbox"/> FROM: Publicity Promotions Category TO: Lawn and Garden Equipment Category
10.	EBO participation ABE _____ % WAIVER _____ Yes _____ No _____ N/A _____ X AABE _____ % WAIVER _____ Yes _____ No _____ N/A _____ X WBE _____ % WAIVER _____ Yes _____ No _____ N/A _____ X HBE _____ % WAIVER _____ Yes _____ No _____ N/A _____ X NABE _____ % WAIVER _____ Yes _____ No _____ N/A _____ X

Parks & Recreation Department
1000 Metro Center, Suite 104
Jackson, MS 39209-7503
601-960-0716 (Office)
601-960-1576 (Fax)
Website: www.jacksonms.gov



"One City, One Aim, One Destiny"

Memo

TO: The Honorable Mayor Lumumba
FROM: Ison B. Harris, Jr., Director
Department of Parks and Recreation
DATE: October 27, 2021
RE: 2021/2022 FY Budget - Funds Category Transfer Request

This is an Order authorizing the Mayor to revise the 2021/2022 FY Budget for the City of Jackson, Department of Parks and Recreation, to transfer funds from the Publicity Promotions Category to the Lawn and Garden Equipment Category, in the amount of \$100,000.00.

It is the sincere desire of the Department of Parks and Recreation, to provide uninterrupted service of the grass cutting rotation schedule; especially with the ongoing occurrence of major equipment breakdowns, thereby causing loss of crucial time and wages, while waiting for equipment to be repaired.

The Department of Parks and Recreation, recommends that this Order is accepted.

Thank you.

IBHjr/pb

Office of the City Attorney

455 East Capitol Street
Post Office Box 2779
Jackson, Mississippi 39207-2779
Telephone: (601) 960-1799
Facsimile: (601) 960-1756

OFFICE OF THE CITY ATTORNEY

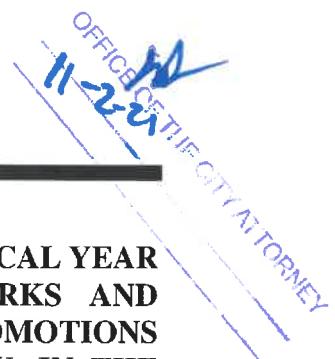
This ORDER AUTHORIZING THE MAYOR TO REVISE THE 2021/2022 FISCAL YEAR BUDGET FOR THE CITY OF JACKSON, DEPARTMENT OF PARKS AND RECREATION, TO TRANSFER FUNDS FROM THE PUBLICITY PROMOTIONS CATEGORY TO THE LAWN AND GARDEN EQUIPMENT CATEGORY, IN THE AMOUNT OF \$100,000.00 is legally sufficient for placement in NOVUS Agenda.



Catoria Martin, City Attorney

11/2/01
DATE

James Anderson, Special Assistant 



OFFICE OF THE CITY ATTORNEY
JULY 2021

ORDER AUTHORIZING THE MAYOR TO REVISE THE 2021/2022 FISCAL YEAR BUDGET FOR THE CITY OF JACKSON, DEPARTMENT OF PARKS AND RECREATION, TO TRANSFER FUNDS FROM THE PUBLICITY PROMOTIONS CATEGORY TO THE LAWN AND GARDEN EQUIPMENT CATEGORY, IN THE AMOUNT OF \$100,000.00. (WARDS 1-7) (HARRIS, LUMUMBA)

WHEREAS, it is the sincere desire of the City of Jackson, Department of Parks and Recreation to provide consistent and outstanding service to our citizens and visiting guests. To help accomplish this endeavor, adequate equipment is critically needed, especially with the ongoing occurrence of major equipment breakdowns, thereby causing loss of crucial time and wages, while waiting for equipment to be repaired; and

WHEREAS, transfer of funds in the amount of \$100,000.00, is of vital importance, so that the Department of Parks and Recreation may purchase two (2) tractors and one (1) batwing to prevent interruption of the grass cutting rotation schedule; and

WHEREAS, the following funds are requested to be transferred to the following categories listed below.

FUNDS TRANSFER FROM:		FUNDS TRANSFER TO:	
Personal Services Category Account: 005-501.10-6449	\$100,000.00	Lawn and Garden Equipment Category Account: 005-504.10-6876	\$100,000.00
Total Funds Transfer Request		\$100,000.00	

WHEREAS, additional funds are needed in the Lawn and Garden Equipment Capital Outlay Category in the amount of \$100,000.00, to allow uninterrupted and continuous schedules of cutting services at our large parks, athletic fields and green spaces in the City of Jackson; and

WHEREAS, the Department of Parks and Recreation can better meet the grass cutting rotation schedule demands and goals, if funds are transferred from the Publicity Promotions Category to the Lawn and Garden Equipment Category, in the amount of \$100,000.00, to allow the purchase of two (2) tractors and one (1) batwing; and

IT IS, THEREFORE, ORDERED that the Mayor be authorized to revise the Department of Parks and Recreation's 2021-2022 budget, to allow transfer of funds from the Publicity Promotions Category to the Lawn and Garden Equipment Category, in the amount of \$100,000.00.

(HARRIS, LUMUMBA)

ITEM #:	
DATE:	

CITY COUNCIL AGENDA ITEM 10 POINT DATA SHEET

10-27-21
DATE

POINTS	COMMENTS																																			
1. Brief Description	Order authorizing the Mayor to revise the 2021/2022 FY Budget for the City of Jackson, Department of Parks and Recreation, to transfer funds from the Publicity Promotions Category to the Lawn and Garden Equipment Category, in the amount of \$100,000.00.																																			
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3. Who will be affected	All areas within the City of Jackson, maintained by the Department of Parks and Recreation.																																			
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10. EBO participation	<table border="0"> <tr> <td align="center">ABE</td> <td align="center">_____ %</td> <td align="center">WAIVER</td> <td align="center">Yes</td> <td align="center">No</td> <td align="center">N/A</td> <td align="center"><input checked="" type="checkbox"/></td> </tr> <tr> <td align="center">AABE</td> <td align="center">_____ %</td> <td align="center">WAIVER</td> <td align="center">Yes</td> <td align="center">No</td> <td align="center">N/A</td> <td align="center"><input checked="" type="checkbox"/></td> </tr> <tr> <td align="center">WBE</td> <td align="center">_____ %</td> <td align="center">WAIVER</td> <td align="center">Yes</td> <td align="center">No</td> <td align="center">N/A</td> <td align="center"><input checked="" type="checkbox"/></td> </tr> <tr> <td align="center">HBE</td> <td align="center">_____ %</td> <td align="center">WAIVER</td> <td align="center">Yes</td> <td align="center">No</td> <td align="center">N/A</td> <td align="center"><input checked="" type="checkbox"/></td> </tr> <tr> <td align="center">NABE</td> <td align="center">_____ %</td> <td align="center">WAIVER</td> <td align="center">Yes</td> <td align="center">No</td> <td align="center">N/A</td> <td align="center"><input checked="" type="checkbox"/></td> </tr> </table>	ABE	_____ %	WAIVER	Yes	No	N/A	<input checked="" type="checkbox"/>	AABE	_____ %	WAIVER	Yes	No	N/A	<input checked="" type="checkbox"/>	WBE	_____ %	WAIVER	Yes	No	N/A	<input checked="" type="checkbox"/>	HBE	_____ %	WAIVER	Yes	No	N/A	<input checked="" type="checkbox"/>	NABE	_____ %	WAIVER	Yes	No	N/A	<input checked="" type="checkbox"/>
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Parks & Recreation Department
1000 Metro Center, Suite 104
Jackson, MS 39209-7503
601-960-0716 (Office)
601-960-1576 (Fax)
Website: www.jacksonms.gov



"One City, One Aim, One Destiny"

Memo

TO: The Honorable Mayor Lumumba
FROM: Ison B. Harris, Jr., Director
Department of Parks and Recreation
DATE: October 27, 2021
RE: 2021/2022 FY Budget - Funds Category Transfer Request

This is an Order authorizing the Mayor to revise the 2021/2022 FY Budget for the City of Jackson, Department of Parks and Recreation, to transfer funds from the Publicity Promotions Category to the Lawn and Garden Equipment Category, in the amount of \$100,000.00.

It is the sincere desire of the Department of Parks and Recreation, to provide uninterrupted service of the grass cutting rotation schedule; especially with the ongoing occurrence of major equipment breakdowns, thereby causing loss of crucial time and wages, while waiting for equipment to be repaired.

The Department of Parks and Recreation, recommends that this Order is accepted.

Thank you.

IBHjr/pb

Office of the City Attorney

455 East Capitol Street
Post Office Box 2779
Jackson, Mississippi 39207-2779
Telephone: (601) 960-1799
Facsimile: (601) 960-1756

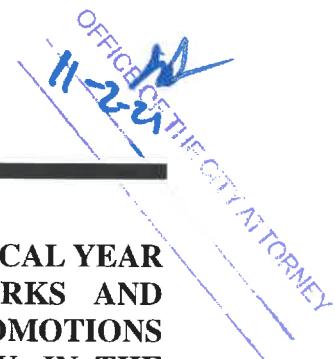
OFFICE OF THE CITY ATTORNEY

This ORDER AUTHORIZING THE MAYOR TO REVISE THE 2021/2022 FISCAL YEAR BUDGET FOR THE CITY OF JACKSON, DEPARTMENT OF PARKS AND RECREATION, TO TRANSFER FUNDS FROM THE PUBLICITY PROMOTIONS CATEGORY TO THE LAWN AND GARDEN EQUIPMENT CATEGORY, IN THE AMOUNT OF \$100,000.00 is legally sufficient for placement in NOVUS Agenda.


Catoria Martin, City Attorney


11/2/01
DATE

James Anderson, Special Assistant



OFFICE OF THE CITY ATTORNEY
Ca

ORDER GRANTING PIX AND PINS DEVELOPMENT LLC'S REQUEST FOR A SIGN VARIANCE TO ERECT 4 BUILDING SIGNS TOTALING 166 SQUARE FEET WITHIN AN URBAN TOWN CENTER ZONE WHICH ONLY Allows A TOTAL OF 15 SQUARE FEET FOR BUILDING SIGNAGE (WARD 7)

WHEREAS, the public health, safety or general welfare of the community may require that variances be granted in specific cases as set forth in the Sign Ordinance, Sections 102-26, et seq., of the Jackson Code of Ordinances; and

WHEREAS, pursuant to Section 102-40, no action by the City Council may be taken concerning a variance from the sign regulations until after a public hearing in relation thereto, at which, parties in interest and the general citizenry shall have an opportunity to be heard; and

WHEREAS, no variance from the Sign Ordinance shall be passed by the City Council unless and until an application seeking the variance is filed with the Signs and License Division with such application containing, at a minimum, a legal description, location map, plot plan, the exact nature of the requested variance, the grounds upon which it is requested, and/or such other information as may be required by the Signs and License Division Manager; and

WHEREAS, said variance application shall also demonstrate that:

1. 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;
2. The literal interpretation of the provisions of the Sign Ordinance would deprive the applicant of rights commonly enjoyed by other properties in the same district under the provisions of the Sign Ordinance;
3. The special conditions and circumstances do not result from actions of the applicant; and
4. Granting the variance requested will not confer upon the applicant any special privilege that is denied by the Sign Ordinance to other similar lands, structures, or buildings in the same district.

WHEREAS, Pix and Pins Development, LLC, the applicant herein, has requested a variance from the Sign Ordinance regulations to erect 4 building signs totaling 166 square feet within an Urban Town Center which only allows a total of 15 square feet for building signage.

IT IS, THEREFORE, ORDERED that Pix and Pins Development, LLC is hereby granted a variance from the Sign Ordinance regulations to erect 4 building signs totaling 166 square feet within an Urban Town Center zone which only allows a total of 15 square feet for building signage, it being determined that the parties in interest and the general citizenry first had their opportunity to be heard and that the applicant has met the necessary criteria for the requested variance.

IT IS FURTHER ORDERED that the City Council has considered the variance application and grants the variance requested therein based on a finding that special conditions and circumstances exist which are peculiar to the land, structure, or building involved and which are applicable to other lands, structures, or buildings in the same district; the literal interpretation of the provision of the Sign Ordinance would deprive the applicant of rights commonly enjoyed by other properties in the same district under the provisions of the Sign Ordinance; and granting the variance requested will not grant the applicant any special privilege that is denied by the Sign Ordinance to other similar lands, structures, or buildings in the same district.

Item #: _____
Date: _____
By: (Hillman, Lumumba)

CITY COUNCIL AGENDA ITEM 10 POINT DATA SHEET

10/5/2021

DATE

P O I N T S		C O M M E N T S
1.	Brief Description/Purpose	To erect 4 building signs totaling 166 square feet within an Urban Town Center zone which only allows a total of 15 square feet for building signage.
2.	Public Policy Initiative 1. Youth & Education 2. Crime Prevention 3. Changes in City Government 4. Neighborhood Enhancement 5. Economic Development 6. Infrastructure and Transportation 7. Quality of Life	N/A
3.	Who will be affected	N/A
4.	Benefits	N/A
5.	Schedule (beginning date)	N/A
6.	Location: ▪ WARD ▪ CITYWIDE (yes or no) (area) ▪ Project limits if applicable	3019 N. State Street (Ward 7)
7.	Action implemented by: ▪ City Department <input checked="" type="checkbox"/> <input type="checkbox"/> ▪ Consultant <input type="checkbox"/>	Department of Planning & Development Signs & License Division
8.	COST	N/A
9.	Source of Funding ▪ General Fund <input type="checkbox"/> ▪ Grant <input type="checkbox"/> ▪ Bond <input type="checkbox"/> ▪ Other <input type="checkbox"/>	N/A
10.	EBO participation	ABE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/> AABE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/> WBE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/> HBE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/> NABE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/>

Revised 2-04

Staff Recommendation: Approve

THE CITY OF
JACKSON
MISSISSIPPI
DEPARTMENT OF PLANNING AND DEVELOPMENT

MEMORANDUM

TO: Mayor Chokwe Antar Lumumba

FROM: *JH* Jordan Hillman, Director
Department of Planning & Development

DATE: October 5, 2021

RE: Sign Variance

Pix and Pins Development, LLC, located at 3019 N. State Street, is requesting a variance to erect 4 building signs totaling 166 square feet within an Urban Town Center zone which only allows a total of 15 square feet for building signage.

Office of the City Attorney

455 East Capitol Street
Post Office Box 2779
Jackson, Mississippi 39207-2779
Telephone: (601) 960-1799
Facsimile: (601) 960-1756

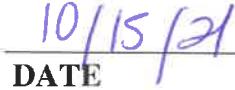
OFFICE OF THE CITY ATTORNEY

This **ORDER GRANTING PIX AND PINS DEVELOPMENT LLC'S REQUEST FOR A SIGN VARIANCE TO ERECT 4 BUILDING SIGNS TOTALING 166 SQUARE FEET WITHIN AN URBAN TOWN CENTER ZONE WHICH ONLY ALLOWS A TOTAL OF 15 SQUARE FEET FOR BUILDING SIGNAGE** is legally sufficient for placement in NOVUS Agenda.



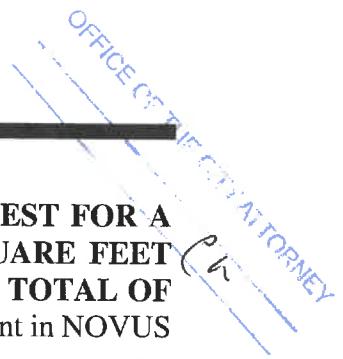
Catoria Martin, City Attorney

Chandra Gayten, Deputy City Attorney 



10/15/21

DATE



RECEIVED

SEP 22 2021

SIGNS/LICENSE DIVISION



FOR OFFICE USE ONLY

CASE NO.: _____

CITY OF JACKSON, MS

Application for Sign Variance

I. Subject Property Address: 3019 N. State St.

Jackson MS 39216

II. Purpose for requested Sign Variance: (Brief Description)

3 separate signs at single location w/
square footage exceeding amount currently allowed

III. Have you or any other individual been cited for or notified of any ordinance violations related to this property or business? NO

If yes, please give details and dates of violations:

IV. Are there any Restrictive Covenants? NO If yes, please attach copies

V. What is the Zoning classification of property? UTC

If yes, please attach copies of agency findings and decisions.

VI. APPLICANT'S INFORMATION:

Name: Pix & Pins (Jason Watkins)

Mailing Address: 920 Meadowbrook Rd.

City: Jackson State: MS Zip: 39206

Contact Phone: (662) - 842 - 3284 Fax: _____

Email: Jason @ thepixcompany.com

RECEIVED

SEP 22 2021

SIGNS/LICENSE DIVISION

VII. APPLICANT WILL BE REPRESENTED BY:

Name: A+ Signs & Creative

Mailing Address: 4147 - A Northview Dr

City: Jackson State: MS Zip: 39206

Contact Phone: (601) 355-9595 Fax: _____

Email: jwebb@aplusigns.com

VIII. CURRENT PROPERTY OWNER(S):

Name: Pix and Pins Development, LLC

Mailing Address: 920 Meadowbrook Dr

City: Jackson State: MS Zip: 39206

Email: jason@thepixcompany.com

IX. APPLICATION FEE SCHEDULE: *fees are non-refundable after public hearing

X Variance(s) \$450.00

RECEIVED

SEP 22 2021

SIGNS/LICENSE DIVISION

DECLARATION:

By signing this application, it is understood and agreed that permission is hereby given the duly authorized representative of the City of Jackson to make an investigation of the need for the sign variance request. It is further understood that the Sign & License Manager and staff may inspect the subject property, make photographs and obtain any verifications and data necessary for preparation of its report to the City Council.

The above information is true and complete to the best of my knowledge.

Jason Watkins

WITNESS THE SIGNATURE(S) of the owner(s) of the subject property located at

3019 North State St

Jackson, Mississippi

On this the 21st day of September, 2021.

**STATE OF MISSISSIPPI
COUNTY OF HINDS**

Personally came and appeared before me, the within named:

Jason Watkins

Who signed and delivered the above and foregoing instrument as and for their free act and deed on the day and year therein mentioned, and who acknowledge to me that they are the owner(s) of the subject property as described in this Sign Variance Application.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE, this the 21st

Day of September, 2021.

MY COMMISSION EXPIRES:

03-17-2023

Christina E. Blackmon
NOTARY PUBLIC



To whom it may concern:

The owners of the new Pix and Pins development, located at 3019 N State St. are requesting building mounted signage for the bar, bowling alley, and movie theater that will be operating under the Pix and Pins name. There are multiple entrances to the development, and the owners have requested signage at each of the three main entrances.

Pix and Pins is located in a UTC zoning district. The maximum allowed square footage for this zoned property is 15 sq ft. The district also only allot for one sign per business per façade. Since the business has a bar, bowling alley and movie theater operating out of it, we believe these current restrictions would prohibit Pix and Pins from promoting the three entities in a significant enough way. The restrictions also pose challenges for the fabrication process, considering the types of signs that have been requested by the owners.

We are proposing four total signs, with one at the entrance to the bar, one at the entrance to the bowling alley, and two marques at the entrance to the theater. Additionally, we will be refurbishing the Capri sign by applying new paint and installing working neon. We believe that the design and aesthetic of each of these signs have been considered carefully so that they match the overall aesthetic of the neighborhood incredibly well. We also believe that the overall effect of these signs will help draw more potential business not only to Pix and Pins, but to the rest of the neighborhood as well.

For these purposes, we are requesting approval on one sign for The Pearl, one sign for Highball Lanes, and two changeable copy marquee signs (in addition to the existing, refurbished Capri sign) for the movie theater. The owner has proposed this number of signs, sized as shown in the attached drawings, with the overall scale of the front façade in mind. Our signage proposal will meet the property owner's request, and will help create more aesthetically pleasing sightlines for the Fondren neighborhood.

We believe our proposal to be consistent with the existing signage in Fondren that has been previously approved by the City of Jackson.

Thank you very much for your consideration and time.

Jason Watkins, the owner(s) of the property listed, hereby acknowledge this Letter of Intent in full and certifies this to be a true and accurate statement.

Jason Watkins

Date 10 - 5 - 21

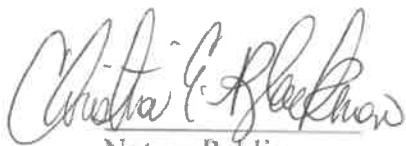
Letter of Intent

September 15, 2021

City of Jackson, Mississippi
Department of Planning and Development
Sign and License Division
200 South President Street
PO Box 17
Jackson, MS 39205-0017

State of: Mississippi
County of: Hinds

Sworn to and subscribed before me this 5th day of October, 2021.


Christina E. Blackmon
Notary Public



THE CITY OF
JACKSON
MISSISSIPPI
DEPARTMENT OF PLANNING AND DEVELOPMENT

October 6, 2021

Pix And Pins Development, LLC
Jason Watkins
920 Meadowbrook Road
Jackson, MS 39206

Re: Pix And Pins Development LLC

Dear Mr. Watkins:

This correspondence is to inform you that our office is currently processing the Sign Variance Application submitted on behalf of Pix And Pins Development, LLC located at 3019 N. State Street.

Pursuant to Sec. 102-40 (5) of the City of Jackson Code of Ordinances, our office is required to inform the applicant or the applicant's representative of the staff's recommendation for a pending Sign Variance Application.

Your application and supporting documentation indicates that Pix And Pins Development, LLC is requesting to erect 4 building signs totaling 166 square feet within an Urban Town Center zone which only allows a total of 15 square feet for building signage.

The staff's recommendation, to the City Council, will be for approval of your sign variance request. Please understand that granting or denial of all Sign Variance request are by City Council approval only. If you have any comments, questions, or concerns please feel free to contact our office at (601) 960-1154.

Sincerely,



Terry Coleman, Manager
Signs & License Division



**CITY OF JACKSON
ZONING DIVISION**

Date 9/22/2021

Zone UTC

Approved By JW

Note _____

RECEIVED

SEP 22 2021

SIGNS/LICENSE DIVISION

DATE RECEIVED IN OFFICE:

**APPLICATION FOR SIGN PERMIT
CITY OF JACKSON
DEPARTMENT OF PLANNING AND DEVELOPMENT
SIGN AND LICENSE DIVISION
200 S. PRESIDENT STREET-JACKSON, MS 39201
601-960-1154**

CONTRACTOR/ERECTOR:		LOCATION/ADDRESS OF SIGN:
Name <u>At Signs & Creative</u> Address <u>4147-A Northview Dr.</u> City <u>Jackson</u> State <u>MS</u> Zip <u>39206</u> Phone <u>601-355-9595</u> Bonded and Insured Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> City of Jackson Privilege License # <u>33725</u>		Business Name <u>Pix & Pins</u> Business Address <u>3019 N State St. 39216</u> Owner's Name <u>Jason Watkins</u> Phone <u>601-842-3284</u> Privilege License # <u>applied for</u>
GROUND-MOUNTED:	BUILDING-MOUNTED:	TYPE OF LIGHTING:
Overall Height _____ Height _____ Length _____ Square Footage _____ Wind Pressure _____ Billboard <input type="checkbox"/>	Height <u>48''h (4')</u> Length <u>104''w (8'8")</u> Square Footage <u>34.74 ft²</u> Wall Area <u>38'5" x 17'6"</u> <u>652.8 ft²</u>	Internal <input checked="" type="checkbox"/> External <input checked="" type="checkbox"/> UL# _____ Sign Material Type: <u>Aluminum Nepon letters w/ painted faces/ returns, LEDs, aluminum painted bracket panels, formed acrylic faces face-lit w/ LEDs Vinyl on faces</u>
WORDING ON SIGN(S):		ZONING CLASS: <u>UTC</u>
<u>Highball Lanes</u>		Date Inspected: _____ APPROVED <input type="checkbox"/> DISAPPROVED <input type="checkbox"/>
Temporary Banner <input type="checkbox"/> Plot Drawings <input type="checkbox"/> Sign Drawings <input checked="" type="checkbox"/>		

I hereby certify that I have read this application and that all information contained herein is true and correct; that I agree to comply with all City Ordinances, Codes, and State Laws regulating sign construction; that I am the owner or authorized to act as the owner's agent for the herein described work.

J.W.
Applicant's Signature

9/15/21

Date

Sign and License Division Manager



**CITY OF JACKSON
ZONING DIVISION**

RECEIVED

SEP 22 2021

SIGNS/LICENSE DIVISION

DATE RECEIVED IN OFFICE:

**APPLICATION FOR SIGN PERMIT
CITY OF JACKSON
DEPARTMENT OF PLANNING AND DEVELOPMENT
SIGN AND LICENSE DIVISION
200 S. PRESIDENT STREET-JACKSON, MS 39201
601-960-1154**

Date 9/22/2021

Zone UTC

Approved By J.W.

Note _____

CONTRACTOR/ERECTOR:		LOCATION/ADDRESS OF SIGN:	
Name <u>A+ Signs & Creative</u> Address <u>4147 - A Northview Dr</u> City <u>Jackson</u> State <u>MS</u> Zip <u>39204</u> Phone <u>601 - 355 - 9595</u> Bonded and Insured Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> City of Jackson Privilege License # <u>33725</u>		Business Name <u>Pix & Pins</u> Business Address <u>3019 N. State St., 39216</u> Owner's Name <u>Jason Watkins</u> Phone <u>601-842-3284</u> Privilege License # <u>Applied for</u>	
GROUND-MOUNTED:		BUILDING-MOUNTED:	
Overall Height _____ Height _____ Length _____ Square Footage _____ Wind Pressure _____ Billboard <input type="checkbox"/>		Height <u>QTY2 - 38" h (3.16')</u> Length <u>QTY2 - 187 "w (15.6'</u> Square Footage <u>50ft²/each</u> Wall Area <u>46' w x 25' h</u> <u>1150 sq ft</u>	
WORDING ON SIGN(S):		TYPE OF LIGHTING:	
<u>Changeable marquee letters</u> <u>on both signs</u>		Internal <input checked="" type="checkbox"/> External <input type="checkbox"/> ULI _____ Sign Material Type: <u>aluminum</u> <u>Cabinets, acrylic faces,</u> <u>returns w/ print, changeable</u> <u>marquee letters, LEDs</u>	
		ZONING CLASS: <u>UTC</u>	
		Date Inspected: _____	
		APPROVED <input type="checkbox"/>	
		DISAPPROVED <input type="checkbox"/>	
Temporary Banner <input type="checkbox"/> Plot Drawings <input type="checkbox"/> Sign Drawings <input checked="" type="checkbox"/>			

I hereby certify that I have read this application and that all information contained herein is true and correct; that I agree to comply with all City Ordinances, Codes, and State Laws regulating sign construction; that I am the owner or authorized to act as the owner's agent for the herein described work.

Applicant's Signature

9/16/2021

Date

Sign and License Division Manager



**CITY OF JACKSON
ZONING DIVISION**

RECEIVED

SEP 22 2021

SIGNS/LICENSE DIVISION

DATE RECEIVED IN OFFICE:

**APPLICATION FOR SIGN PERMIT
CITY OF JACKSON
DEPARTMENT OF PLANNING AND DEVELOPMENT
SIGN AND LICENSE DIVISION
200 S. PRESIDENT STREET-JACKSON, MS 39201
601-960-1154**

Date 9/22/2021

Zone UTC

Approved By JW

Note _____

CONTRACTOR/ERECTOR:		LOCATION/ADDRESS OF SIGN:
Name <u>At Signs & Creative</u> Address <u>4147-A Northview Dr</u> City <u>Jackson</u> State <u>MS</u> Zip <u>39206</u> Phone <u>601 - 353 - 9595</u>	Business Name <u>Pix & Pins</u> Business Address <u>3019 N. State St., 39216</u> Owner's Name <u>Jason Watkins</u> Phone <u>601 - 842 - 3284</u> Privilege License # <u>applied for</u>	
GROUND-MOUNTED:	BUILDING-MOUNTED:	TYPE OF LIGHTING:
Overall Height _____ Height _____ Length _____ Square Footage _____ Wind Pressure _____ Billboard <input type="checkbox"/>	Height <u>42" h (3.5')</u> Length <u>108' w (9')</u> Square Footage <u>31.5 ft²</u> Wall Area <u>30'4" w x 17' h</u> <u>515.6 ft²</u>	Internal <input checked="" type="checkbox"/> External <input type="checkbox"/> ULR _____ Sign Material Type: <u>aluminum</u> <u>channel letters, LEDs</u> <u>painted faces/returns,</u> <u> routed HDU background,</u> <u> wooden frame</u>
WORDING ON SIGN(S):		ZONING CLASS: <u>UTC</u>
<u>The Pearl</u>		Date Inspected: _____
<input type="checkbox"/> Temporary Banner <input type="checkbox"/> Plot Drawings <input type="checkbox"/> Sign Drawings <input checked="" type="checkbox"/>		APPROVED <input type="checkbox"/> DISAPPROVED <input type="checkbox"/>

I hereby certify that I have read this application and that all information contained herein is true and correct; that I agree to comply with all City Ordinances, Codes, and State Laws regulating sign construction; that I am the owner or authorized to act as the owner's agent for the herein described work.

Applicant's Signature

Date

Sign and License Division Manager

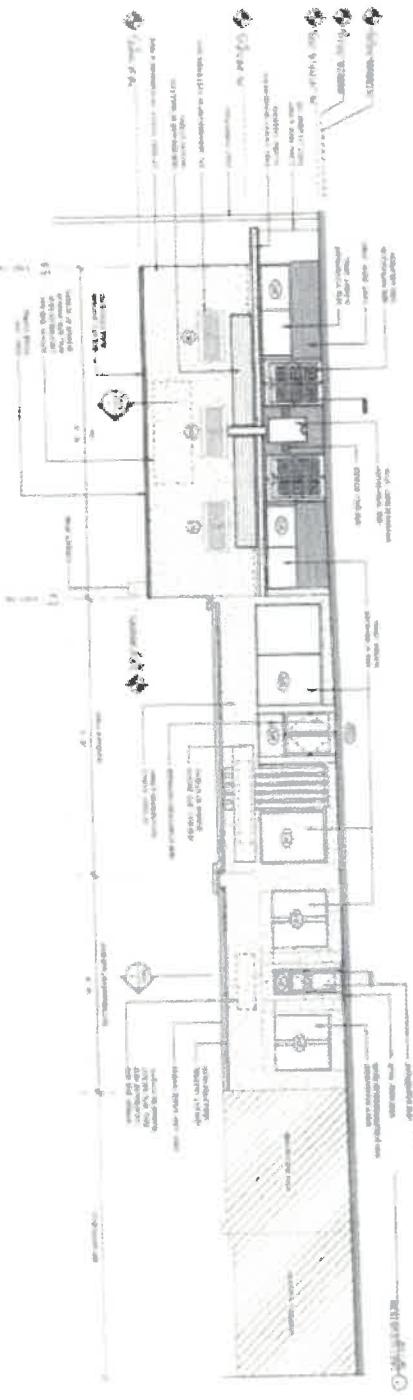
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SIGNS/LICENSE DIVISION



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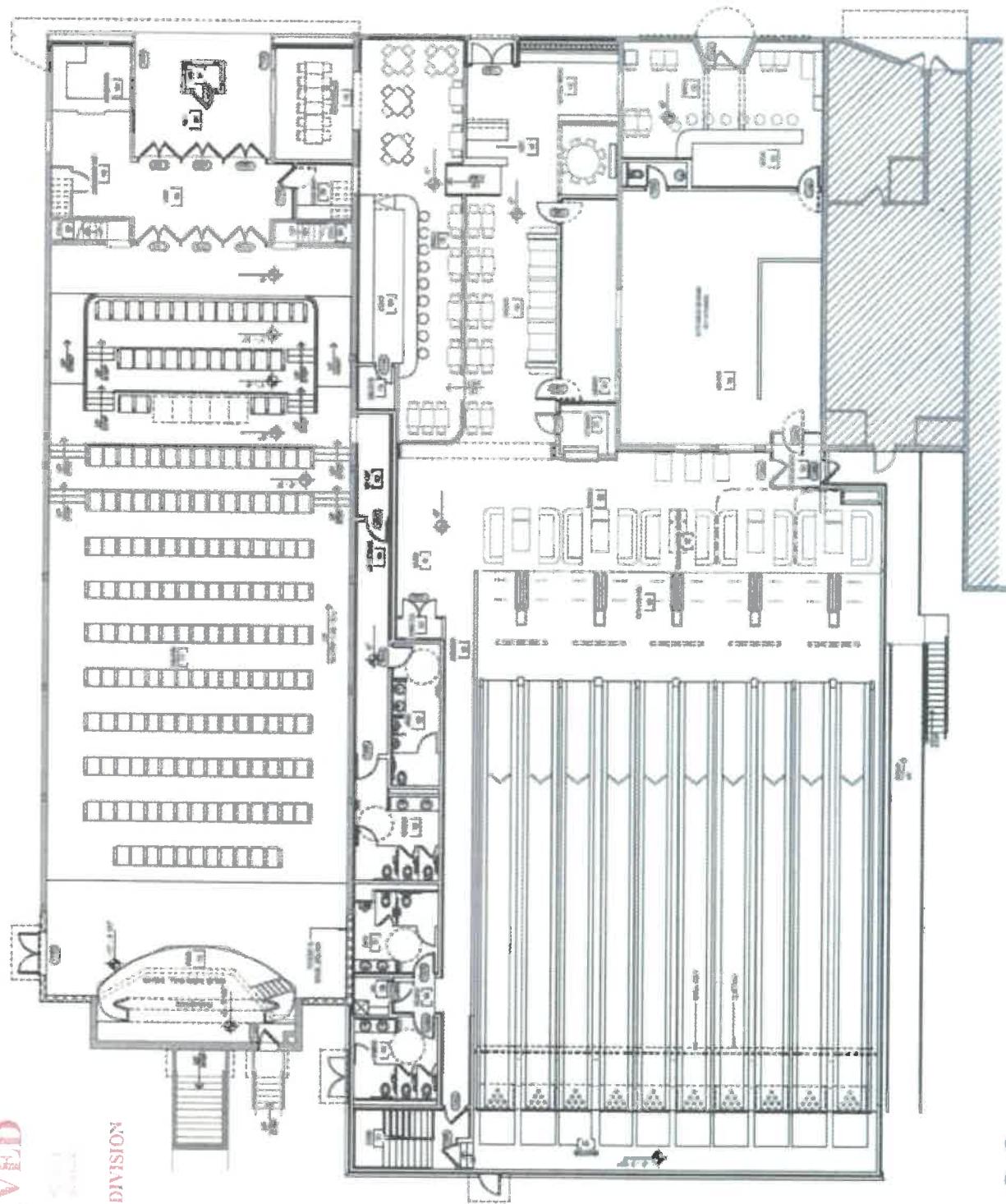
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THE PEARL/CAPRI I floor plan

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SIGN/LICENSE DIVISION



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SIGNS/LICENSE DIVISION

BOOK 7238, PAGE 4962

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Prepared by and return to:

Robert C. Hutchison
1020 Highland Colony Parkway
Suite 1400
Ridgeland, Mississippi 39157
(601) 985-4476
MS Bar # 9374

225

INDEXING INSTRUCTIONS: Part of Lots 5 and 6 Fannie Brown Estate Survey, Plat Book A, Page 336
Lot 15, Block "G" Asylum Heights, Plat Cabinet A, Slot 143

STATE OF MISSISSIPPI

COUNTY OF HINDS

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of TEN DOLLARS (\$10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged,

WHITNEY PLACE, LLC,
a Mississippi limited liability company
Attn: Jason Watkins
920 Meadowbrook Road
Jackson, MS 39206
(601) 842-3284

does hereby sell, convey and specially warrant, unto

PIX & PINS DEVELOPMENT, LLC,
a Mississippi limited liability company
Attn: Jason Watkins
920 Meadowbrook Road
Jackson, MS 39206
(601) 842-3284

the following described real property lying and being situated in the Hinds County, Mississippi, more particularly described as follows and incorporated herein by reference, together, with all improvements, tenements, hereditaments and appurtenances relating or belonging thereto:

SEE ATTACHED EXHIBIT A

Grantor for itself and its successors and assigns, does warrant specially to Grantee and its successors and assigns and will forever warrant specially and defend the title to the above conveyed property against all persons lawfully claiming the same by, through or under Grantor but not otherwise.

SUBJECT HOWEVER, to any and all matters of record, zoning and use restrictions, including, but not limited to, those matters set forth on Exhibit C attached hereto.

The real property taxes for the year 2019 relating to the property conveyed by this Special Warranty Deed have been prorated as of the date hereof. Grantee specifically assumes any and all tax liability of any kind associated with said property for the year 2019 and subsequent years.

Grantor hereby reserves an easement for the benefit of Grantor, its successors and assigns, and the tenants or occupants of Grantor's remaining property, and the respective employees, agents, contractors, customers, invitees and licensees of the owner of such property and/or such tenants or occupants, which easements shall run with the land:

A non-exclusive, perpetual easement for reasonable access, ingress and egress (the "Access Easement") over the area designated on Exhibit B as well as all paved driveways, curb cuts, drive aisles, roadways and walkways as presently or hereafter constructed on the Property so as to provide for the passage of motor vehicles and pedestrians, including to and from all abutting streets or rights of way furnishing access. No barriers, gates, chains or other impediment shall be erected or permitted which would materially affect or limit the use and enjoyment of the Access Easements, except in the case of temporary impediments related to construction, repair or replacement of such areas.

Grantor hereby further reserves an easement for the benefit of Grantor, its successors and assigns, which easements shall run with the land:

(a) A non-exclusive easement upon, under, over, above and across the Property for the discharge, drainage, use, and detention of storm water runoff, and to install, construct, maintain, repair and replace storm water collection, detention and distribution pipes and other apparatus (the "Drainage Facilities"). The easement granted herein shall include the right of reasonable ingress and egress as may be required to construct, maintain and operate the Drainage Facilities.

(b) A non-exclusive easement under and across those parts of the Property conveyed hereby that are not within any building areas, for the installation, maintenance, repair and replacement of water mains, sewers, communications or electrical conduits or systems, gas mains and other utility facilities necessary for the orderly development and operation of the Grantor's property; provided that (i) the rights granted pursuant to such easements shall at all times be exercised in such a manner as not to interfere materially with the normal operation of Grantee's property and the businesses conducted therein, (ii) the exact location of any utilities shall be subject to the reasonable approval of the Grantee, and (iii) except in an emergency, the right to enter upon the property of Grantee for the exercise of any right pursuant to such easements shall be conditioned upon providing reasonable prior advance written notice to Grantee as to the time and manner of entry. All such systems, structures, mains, sewers, conduits, lines and other public utilities shall be installed and maintained below the ground level or surface, except for such parts thereof that cannot and are not intended to be placed below the surface, such as transformers and control panels, which shall be placed in such location as reasonably approved by the Grantee.

(Signature on Following Page)

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8-22-22

SIGNS/LICENSE DIVISION

Witness my signature, this the 26th day of September 2019.

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SEP 22 2019

SIGNS/LICENSE DIVISION

GRANTOR:

WHITNEY PLACE, LLC,
a Mississippi limited liability company

By:

Jason D. Watkins
Jason D. Watkins, Manager

STATE OF MISSISSIPPI
COUNTY OF HINDS

PERSONALLY appeared before me, the undersigned authority in and for the said county and state on this 26th day of September 2019, within my jurisdiction, the within named Jason D. Watkins, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed in the above and foregoing instrument and acknowledged that he executed the same in his representative capacity, and that by his signature on the instrument, and as the act and deed of the entity upon behalf of which he acted, executed the above and foregoing instruments, after first having been duly authorized so to do.

Notary Public

My Commission Expires:

Aug. 6, 2021
[NOTARIAL SEAL]

Print Name: Robert C. Hutchison



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EXHIBITA

BOOK 7238 PAGE 4966

SIGNS/LICENSE DIVISION

Pix & Pins Tract

A tract or parcel of land containing 0.71 acres, more or less, lying and being situated in the East $\frac{1}{2}$ of the Northeast $\frac{1}{4}$ of Section 27, Township 6 North, Range 1 East, First Judicial District, City of Jackson, Hinds County, Mississippi and being part of Lots 5 and 6, Fannie Brown Estate Survey as recorded in Plat Cabinet A, Slot 336 in the Office of the Chancery Clerk, First Judicial District, City of Jackson, Hinds County, Mississippi and being more particularly described by metes and bounds as follows:

Commencing at a set $\frac{1}{2}$ inch iron pin marking the Southwest corner of Lot 9, Highland Addition to Jackson as recorded in Plat Cabinet A, Slot 214 in the Office of the Chancery Clerk, First Judicial District, City of Jackson, Hinds County, Mississippi; run thence

South 28 degrees 18 minutes 15 seconds East for a distance of 425.58 feet to a set $\frac{1}{2}$ inch iron pin marking the **Point of Beginning** of the herein described property; thence

North 15 degrees 39 minutes 34 seconds East for a distance of 143.14 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 74 degrees 20 minutes 59 seconds East for a distance of 98.86 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 16 degrees 10 minutes 39 seconds East for a distance of 75.85 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 70 degrees 07 minutes 11 seconds East for a distance of 108.41 feet to a set $\frac{1}{2}$ inch iron pin marking the West right of way of North State Street; thence

Continue along said West right of way of North State Street as follows:

South 22 degrees 18 minutes 07 seconds West for a distance of 73.36 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 74 degrees 02 minutes 23 seconds West for a distance of 26.53 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 16 degrees 05 minutes 09 seconds West for a distance of 119.60 feet to a building corner; thence

North 74 degrees 05 minutes 35 seconds West along a building wall for a distance of 60.42 feet to a building corner; thence

South 16 degrees 06 minutes 33 seconds West along a building wall for a distance of 14.32 feet; thence

North 74 degrees 19 minutes 47 seconds West for a distance of 20.03 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 15 degrees 13 minutes 59 seconds West for a distance of 5.89 feet to a building corner; thence

North 73 degrees 33 minutes 44 seconds West for a distance of 91.25 feet to the **Point of Beginning.**

Together with:

The non-exclusive right to use that certain non-exclusive, perpetual easement twelve (12) feet in width north of and adjacent to the northern boundary of the Property commencing at the western right of way of North State Street and westerly along such property line for a distance of 192 feet which was reserved by Grantor in its conveyance to Fondren Hotel Group, LLC for the benefit of Grantee, its successors and assigns, and the tenants or occupants of Grantee's property, and the respective employees, agents, contractors, customers, invitees and licensees of the owner of such property and/or such tenants or occupants, which non-exclusive right to use such easement area shall run with the land for reasonable access, ingress and egress over such area.

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2018

SIGNS/LICENSE DIVISION

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Sept 21 2012

BOOK 7238 PAGE 4968

SIGNS/LICENSE DIVISION

EXHIBIT B
Pix & Pins- Variable Width Non-Exclusive Easement Area

A tract or parcel of land for the purpose of ingress, egress, containing **0.09 acre**, more or less, lying and being situated in the East $\frac{1}{2}$ of the Northeast $\frac{1}{4}$ of Section 27, Township 6 North, Range 1 East, First Judicial District, City of Jackson, Hinds County, Mississippi and being part of Lots 5 and 6, Fannie Brown Estate Survey as recorded in Plat Cabinet A, Slot 336 in the Office of the Chancery Clerk, First Judicial District, City of Jackson, Hinds County, Mississippi and being more particularly described by metes and bounds as follows:

Commencing at a set $\frac{1}{2}$ inch iron pin marking the Southwest corner of Lot 9, Highland Addition to Jackson as recorded in Plat Cabinet A, Slot 214 in the Office of the Chancery Clerk, First Judicial District, City of Jackson, Hinds County, Mississippi; run thence

South 28 degrees 18 minutes 15 seconds East for a distance of 425.58 feet to a set $\frac{1}{2}$ inch iron pin marking the **Point of Beginning** of the herein described easement; thence

North 15 degrees 39 minutes 34 seconds East for a distance of 143.14 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 74 degrees 20 minutes 59 seconds East for a distance of 98.86 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 16 degrees 10 minutes 39 seconds East for a distance of 75.85 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 70 degrees 07 minutes 11 seconds East for a distance of 108.41 feet to a set $\frac{1}{2}$ inch iron pin marking the West right of way of North State Street; thence

South 22 degrees 18 minutes 07 seconds West along said West right of way of North State Street for a distance of 5.00 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 70 degrees 07 minutes 11 seconds West for a distance of 97.86 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 16 degrees 10 minutes 39 seconds West for a distance of 70.10 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 74 degrees 20 minutes 59 seconds East for a distance of 90.90 feet to a set $\frac{1}{2}$ inch iron pin marking said West right of way of North State Street; thence

South 22 degrees 18 minutes 07 seconds West along said West right of way of

North State Street for a distance of 5.04 feet to a set ½ inch iron pin; thence

North 74 degrees 02 minutes 23 seconds West for a distance of 26.53 feet to a set ½ inch iron pin; thence

South 16 degrees 05 minutes 09 seconds West for a distance of 4.13 feet to a set ½ inch iron pin; thence

North 74 degrees 20 minutes 59 seconds West for a distance of 167.62 feet to a set ½ inch iron pin; thence

South 15 degrees 39 minutes 34 seconds West for a distance of 129.21 feet to a set ½ inch iron pin; thence

South 73 degrees 33 minutes 44 seconds East for a distance of 86.21 feet to a set ½ inch iron pin; thence

South 15 degrees 13 minutes 59 seconds West for a distance of 5.00 feet to a building corner; thence

North 73 degrees 33 minutes 44 seconds West for a distance of 91.25 feet to the **Point of Beginning.**

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SIGNS/LICENSE DIVISION

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SIGNS/LICENSE DIVISION

EXHIBIT C

Permitted Encumbrances

BOOK 7238 PAGE 4970

1. Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey and inspection of the premises.
2. Prior reservations or conveyances of mineral rights of whatsoever kind, subsurface and surface substances, including but not limited to coal, lignite, oil, gas, uranium, clay, rock, sand and gravel in, on, under and that may be produced from the property herein conveyed, together with all rights, privileges, and immunities relating thereto.
3. Ad valorem taxes for the year 2019, and subsequent years, which are liens, but are not yet due and payable.

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2019 OCT -2 PM 3:03

BOOK 7238
PAGE 4962
EDDIE JEAN CALA
CHANCERY CLERK

Landroll Detail

Parcel Number	Map Reference Number	
51-162	530.00 1 113.02	View Map Property Taxes Gis Map
Subdivision No.	Homestead Exemption Account Numbers	
Assessed Owner	Assessed Values	
<u>PIX & PINS DEVELOPMENT LLC</u> ATTN: JASON WATKINS 920 MEADOWBROOK RD JACKSON MS 39206	Land Value	13,917
	Improvement Value	23,211
	Total	37,128
Location	Appraised Values	
0 N STATE ST	Land Value	92,780
Legal Description	Improvement Value	154,740
BEG 100 FT NELY SE COR LOT 1 BLK G ASYLUM HIGHTS CONT NELY 119.60 FT ELY 26.33 FT NELY 73.76 FT WLY 108.41 FT SLY 75.85 FT WLY 98.86 FT SLY 143.14 FT ELY 91 FT ELY 100 FT TO POB BEING PT LOTS 5 & 6 FANNIE BROWN EST SV NJ	Total	247,520
Acreage Info.	Building Info.	
Cultivated Acres	Type	STOR
Uncultivated Acres	Base Area	6,973
	Adjusted Area	6,993
	Year Built	1938
	Deed Info.	
	Book & Page	7238-4962
	Date	09/26/2019

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SIGNS/LICENSE DIVISION

*OFFICE OF THE CITY ATTORNEY
Ca*

ORDER DENYING PIX AND PINS DEVELOPMENT LLC'S REQUEST FOR A SIGN VARIANCE TO ERECT 4 BUILDING SIGNS TOTALING 166 SQUARE FEET WITHIN AN URBAN TOWN CENTER ZONE WHICH ONLY Allows A TOTAL OF 15 SQUARE FEET FOR BUILDING SIGNAGE (WARD 7)

WHEREAS, the public health, safety or general welfare of the community may require that variances be granted in specific cases as set forth in the Sign Ordinance, Sections 102-26, et seq., of the Jackson Code of Ordinances; and

WHEREAS, pursuant to Section 102-40, no action by the City Council may be taken concerning a variance from the sign regulations until after a public hearing in relation thereto, at which, parties in interest and the general citizenry shall have an opportunity to be heard; and

WHEREAS, no variance from the Sign Ordinance shall be passed by the City Council unless and until an application seeking the variance is filed with the Signs and License Division with such application containing, at a minimum, a legal description, location map, plot plan, the exact nature of the requested variance, the grounds upon which it is requested, and/or such other information as may be required by the Signs and License Division Manager; and

WHEREAS, said variance application shall also demonstrate that:

1. 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;
2. The literal interpretation of the provisions of the Sign Ordinance would deprive the applicant of rights commonly enjoyed by other properties in the same district under the provisions of the Sign Ordinance;
3. The special conditions and circumstances do not result from actions of the applicant; and
4. Granting the variance requested will not confer upon the applicant any special privilege that is denied by the Sign Ordinance to other similar lands, structures, or buildings in the same district.

WHEREAS, Pix and Pins Development, LLC, the applicant herein, has requested a variance from the Sign Ordinance regulations to erect 4 building signs totaling 166 square feet within an Urban Town Center which only allows a total of 15 square feet for building signage.

IT IS, THEREFORE, ORDERED that Pix and Pins Development, LLC is hereby denied a variance from the Sign Ordinance regulations to erect 4 building signs totaling 166 square feet within an Urban Town Center zone which only allows a total of 15 square feet for building signage, it being determined that the parties in interest and the general citizenry first had their opportunity to be heard and that the applicant has not met the necessary criteria for the requested variance.

IT IS FURTHER ORDERED that the City Council has considered the variance application and denies the variance requested therein based on a finding that special conditions and circumstances do not 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; the literal interpretation of the provision of the Sign Ordinance would not deprive the applicant of rights commonly enjoyed by other properties in the same district under the provisions of the Sign Ordinance; and denying the variance requested will not deny the applicant any special privilege that is granted by the Sign Ordinance to other similar lands, structures, or buildings in the same district.

Item #: _____
Date: _____
By: (Hillman, Lumumba)

CITY COUNCIL AGENDA ITEM 10 POINT DATA SHEET

10/5/2021

DATE

POINTS		COMMENTS
1.	Brief Description/Purpose	To erect 4 building signs totaling 166 square feet within an Urban Town Center zone which only allows a total of 15 square feet for building signage.
2.	Public Policy Initiative 1. Youth & Education 2. Crime Prevention 3. Changes in City Government 4. Neighborhood Enhancement 5. Economic Development 6. Infrastructure and Transportation 7. Quality of Life	N/A
3.	Who will be affected	N/A
4.	Benefits	N/A
5.	Schedule (beginning date)	N/A
6.	Location: ▪ WARD ▪ CITYWIDE (yes or no) (area) ▪ Project limits if applicable	3019 N. State Street (Ward 7)
7.	Action implemented by: ▪ City Department <input checked="" type="checkbox"/> ▪ Consultant <input type="checkbox"/>	Department of Planning & Development Signs & License Division
8.	COST	N/A
9.	Source of Funding ▪ General Fund <input type="checkbox"/> ▪ Grant <input type="checkbox"/> ▪ Bond <input type="checkbox"/> ▪ Other <input type="checkbox"/>	N/A
10.	EBO participation	ABE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/> AABE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/> WBE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/> HBE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/> NABE _____ % WAIVER yes _____ no _____ N/A <input checked="" type="checkbox"/>

Revised 2-04

Staff Recommendation: Approve

THE CITY OF
JACKSON
MISSISSIPPI
DEPARTMENT OF PLANNING AND DEVELOPMENT

MEMORANDUM

TO: Mayor Chokwe Antar Lumumba

FROM: *JHD* Jordan Hillman, Director
Department of Planning & Development

DATE: October 5, 2021

RE: Sign Variance

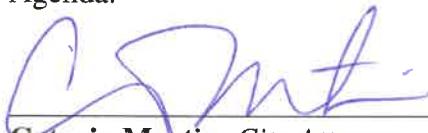
Pix and Pins Development, LLC, located at 3019 N. State Street, is requesting a variance to erect 4 building signs totaling 166 square feet within an Urban Town Center zone which only allows a total of 15 square feet for building signage.

Office of the City Attorney

455 East Capitol Street
Post Office Box 2779
Jackson, Mississippi 39207-2779
Telephone: (601) 960-1799
Facsimile: (601) 960-1756

OFFICE OF THE CITY ATTORNEY

This **ORDER DENYING PIX AND PINS DEVELOPMENT LLC'S REQUEST FOR A SIGN VARIANCE TO ERECT 4 BUILDING SIGNS TOTALING 166 SQUARE FEET WITHIN AN URBAN TOWN CENTER ZONE WHICH ONLY ALLOWS A TOTAL OF 15 SQUARE FEET FOR BUILDING SIGNAGE** is legally sufficient for placement in NOVUS Agenda.

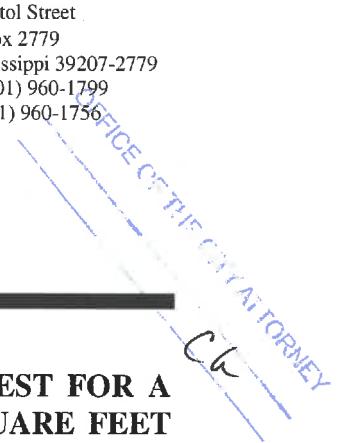


Catoria Martin, City Attorney

Chandra Gayten, Deputy City Attorney 


10/15/21

DATE



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SEP 22 2021

SIGNS/LICENSE DIVISION



FOR OFFICE USE ONLY

CASE NO.: _____

CITY OF JACKSON, MS

Application for Sign Variance

I. Subject Property Address: 3019 N. State St.

Jackson MS 39216

II. Purpose for requested Sign Variance: (Brief Description)

3 separate signs at single location w/
square footage exceeding amount currently allowed

III. Have you or any other individual been cited for or notified of any ordinance violations related to this property or business? NO

If yes, please give details and dates of violations:

IV. Are there any Restrictive Covenants? NO If yes, please attach copies

V. What is the Zoning classification of property? UTC

If yes, please attach copies of agency findings and decisions.

VI. **APPLICANT'S INFORMATION:**

Name: Pix & Pins (Jason Watkins)

Mailing Address: 920 Meadowbrook Rd.

City: Jackson State: MS Zip: 39206

Contact Phone: (662) - 842 - 3284 Fax: _____

Email: Jason@thepixcompany.com

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SEP 22 2021

SIGNS/LICENSE DIVISION

VII. APPLICANT WILL BE REPRESENTED BY:

Name: A+ Signs & Creative

Mailing Address: 4147 - A Northview Dr

City: Jackson State: MS Zip: 39206

Contact Phone: (601) 355-9595 Fax: _____

Email: jwebb@aplusigns.com

VIII. CURRENT PROPERTY OWNER(S):

Name: Pix and Pins Development, LLC

Mailing Address: 920 Meadowbrook Dr

City: Jackson State: MS Zip: 39206

Email: jason@thepixcompany.com

IX. APPLICATION FEE SCHEDULE: *fees are non-refundable after public hearing

X Variance(s) \$450.00

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SIGNS/LICENSE DIVISION

DECLARATION:

By signing this application, it is understood and agreed that permission is hereby given the duly authorized representative of the City of Jackson to make an investigation of the need for the sign variance request. It is further understood that the Sign & License Manager and staff may inspect the subject property, make photographs and obtain any verifications and data necessary for preparation of its report to the City Council.

The above information is true and complete to the best of my knowledge.

Jason Watkins

WITNESS THE SIGNATURE(S) of the owner(s) of the subject property located at

3019 North State St Jackson, Mississippi

On this the 21st day of September, 2021.

**STATE OF MISSISSIPPI
COUNTY OF HINDS**

Personally came and appeared before me, the within named:

Jason Watkins

Who signed and delivered the above and foregoing instrument as and for their free act and deed on the day and year therein mentioned, and who acknowledge to me that they are the owner(s) of the subject property as described in this Sign Variance Application.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE, this the 21st

Day of September, 2021.

MY COMMISSION EXPIRES:
03-17-2023

Christina E. Blackmon
NOTARY PUBLIC



To whom it may concern:

The owners of the new Pix and Pins development, located at 3019 N State St, are requesting building mounted signage for the bar, bowling alley, and movie theater that will be operating under the Pix and Pins name. There are multiple entrances to the development, and the owners have requested signage at each of the three main entrances.

Pix and Pins is located in a UTC zoning district. The maximum allowed square footage for this zoned property is 15 sq ft. The district also only allows for one sign per business per façade. Since the business has a bar, bowling alley and movie theater operating out of it, we believe these current restrictions would prohibit Pix and Pins from promoting the three entities in a significant enough way. The restrictions also pose challenges for the fabrication process, considering the types of signs that have been requested by the owners.

We are proposing four total signs, with one at the entrance to the bar, one at the entrance to the bowling alley, and two marques at the entrance to the theater. Additionally, we will be refurbishing the Capri sign by applying new paint and installing working neon. We believe that the design and aesthetic of each of these signs have been considered carefully so that they match the overall aesthetic of the neighborhood incredibly well. We also believe that the overall effect of these signs will help draw more potential business not only to Pix and Pins, but to the rest of the neighborhood as well.

For these purposes, we are requesting approval on one sign for The Pearl, one sign for Highball Lanes, and two changeable copy marquee signs (in addition to the existing, refurbished Capri sign) for the movie theater. The owner has proposed this number of signs, sized as shown in the attached drawings, with the overall scale of the front façade in mind. Our signage proposal will meet the property owner's request, and will help create more aesthetically pleasing sightlines for the Fondren neighborhood.

We believe our proposal to be consistent with the existing signage in Fondren that has been previously approved by the City of Jackson.

Thank you very much for your consideration and time.

Jason Watkins, the owner(s) of the property listed, hereby acknowledge this Letter of Intent in full and certifies this to be a true and accurate statement.

Sam Watkins

Date 10 - 5 - 21

Letter of Intent

September 15, 2021

City of Jackson, Mississippi
Department of Planning and Development
Sign and License Division
200 South President Street
PO Box 17
Jackson, MS 39205-0017

State of: Mississippi
County of: Hinds

Sworn to and subscribed before me this 5th day of October 2021.


Christina E. Blackmon
Notary Public



THE CITY OF
JACKSON
MISSISSIPPI
DEPARTMENT OF PLANNING AND DEVELOPMENT

October 6, 2021

Pix And Pins Development, LLC

Jason Watkins

920 Meadowbrook Road

Jackson, MS 39206

Re: Pix And Pins Development LLC

Dear Mr. Watkins:

This correspondence is to inform you that our office is currently processing the Sign Variance Application submitted on behalf of Pix And Pins Development, LLC located at 3019 N. State Street.

Pursuant to Sec. 102-40 (5) of the City of Jackson Code of Ordinances, our office is required to inform the applicant or the applicant's representative of the staff's recommendation for a pending Sign Variance Application.

Your application and supporting documentation indicates that Pix And Pins Development, LLC is requesting to erect 4 building signs totaling 166 square feet within an Urban Town Center zone which only allows a total of 15 square feet for building signage.

The staff's recommendation, to the City Council, will be for approval of your sign variance request. Please understand that granting or denial of all Sign Variance request are by City Council approval only. If you have any comments, questions, or concerns please feel free to contact our office at (601) 960-1154.

Sincerely,



Terry Coleman, Manager
Signs & License Division

**RECEIVED**

SEP 22 2021

SIGNS/LICENSE DIVISION

DATE RECEIVED IN OFFICE:

**APPLICATION FOR SIGN PERMIT
CITY OF JACKSON****DEPARTMENT OF PLANNING AND DEVELOPMENT
SIGN AND LICENSE DIVISION
200 S. PRESIDENT STREET-JACKSON, MS 39201
601-960-1154****CITY OF JACKSON
ZONING DIVISION**Date 9/22/2021Zone UTCApproved By JW

Note _____

CONTRACTOR/ERECTOR:		LOCATION/ADDRESS OF SIGN:	
Name <u>At Signs, Creative</u> Address <u>4147-A Northview Dr.</u> City <u>Jackson</u> State <u>MS</u> Zip <u>39206</u> Phone <u>601-355-9595</u> Bonded and Insured Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> City of Jackson Privilege License # <u>33725</u>		Business Name <u>Pix i Pins</u> Business Address <u>3019 N State St, 39216</u> Owner's Name <u>Jason Watkins</u> Phone <u>601-812-3284</u> Privilege License # <u>applied for</u>	
GROUND-MOUNTED:		BUILDING-MOUNTED:	
Overall Height _____ Height _____ Length _____ Square Footage _____ Wind Pressure _____ Billboard <input type="checkbox"/>		Height <u>48" h (4')</u> Length <u>104" w (8'8")</u> Square Footage <u>34.7 ft²</u> Wall Area <u>38'5" x 17'6"</u> <u>1052.8 ft²</u>	
WORDING ON SIGN(S):		TYPE OF LIGHTING: Internal <input checked="" type="checkbox"/> External <input checked="" type="checkbox"/> UL# _____ Sign Material Type: <u>Aluminum Channel letters w/ painted faces/ returns, LEDs, aluminum painted bracket panels, formed acrylic faces face-lit with LEDs, Vinyl on faces.</u>	
<u>Highball Lanes</u>		ZONING CLASS: <u>UTC</u> Date Inspected: _____	
Temporary Banner <input type="checkbox"/> Plot Drawings <input type="checkbox"/> Sign Drawings <input checked="" type="checkbox"/>		APPROVED <input type="checkbox"/> DISAPPROVED <input type="checkbox"/>	

I hereby certify that I have read this application and that all information contained herein is true and correct; that I agree to comply with all City Ordinances, Codes, and State Laws regulating sign construction; that I am the owner or authorized to act as the owner's agent for the herein described work.

Applicant's Signature

9/15/21

Date

Sign and License Division Manager



RECEIVED

SEP 22 2021

SIGNS/LICENSE DIVISION

DATE RECEIVED IN OFFICE:

APPLICATION FOR SIGN PERMIT
CITY OF JACKSON
DEPARTMENT OF PLANNING AND DEVELOPMENT
SIGN AND LICENSE DIVISION
200 S. PRESIDENT STREET-JACKSON, MS 39201
601-960-1154

**CITY OF JACKSON
ZONING DIVISION**

Date 9/22/2021

Zone UTC

Approved By JW

Note _____

CONTRACTOR/ERECTOR:		LOCATION/ADDRESS OF SIGN:	
Name <u>A + Signs & Creative</u> Address <u>4147 - A Northview Dr</u> City <u>Jackson</u> State <u>MS</u> zip <u>39206</u> Phone <u>601 - 355 - 9595</u> Bonded and Insured Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> City of Jackson Privilege License # <u>33725</u>		Business Name <u>Pix & Pins</u> Business Address <u>3019 N. State St., 39216</u> Owner's Name <u>Jason Watkins</u> Phone <u>601 - 842 - 3284</u> Privilege License # <u>Applied for</u>	
GROUND-MOUNTED:		BUILDING-MOUNTED:	
Overall Height _____ Height _____ Length _____ Square Footage _____ Wind Pressure _____ Billboard <input type="checkbox"/>		Height <u>QTY2 - 38'h (3.16')</u> Length <u>QTY2 - 187'w (15.6')</u> Square Footage <u>50ft²/each</u> Wall Area <u>46'w x 25'h</u> <u>1150 sqft</u>	
WORDING ON SIGN(S):		ZONING CLASS: <u>UTC</u>	
<u>Changeable masque letters</u> <u>in both signs</u>		Date Inspected: _____ APPROVED <input type="checkbox"/> DISAPPROVED <input type="checkbox"/>	
Temporary Banner <input type="checkbox"/> Plot Drawings <input type="checkbox"/> Sign Drawings <input checked="" type="checkbox"/>			

I hereby certify that I have read this application and that all information contained herein is true and correct; that I agree to comply with all City Ordinances, Codes, and State Laws regulating sign construction; that I am the owner or authorized to act as the owner's agent for the herein described work.



9/15/2021

Applicant's Signature

Date

Sign and License Division Manager



RECEIVED

SEP 22 2021

SIGNS/LICENSE DIVISION

DATE RECEIVED IN OFFICE:

APPLICATION FOR SIGN PERMIT
CITY OF JACKSON
DEPARTMENT OF PLANNING AND DEVELOPMENT
SIGN AND LICENSE DIVISION
200 S. PRESIDENT STREET-JACKSON, MS 39201
601-960-1154

CITY OF JACKSON
ZONING DIVISION

Date 9/22/2021

Zone UTC

Approved By JW

Note _____

CONTRACTOR/ERECTOR:		LOCATION/ADDRESS OF SIGN:
Name <u>At Signs & Creative</u> Address <u>4147-A Northview Dr</u> City <u>Jackson</u> State <u>MS</u> Zip <u>39206</u> Phone <u>601-355-9595</u> Bonded and Insured Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> City of Jackson Privilege License # <u>33725</u>		Business Name <u>Pix & Pins</u> Business Address <u>3019 N. State St., 39216</u> Owner's Name <u>Jason Watkins</u> Phone <u>601-842-3284</u> Privilege License # <u>applied for</u>
GROUND-MOUNTED:	BUILDING-MOUNTED:	TYPE OF LIGHTING:
Overall Height _____ Height _____ Length _____ Square Footage _____ Wind Pressure _____ Billboard <input type="checkbox"/>	Height <u>42" h (3.5')</u> Length <u>108' w (9')</u> Square Footage <u>31.5 ft²</u> Wall Area <u>30'4" w x 17'h</u> <u>515.6 ft²</u>	Internal <input checked="" type="checkbox"/> External <input type="checkbox"/> ULN _____ Sign Material Type: <u>aluminum</u> <u>Channel letters, LEDs</u> <u>Painted faces/returns,</u> <u>coated HDU background,</u> <u>wooden frame</u>
WORDING ON SIGN(S):		ZONING CLASS: <u>UTC</u>
<u>The Pearl</u>		Date Inspected: _____
Temporary Banner <input type="checkbox"/> Plot Drawings <input type="checkbox"/> Sign Drawings <input checked="" type="checkbox"/>		APPROVED <input type="checkbox"/> DISAPPROVED <input type="checkbox"/>

I hereby certify that I have read this application and that all information contained herein is true and correct; that I agree to comply with all City Ordinances, Codes, and State Laws regulating sign construction; that I am the owner or authorized to act as the owner's agent for the herein described work.

Applicant's Signature

09/15/21

Date

Sign and License Division Manager

RECEIVED

SIGNS/LICENSE DIVISION

WATER REVENUE ALUM

CAPITOLIA
and THE PEARL

400 1st Street SW

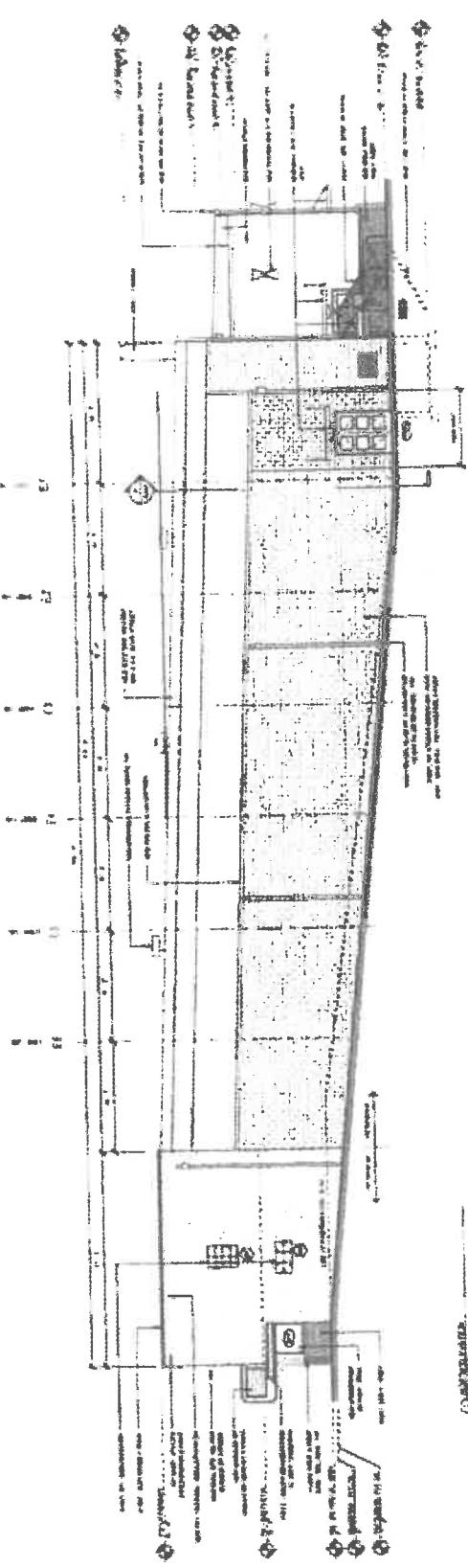
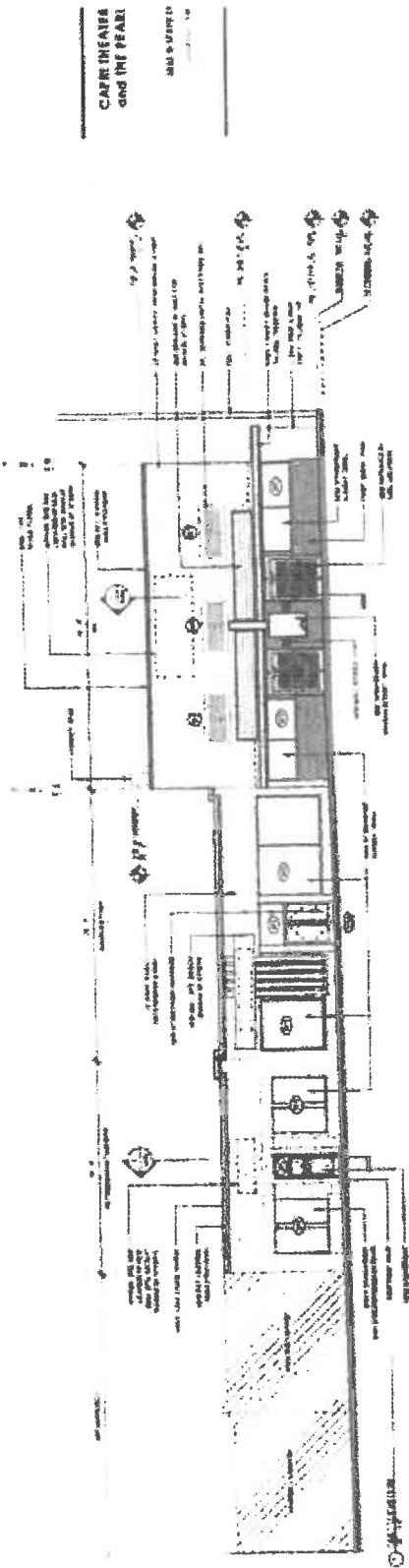
Washington, DC 20530

(202) 224-4000

FAX: (202) 224-4000

E-mail: water.revenue@dc.gov

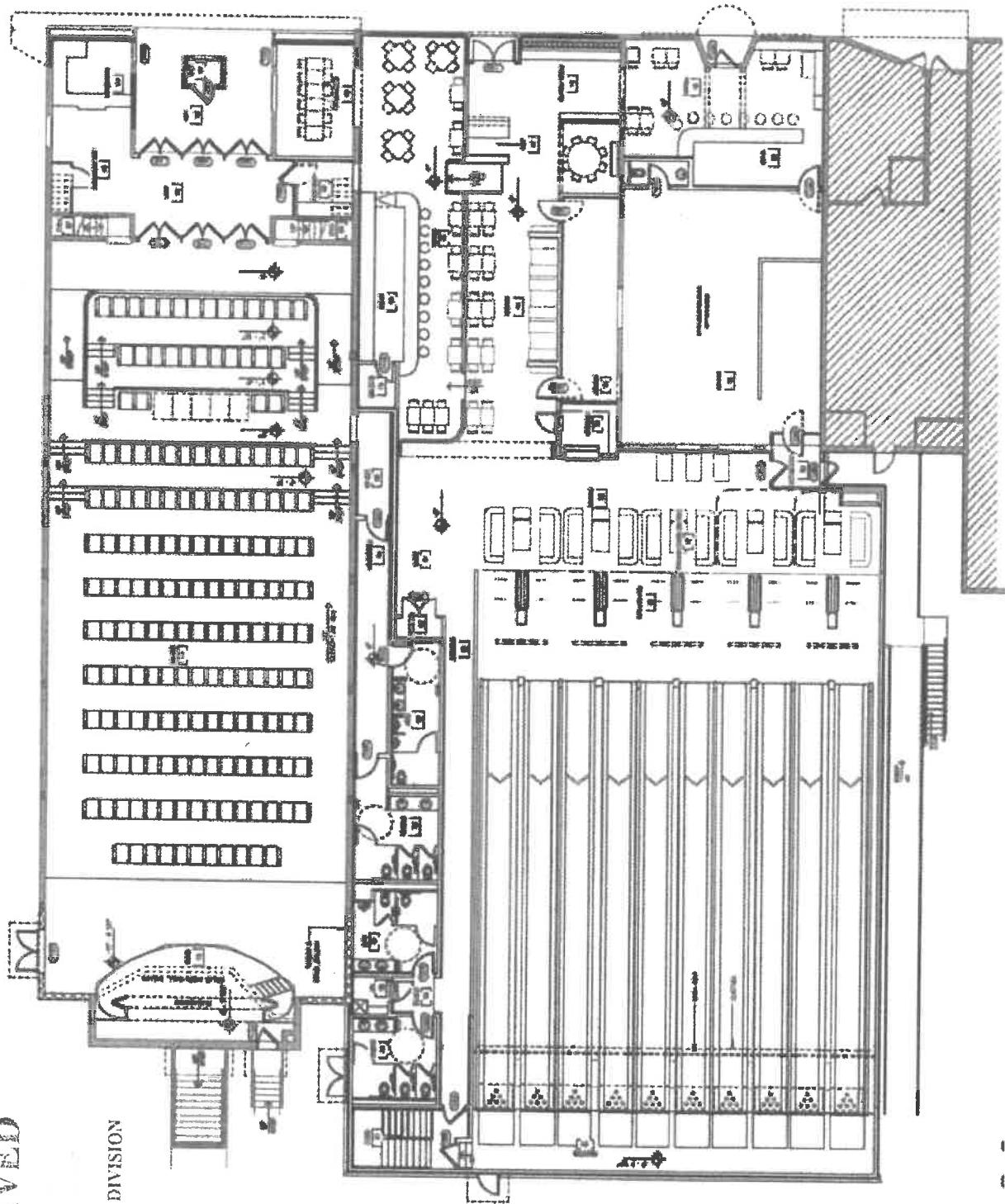
http://www.dccouncil.us



THE PEARL/CAPRI I floor plan

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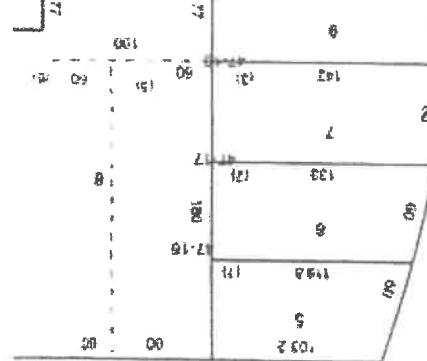
SIGN/LICENSE DIVISION



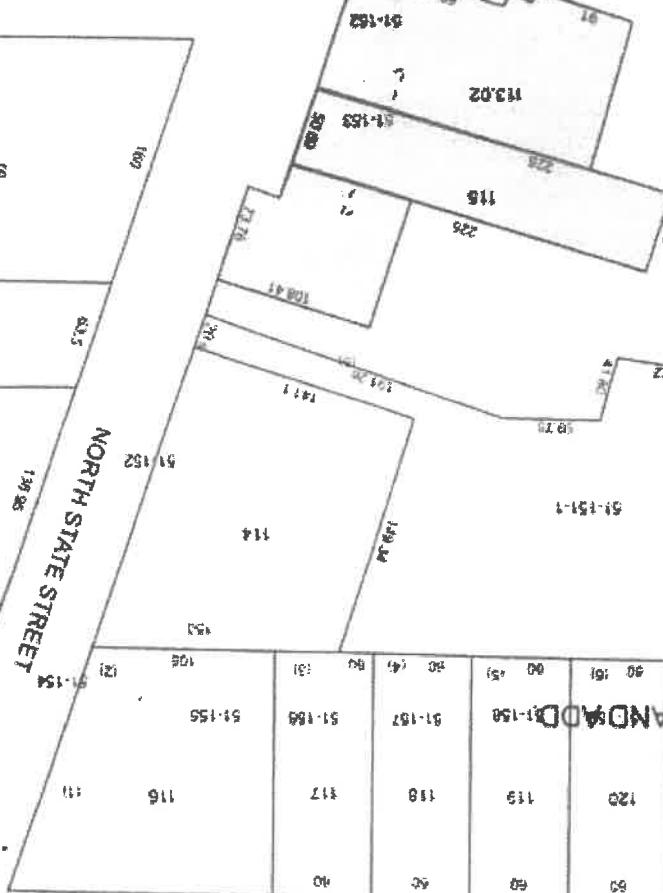
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SIGNS/LICENSE DIVISION

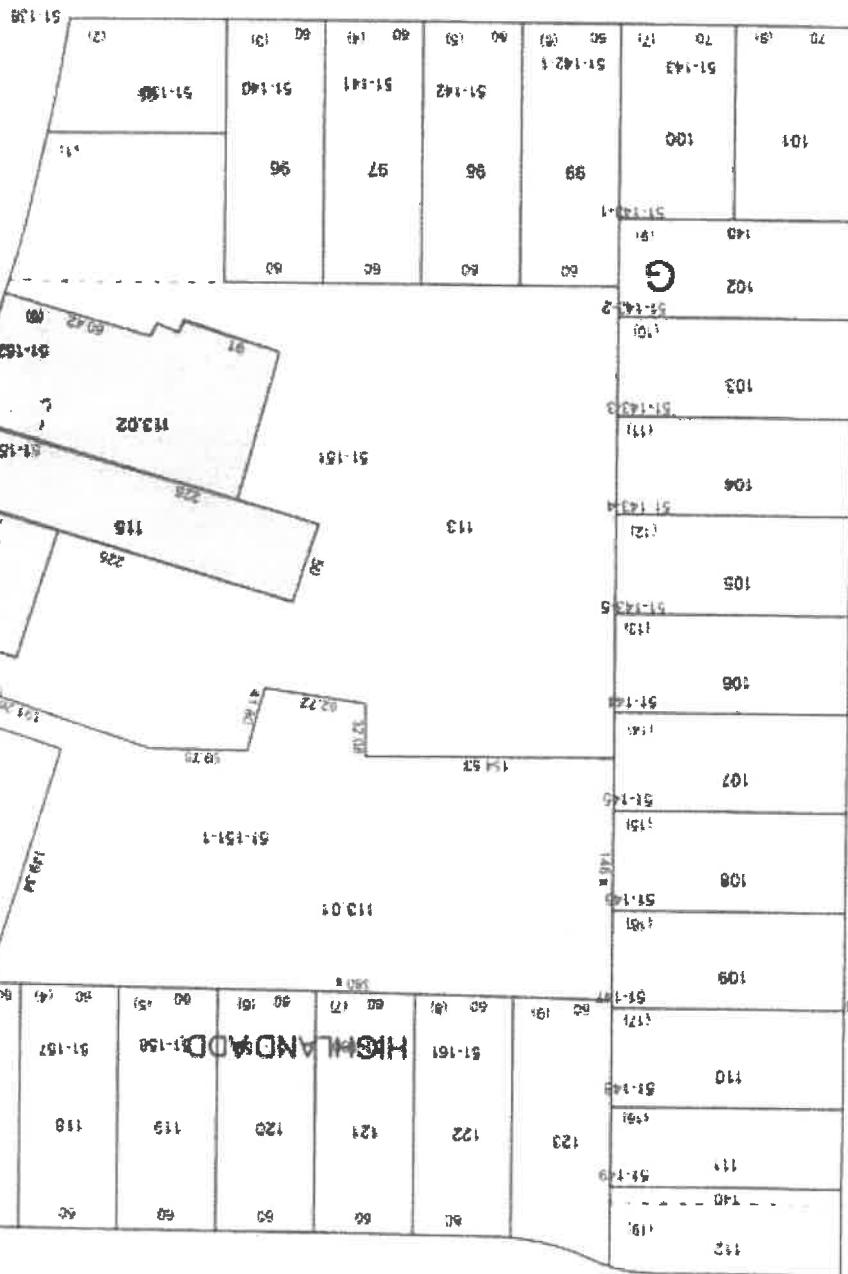
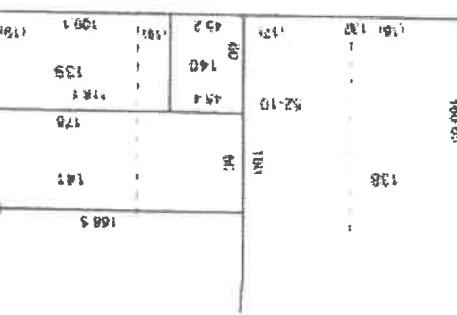


(80RMW)
DULING ST



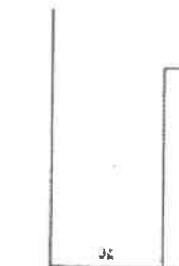
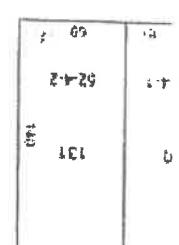
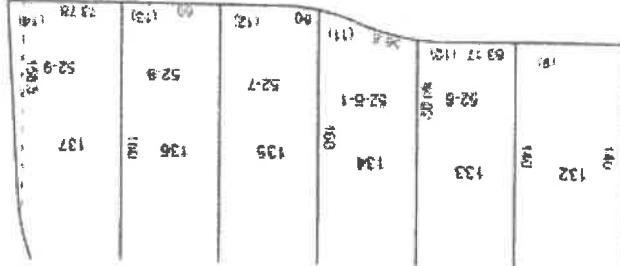
SEE 579

NORTH STATE STREET



OXFORD AVENUE

(48RMW)



RECEIVED

SIGNS/LICENSE DIVISION

1400
BOOK 7238 PAGE 4962
27

1693755

Prepared by and return to:

Robert C. Hutchison
1020 Highland Colony Parkway
Suite 1400
Ridgeland, Mississippi 39157
(601) 985-4476
MS Bar # 9374

INDEXING INSTRUCTIONS: Part of Lots 5 and 6 Fannie Brown Estate Survey, Plat Book A, Page 336
Lot 15, Block "G" Asylum Heights, Plat Cabinet A, Slot 143
225
50

STATE OF MISSISSIPPI

COUNTY OF HINDS

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of TEN DOLLARS (\$10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged,

WHITNEY PLACE, LLC,
a Mississippi limited liability company
Attn: Jason Watkins
920 Meadowbrook Road
Jackson, MS 39206
(601) 842-3284

does hereby sell, convey and specially warrant, unto

PIX & PINS DEVELOPMENT, LLC,
a Mississippi limited liability company
Attn: Jason Watkins
920 Meadowbrook Road
Jackson, MS 39206
(601) 842-3284

SIGNS/LICENSE DIVISION

the following described real property lying and being situated in the Hinds County, Mississippi, more particularly described as follows and incorporated herein by reference, together, with all improvements, tenements, hereditaments and appurtenances relating or belonging thereto:

SEE ATTACHED EXHIBIT A

Grantor for itself and its successors and assigns, does warrant specially to Grantee and its successors and assigns and will forever warrant specially and defend the title to the above conveyed property against all persons lawfully claiming the same by, through or under Grantor but not otherwise.

SUBJECT HOWEVER, to any and all matters of record, zoning and use restrictions, including, but not limited to, those matters set forth on Exhibit C attached hereto.

The real property taxes for the year 2019 relating to the property conveyed by this Special Warranty Deed have been prorated as of the date hereof. Grantee specifically assumes any and all tax liability of any kind associated with said property for the year 2019 and subsequent years.

Grantor hereby reserves an easement for the benefit of Grantor, its successors and assigns, and the tenants or occupants of Grantor's remaining property, and the respective employees, agents, contractors, customers, invitees and licensees of the owner of such property and/or such tenants or occupants, which easements shall run with the land:

A non-exclusive, perpetual easement for reasonable access, ingress and egress (the "Access Easement") over the area designated on Exhibit B as well as all paved driveways, curb cuts, drive aisles, roadways and walkways as presently or hereafter constructed on the Property so as to provide for the passage of motor vehicles and pedestrians, including to and from all abutting streets or rights of way furnishing access. No barriers, gates, chains or other impediment shall be erected or permitted which would materially affect or limit the use and enjoyment of the Access Easements, except in the case of temporary impediments related to construction, repair or replacement of such areas.

Grantor hereby further reserves an easement for the benefit of Grantor, its successors and assigns, which easements shall run with the land:

(a) A non-exclusive easement upon, under, over, above and across the Property for the discharge, drainage, use, and detention of storm water runoff, and to install, construct, maintain, repair and replace storm water collection, detention and distribution pipes and other apparatus (the "Drainage Facilities"). The easement granted herein shall include the right of reasonable ingress and egress as may be required to construct, maintain and operate the Drainage Facilities.

(b) A non-exclusive easement under and across those parts of the Property conveyed hereby that are not within any building areas, for the installation, maintenance, repair and replacement of water mains, sewers, communications or electrical conduits or systems, gas mains and other utility facilities necessary for the orderly development and operation of the Grantor's property; provided that (i) the rights granted pursuant to such easements shall at all times be exercised in such a manner as not to interfere materially with the normal operation of Grantee's property and the businesses conducted therein, (ii) the exact location of any utilities shall be subject to the reasonable approval of the Grantee, and (iii) except in an emergency, the right to enter upon the property of Grantee for the exercise of any right pursuant to such easements shall be conditioned upon providing reasonable prior advance written notice to Grantee as to the time and manner of entry. All such systems, structures, mains, sewers, conduits, lines and other public utilities shall be installed and maintained below the ground level or surface, except for such parts thereof that cannot and are not intended to be placed below the surface, such as transformers and control panels, which shall be placed in such location as reasonably approved by the Grantee.

(Signature on Following Page)

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SIGNS/LICENSE DIVISION

Witness my signature, this the 26th day of September 2019.

RECEIVED

GRANTOR:

WHITNEY PLACE, LLC,
a Mississippi limited liability company

SIGNS/LICENSE DIVISION

By: Jason D. Watkins
Jason D. Watkins, Manager

STATE OF MISSISSIPPI
COUNTY OF HINDS

PERSONALLY appeared before me, the undersigned authority in and for the said county and state on this 26th day of September 2019, within my jurisdiction, the within named Jason D. Watkins, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed in the above and foregoing instrument and acknowledged that he executed the same in his representative capacity, and that by his signature on the instrument, and as the act and deed of the entity upon behalf of which he acted, executed the above and foregoing instruments, after first having been duly authorized so to do.



Notary Public

My Commission Expires:

Aug. 6, 2021

[NOTARIAL SEAL]

Print Name: Robert C. Hutchison



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BOOK 7238 PAGE 4966

EXHIBIT A

SIGNS/LICENSE DIVISION

Pix & Pins Tract

A tract or parcel of land containing 0.71 acres, more or less, lying and being situated in the East $\frac{1}{2}$ of the Northeast $\frac{1}{4}$ of Section 27, Township 6 North, Range 1 East, First Judicial District, City of Jackson, Hinds County, Mississippi and being part of Lots 5 and 6, Fannie Brown Estate Survey as recorded in Plat Cabinet A, Slot 336 in the Office of the Chancery Clerk, First Judicial District, City of Jackson, Hinds County, Mississippi and being more particularly described by metes and bounds as follows:

Commencing at a set $\frac{1}{2}$ inch iron pin marking the Southwest corner of Lot 9, Highland Addition to Jackson as recorded in Plat Cabinet A, Slot 214 in the Office of the Chancery Clerk, First Judicial District, City of Jackson, Hinds County, Mississippi; run thence

South 28 degrees 18 minutes 15 seconds East for a distance of 425.58 feet to a set $\frac{1}{2}$ inch iron pin marking the **Point of Beginning** of the herein described property; thence

North 15 degrees 39 minutes 34 seconds East for a distance of 143.14 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 74 degrees 20 minutes 59 seconds East for a distance of 98.86 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 16 degrees 10 minutes 39 seconds East for a distance of 75.85 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 70 degrees 07 minutes 11 seconds East for a distance of 108.41 feet to a set $\frac{1}{2}$ inch iron pin marking the West right of way of North State Street; thence

Continue along said West right of way of North State Street as follows:

South 22 degrees 18 minutes 07 seconds West for a distance of 73.36 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 74 degrees 02 minutes 23 seconds West for a distance of 26.53 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 16 degrees 05 minutes 09 seconds West for a distance of 119.60 feet to a building corner; thence

North 74 degrees 05 minutes 35 seconds West along a building wall for a distance of 60.42 feet to a building corner; thence

South 16 degrees 06 minutes 33 seconds West along a building wall for a distance of 14.32 feet; thence

North 74 degrees 19 minutes 47 seconds West for a distance of 20.03 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 15 degrees 13 minutes 59 seconds West for a distance of 5.89 feet to a building corner; thence

North 73 degrees 33 minutes 44 seconds West for a distance of 91.25 feet to the **Point of Beginning.**

Together with:

The non-exclusive right to use that certain non-exclusive, perpetual easement twelve (12) feet in width north of and adjacent to the northern boundary of the Property commencing at the western right of way of North State Street and westerly along such property line for a distance of 192 feet which was reserved by Grantor in its conveyance to Fondren Hotel Group, LLC for the benefit of Grantee, its successors and assigns, and the tenants or occupants of Grantee's property, and the respective employees, agents, contractors, customers, invitees and licensees of the owner of such property and/or such tenants or occupants, which non-exclusive right to use such easement area shall run with the land for reasonable access, ingress and egress over such area.

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SIGNS/LICENSE DIVISION

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BOOK 7238 PAGE 4968

SIGNS/LICENSE DIVISION

**EXHIBIT B
Pix & Pins- Variable Width Non-Exclusive Easement Area**

A tract or parcel of land for the purpose of ingress, egress, containing **0.09 acre**, more or less, lying and being situated in the East $\frac{1}{2}$ of the Northeast $\frac{1}{4}$ of Section 27, Township 6 North, Range 1 East, First Judicial District, City of Jackson, Hinds County, Mississippi and being part of Lots 5 and 6, Fannie Brown Estate Survey as recorded in Plat Cabinet A, Slot 336 in the Office of the Chancery Clerk, First Judicial District, City of Jackson, Hinds County, Mississippi and being more particularly described by metes and bounds as follows:

Commencing at a set $\frac{1}{2}$ inch iron pin marking the Southwest corner of Lot 9, Highland Addition to Jackson as recorded in Plat Cabinet A, Slot 214 in the Office of the Chancery Clerk, First Judicial District, City of Jackson, Hinds County, Mississippi; run thence

South 28 degrees 18 minutes 15 seconds East for a distance of 425.58 feet to a set $\frac{1}{2}$ inch iron pin marking the Point of Beginning of the herein described easement; thence

North 15 degrees 39 minutes 34 seconds East for a distance of 143.14 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 74 degrees 20 minutes 59 seconds East for a distance of 98.86 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 16 degrees 10 minutes 39 seconds East for a distance of 75.85 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 70 degrees 07 minutes 11 seconds East for a distance of 108.41 feet to a set $\frac{1}{2}$ inch iron pin marking the West right of way of North State Street; thence

South 22 degrees 18 minutes 07 seconds West along said West right of way of North State Street for a distance of 5.00 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 70 degrees 07 minutes 11 seconds West for a distance of 97.86 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 16 degrees 10 minutes 39 seconds West for a distance of 70.10 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 74 degrees 20 minutes 59 seconds East for a distance of 90.90 feet to a set $\frac{1}{2}$ inch iron pin marking said West right of way of North State Street; thence

South 22 degrees 18 minutes 07 seconds West along said West right of way of

North State Street for a distance of 5.04 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 74 degrees 02 minutes 23 seconds West for a distance of 26.53 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 16 degrees 05 minutes 09 seconds West for a distance of 4.13 feet to a set $\frac{1}{2}$ inch iron pin; thence

North 74 degrees 20 minutes 59 seconds West for a distance of 167.62 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 15 degrees 39 minutes 34 seconds West for a distance of 129.21 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 73 degrees 33 minutes 44 seconds East for a distance of 86.21 feet to a set $\frac{1}{2}$ inch iron pin; thence

South 15 degrees 13 minutes 59 seconds West for a distance of 5.00 feet to a building corner; thence

North 73 degrees 33 minutes 44 seconds West for a distance of 91.25 feet to the **Point of Beginning.**

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SIGNS/LICENSE DIVISION

RECEIVED

BOOK 7238 PAGE 4970

SIGNS/LICENSE DIVISION

EXHIBIT C
Permitted Encumbrances

1. Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey and inspection of the premises.
2. Prior reservations or conveyances of mineral rights of whatsoever kind, subsurface and surface substances, including but not limited to coal, lignite, oil, gas, uranium, clay, rock, sand and gravel in, on, under and that may be produced from the property herein conveyed, together with all rights, privileges, and immunities relating thereto.
3. Ad valorem taxes for the year 2019, and subsequent years, which are liens, but are not yet due and payable.

49409893.v2

2019 OCT -2 PM 3:03

BOOK 7238
PAGE 4962
EDDIE JAY CAMA
CHANCERY CLERK

Landroll Detail

Parcel Number	Map Reference Number	
51-162	530.00 1 113.02	View Map Property Taxes Gis Map
Subdivision No.	Homestead Exemption Account Numbers	
Assessed Owner	Assessed Values	
<u>PIX & PINS DEVELOPMENT LLC</u> ATTN: JASON WATKINS 920 MEADOWBROOK RD JACKSON MS 39206	Land Value	13,917
	Improvement Value	23,211
	Total	37,128
Location	Appraised Values	
0 N STATE ST	Land Value	92,780
	Improvement Value	154,740
	Total	247,520
Legal Description	Building Info.	
BEG 100 FT NELY SE COR LOT 1 BLK G ASYLUM HIGHTS CONT NELY 119.60 FT ELY 26.33 FT NELY 73.76 FT WLY 108.41 FT SLY 75.85 FT WLY 98.86 FT SLY 143.14 FT ELY 91 FT ELY 100 FT TO POB BEING PT LOTS 5 & 6 FANNIE BROWN EST SV NJ	Type	STOR
	Base Area	6,973
	Adjusted Area	6,993
	Year Built	1938
Acreage Info.	Deed Info.	
Cultivated Acres	Book & Page	7238-4962
Uncultivated Acres	Date	09/26/2019

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

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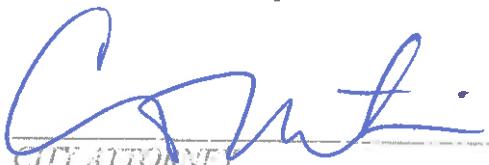
SIGNS/LICENSE DIVISION

Office of the City Attorney

MS BIRMINGHAM CITY
Post Office Box 2775
Jackson, Mississippi 39297-2775
Telephone: (662) 966-7221
Facsimile: (662) 966-7221

OFFICE OF THE CITY ATTORNEY

This ORDER AUTHORIZING FINAL PAYMENT TO DICKERSON & BOWEN, INC. FOR THE 2020 FLOOD DISASTER STREET RESURFACING PROJECT (WARD 1) is legally sufficient for placement in NOVUS Agenda.



CITY ATTORNEY
Terry Williamson, Legal Counsel 

10/21/21

DATE

OFFICE OF THE CITY ATTORNEY
APR 21 2021

**ORDER AUTHORIZING FINAL PAYMENT TO
DICKERSON & BOWEN, INC., FOR THE 2020 FLOOD
DISASTER STREET RESURFACING PROJECT.
(WARD 1)**

WHEREAS, on March 3, 2021 the City of Jackson accepted Dickerson & Bowen, Inc. bid of \$527,260.92 for the 2020 Flood Disaster Street Resurfacing Project; and

WHEREAS, the contract work involved the removal and replacement of the existing curb types and asphalt on the 2020 Flood Disaster Streets within the City of Jackson corporate limits; and

WHEREAS, a final field inspection was held by the Department of Public Works, and the Department recommends acceptance of the project; and

WHEREAS, the Department of Public Works recommends final payment in the amount of \$24,987.37 to Dickerson & Bowen, Inc.; and

WHEREAS, the bonding company Hartford Accident and Indemnity Company, Attorney-in-fact, surety on performance of the said contract, has authorized release and payment of all money due under said contract; and

IT IS, THEREFORE ORDERED that the City make final payment in the amount of \$24,987.37 and release all securities held to Dickerson & Bowen, Inc. for all the work completed and materials furnished under this contract and that the City Clerk publish the Notice of Completion of the 2020 Flood Disaster Street Resurfacing Project.

ITEM # _____

DATE: _____

BY: KING, BRABOY, LUMUMBA

CITY COUNCIL AGENDA ITEM 10 POINT DATA SHEET
October 12, 2021

POINTS		COMMENTS																																			
1.	Brief Description/Purpose	ORDER AUTHORIZING FINAL PAYMENT TO DICKERSON & ROWEN, INC., FOR THE 2020 FLOOD DISASTER STREET RESURFACING PROJECT. (WARD 1)																																			
2.	Public Policy Initiative <ul style="list-style-type: none">1. Youth & Education2. Crime Prevention3. Changes in City Government4. Neighborhood Rehabilitation5. Economic Development6. Infrastructure and Transportation7. Quality of Life	This item addresses Items 4, 6 and 7																																			
3.	Who will be affected	Residents in Ward 1 that live on or near the streets																																			
4.	Benefits	Transportation Improvements																																			
5.	Schedule (Beginning date)	April 2021																																			
6.	Location: <ul style="list-style-type: none">* WARD* CITYWIDE (yes or no) (area)* Project limits if applicable	Ward 1																																			
7.	Action implemented by: <ul style="list-style-type: none">* City Department <input checked="" type="checkbox"/>* Consultant <input type="checkbox"/>	Public Works Engineering Division																																			
8.	COST	Final Contract Cost: \$527,260.92																																			
9.	Source of Funding <ul style="list-style-type: none">* General Fund <input type="checkbox"/>* Grant <input type="checkbox"/>* Bond <input type="checkbox"/>* Other <input checked="" type="checkbox"/>	Fund 370-43190-6485																																			
10.	EBO participation	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 15%;">ADE</td> <td style="width: 15%;">%</td> <td style="width: 15%;">WAIVER</td> <td style="width: 15%;">yes</td> <td style="width: 15%;">no</td> <td style="width: 15%;">NA</td> <td style="width: 15%;">%</td> </tr> <tr> <td>AABE</td> <td>13.9</td> <td>%</td> <td>WAIVER</td> <td>yes</td> <td>no</td> <td>NA</td> </tr> <tr> <td>VBE</td> <td>1.6</td> <td>%</td> <td>WAIVER</td> <td>yes</td> <td>no</td> <td>NA</td> </tr> <tr> <td>HBE</td> <td>0</td> <td>%</td> <td>WAIVER</td> <td>yes</td> <td>X</td> <td>NA</td> </tr> <tr> <td>NABE</td> <td>0</td> <td>%</td> <td>WAIVER</td> <td>yes</td> <td>no</td> <td>NA</td> </tr> </table>	ADE	%	WAIVER	yes	no	NA	%	AABE	13.9	%	WAIVER	yes	no	NA	VBE	1.6	%	WAIVER	yes	no	NA	HBE	0	%	WAIVER	yes	X	NA	NABE	0	%	WAIVER	yes	no	NA
ADE	%	WAIVER	yes	no	NA	%																															
AABE	13.9	%	WAIVER	yes	no	NA																															
VBE	1.6	%	WAIVER	yes	no	NA																															
HBE	0	%	WAIVER	yes	X	NA																															
NABE	0	%	WAIVER	yes	no	NA																															

Council Agenda Item Memorandum

To: Chokwe Antar Lumumba

From: Merlin King, Director

Date: September 27, 2021

Agenda Item: 2020 Flood Disaster Street Resurfacing Project
Council Meeting: Regular Council Meeting, October 12, 2021

Background:

Attached, you will find an agenda item requesting final payment to Dickerson & Bowen, Inc., for the 2020 Flood Disaster Street Resurfacing Project. The street resurfacing project repaired 10 streets in Ward 1. Dickerson & Bowen, Inc., has completed the construction and is requesting final payment in the amount of \$24,987.37.

It is the recommendation of this office that Dickerson & Bowen, Inc., is paid final payment in the amount of \$24,987.37. If you have any questions, or require additional information, please do not hesitate to contact this office at (601) 960-2091.

Progress Billing Invoice

From: Wicksen & Bowen, Inc.
P. O. Box 1008
Stockmen, MS 38662-1008

Invoice #: 211185-007

Date: 09/21/21

Application #: 5

To: CITY OF JACKSON
FINANCE & MGT/ACCTS
P.O. BOX 17
JACKSON, MS 39205

Invoice Due Date: 10/21/21

Payment Terms: Net 30 Days

Contract: 211185-2021 FLOOD DISASTER STREET RESURFACING

Contract	Description	Contract	Quantity	Quantity	Unit	Amount	Billed	% Comp.
Line Item		Amount	Quantity	Time Period	AMT	Rate	To Date	
1	MOB LOCATION	60,010.00	0.00	0.00	LB	0.0000	0.00	0.00%
2	MAINTENANCE OF TRAFFIC	12,000.00	0.00	0.00	LB	0.0000	0.00	0.00%
3	COLD MILLING CURE TO CURB	50,040.48	01,461.70	0.20	YD	35.0000	0.00	50,041.00
4	SURFACE 0.5 INCH	200,000.00	5,000.11	0.00	TON	40.0000	0.00	200,500.00
5	TAKE ASPHALT 10 MM	2,500.00	13.00	14.00	TON	200.0000	2,500.00	50,010.00 5,410.72%
6	\$10 CRUSHED STONE (DARK REPAIR)	11,200.00	100.00	0.00	CY	75.0000	0.00	807.75 1.45%
7	REMOVAL/REPLACE CONCRETE CURB	10,000.00	50.00	0.00	LF	200.0000	0.00	5,000.00 62.00%
8	UNCLASSIFIED EXCAVATION (PM) SUBGRADE REPAIR	10,000.00	200.00	0.00	CY	50.0000	0.00	10,745.00 107.45%
9	SCARROW EXCAVATION (PM) SUBGRADE REPAIR	14,000.00	200.00	0.00	CY	70.0000	0.00	0.00 0.00%
10	CONTAINMENT	50,000.00	1.00	0.00	LT	50,000.0000	0.00	0.00 0.00%
11	LEGEND (WHITE)	5,000.00	500.00	0.00	BT	10.0000	0.00	8,000.00 177.80%

Total Billed To Date:	\$45,025.18
Less Retainage:	\$0.00
Less Previous Applications:	<u>450,347.02</u>
Total Due This Invoice:	<u>24,737.97</u>

*OFFICE OF THE CITY ATTORNEY
10-15-2021
REED*

ORDER RATIFYING PROCUREMENT OF SERVICES FROM ALLIED INDUSTRIAL SERVICES FOR EQUIPMENT REPAIRS AT THE O.B. CURTIS WATER TREATMENT PLANT AND AUTHORIZING PAYMENT TO SAID VENDOR

WHEREAS, the Water-Sewer Utility Division of the Department of Public Works had need of certain services necessary to operate and maintain the City's O.B. Curtis Water Treatment Plant; and

WHEREAS, due to exigent circumstances, the procurement of these necessary services was done without prior approval by the City Purchasing Manager or the City Council of the City of Jackson; and

WHEREAS, the services set forth in certain invoices attached hereto were provided by Allied Industrial Services to the City's O.B. Curtis Water Treatment Plant; and

WHEREAS, to ensure the continued and proper operation and maintenance of the O.B. Curtis Water Treatment Plant through necessary future equipment repairs that may be needed from Allied Industrial Services, it is necessary to pay these outstanding invoices.

IT IS, THEREFORE, ORDERED that the procurement of services from Allied Industrial Services for necessary equipment repairs as detailed in the attached invoices is ratified.

IT IS FURTHER ORDERED THAT payment to Allied Industrial Services, in the amounts set forth be made, consistent with the attached invoices:

Allied Industrial Services	\$365,674.00
----------------------------	--------------

ITEM # _____

AGENDA DATE: _____

BY: WILLIAMS, CARTER, KING, LUMUMBBA

CITY COUNCIL AGENDA ITEM 10 POINT DATA SHEET **October 14, 2021**

POINTS	COMMENTS
1.	Brief Description ORDER RATIFYING PROCUREMENT OF SERVICES FROM ALLIED INDUSTRIAL SERVICES FOR EQUIPMENT REPAIRS AT THE O.B. CURTIS WATER TREATMENT PLANT AND AUTHORIZING PAYMENT TO SAID VENDOR
2.	Public Policy Initiative 1. Youth & Education 2. Crime Prevention 3. Changes in City Government 4. Neighborhood Enhancement 5. Economic Development 6. Infrastructure and Transportation 7. Quality of Life 5. Economic Development 6. Infrastructure and Transportation 7. Quality of Life
3.	Who will be affected City of Jackson's Certificated Area Water Customers
4.	Benefits To pay for equipment repair services at OB Curtis WTP
5.	Schedule (beginning date) Upon Approval
6.	Location: ■ WARD ■ CITYWIDE (yes or no) (area) ■ Project limits if applicable Citywide
7.	Action implemented by: ■ City Department <input checked="" type="checkbox"/> Department of Public Works, Water/Sewer Division ■ Consultant <input type="checkbox"/>
8.	COST \$365,674.00
9.	Source of Funding ■ General Fund <input type="checkbox"/> ■ Grant <input type="checkbox"/> ■ Bond <input type="checkbox"/> ■ Other <input checked="" type="checkbox"/> Water/Sewer Enterprise Fund 31 372-52190-6826
10.	EBO participation ABE _____ % WAIVER yes ____ no ____ N/A ____ AABE _____ % WAIVER yes ____ no ____ N/A ____ WBE _____ % WAIVER yes ____ no ____ N/A ____ HBE _____ % WAIVER yes ____ no ____ N/A ____ NABE _____ % WAIVER yes ____ no ____ N/A ____

Council Agenda Item Brief

To: Mayor Chokwe Antra Lumumba

From: Marlin B. King
Public Works Director 

Date: October 14, 2021

Agenda Item: ORDER RATIFYING PROCUREMENT OF SERVICES FROM ALLIED INDUSTRIAL SERVICES, AND AUTHORIZING PAYMENT TO SAID VENDOR

Council Meeting: Regular Council Meeting, October 26, 2021

EBO: N/A

Purpose: Pay Allied Industrial Services

Project/Contract Type: Funding

Funding Source: Enterprise Fund

Schedule/Time:

DPW Manager: Mary D. Carter/Charles William Jr., PE, PhD

Background: N/A

Estimated Fees: \$ 365,674.00

EBO Compliance Details: N/A

Talking Points:

Cover expenses with Southern Fabricators, LLC for Operation & Maintenance Fees at OB Curtis WTP.

Council Agenda Item Brief

To: Mayor Chokwe Antra Lumumba

From: Marlin B. King
Public Works Director

Date: October 14, 2021

Agenda Item: **ORDER RATIFYING PROCUREMENT OF SERVICES FROM ALLIED INDUSTRIAL SERVICES FOR EQUIPMENT REPAIRS AT THE O.B. CURTIS WATER TREATMENT PLANT AND AUTHORIZING PAYMENT TO SAID VENDOR**

Council Meeting: Regular Council Meeting, October 26, 2021

EBO: N/A

Purpose: Pay Allied Industrial Services

Project/Contract Type: Funding
Funding Source: Enterprise Fund

Schedule/Time:
DPW Manager: Mary D. Carter/Charles William Jr., PE, PhD

Background: N/A

Estimated Fees: \$365,674.00

EBO Compliance Details: N/A

Talking Points:

Cover cost of equipment repair services provided by Allied Industrial Services at O.B. Curtis WTP. Payment is necessary in order to have Allied continue to make necessary equipment repairs at O.B. Curtis WTP.

Office of the City Attorney

455 East Capitol Street
Post Office Box 2779
Jackson, Mississippi 39207-2779
Telephone: (601) 960-1799
Facsimile: (601) 960-1756

OFFICE OF THE CITY ATTORNEY

This **ORDER RATIFYING PROCUREMENT OF SERVICES FROM ALLIED INDUSTRIAL SERVICES FOR EQUIPMENT REPAIRS AT THE O.B. CURTIS WATER TREATMENT PLANT AND AUTHORIZING PAYMENT TO SAID VENDOR** is legally sufficient for placement in NOVUS Agenda.


CATORIA P. MARTIN, INTERIM CITY ATTORNEY
Terry Williamson, Legal Counsel 


10/18/21

DATE

Allied Industrial Services

F. O. BOX 1587
 Brandon MS 39043
 (601) 824-6000

STATEMENT

Statement Date: 09/01/2021

License:

TO: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
Jackson MS 39205-1025

Past Due: \$68,094.00

Invoice#	Inv Date	Due Date	Description	Job/Work Order	Amount	Paid/Credit	Balance
20147BM	09/25/20	09/25/20	T&M Billing	20147 - TS MOTOR	448.00		448.00
20301DM	12/08/20	12/08/20	T&M Billing	20301 - T/S EQ PUM	262.34		262.34
20315DM	12/08/20	12/08/20	T&M Billing	20315 - ASSIT WITH	524.68		524.68
20323BM	12/08/20	12/08/20	T&M Billing	20323 - HOOK UP AN	2,229.89		2,229.89
20336BM	12/08/20	12/08/20	T&M Billing	20336 - TS MOTOR	2,098.72		2,098.72
21511BM	03/09/21	03/09/21	T&M Billing	21511 - UNHOOK/HOO	1,049.36		1,049.36
21519BM	03/09/21	03/09/21	T&M Billing	21519 - UNHOOK MOT	360.72		360.72
21521BM	03/09/21	03/09/21	T&M Billing	21521 - REPLACE SH	1,544.87		1,544.87
21539JH	03/11/21	03/11/21	T&M Billing	21539 - REPLACE RE	800.73		800.73
21542AF	03/11/21	03/11/21	T&M Billing	21542 - OB CURTIS-	262.34		262.34
21559DM	03/11/21	03/11/21	T&M Billing	21559 - INSTALL 4	10,557.64		10,557.64
21560HE	03/11/21	03/11/21	T&M Billing	21560 - INSTALL NE	1,049.36		1,049.36
20369JG	03/30/21	03/30/21	T&M Billing	20369 - HOOK UP HE	2,098.72		2,098.72
21585JG	05/25/21	05/25/21	T&M Billing	21585 - T/S MOTOR	896.00		896.00
21586JG	05/25/21	05/25/21	T&M Billing	21586 - T/S LOW LE	896.00		896.00
21589HE	05/25/21	05/25/21	T&M Billing	21589 - REPLACE VF	1,049.36		1,049.36
21607TC	05/25/21	05/25/21	T&M Billing	21607 - INSTALL MO	2,129.50		2,129.50
21608TC	05/25/21	05/25/21	T&M Billing	21608 - T/S MOTOR	1,787.00		1,787.00
21618BG	05/25/21	05/25/21	T&M Billing	21618 - T/S & REPA	896.00		896.00
21658HE	05/25/21	05/25/21	T&M Billing	21658 - CHANGE MOT	855.85		855.85
21660JG	05/25/21	05/25/21	T&M Billing	21660 - SWAP MOTOR	1,455.99		1,455.99
21661JG	05/25/21	05/25/21	T&M Billing	21661 - RE-CONNECT	580.00		580.00
21680JG	05/25/21	05/25/21	T&M Billing	21680 - SWAP MOTOR	672.00		672.00
21687HE	05/25/21	05/25/21	T&M Billing	21687 - CHANGING C	869.41		869.41
21696BG	05/25/21	05/25/21	T&M Billing	21696 - RUN 2 CIRC	2,137.05		2,137.05
21659HE	05/25/21	05/25/21	T&M BILLING	21659 - TS & TEMPO	14,547.93		14,547.93

Current	1-30 Days	31-60 Days	61-90 Days	91 + Days	Retention
297,580.00	767.77	524.68	11,127.72	55,873.83	0.00

Please Pay This Amount

365,674.00

Thank you for your prompt payment!

STATEMENT

Date: 09/01/2021

Continued...

Invoice#	Inv Date	Due Date	Description	Job/Work Order	Amount	Paid/Credit	Balance
21711BG	05/25/21	05/25/21	T&M Billing	21711 - T/S BACK W	896.00		896.00
21713DM	05/25/21	05/25/21	T&M Billing	21713 - REPAIR 2 G	1,146.60		1,146.60
21729JG	05/25/21	05/25/21	T&M Billing	21729 - REPLACE DR	942.41		942.41
21737DM	05/25/21	05/25/21	T&M Billing	21737 - T/S BACKWA	1,049.36		1,049.36
21746JG	06/25/21	06/25/21	T&M Billing	21746 - T/S SLUICE	784.00		784.00
21721TS	07/01/21	07/01/21	T&M Billing	21721 - T/S & REPA	8,768.52		8,768.52
21744JG	07/01/21	07/01/21	T&M Billing	21744 - T/S FLOCUL	336.00		336.00
21765JG	07/01/21	07/01/21	T&M Billing	21785 - REPLACE WH	1,239.20		1,239.20
21817DM	07/23/21	07/23/21	T&M Billing	21817 - TS MEDIUM	524.68		524.68
21769JG	08/20/21	08/20/21	T&M Billing	21769 - PUT CORD O	787.77		787.77
21823DM	09/01/21	09/01/21	TEST AND REPI	21923 - TEST/REPAI	24,500.00	<i>M2 Don E</i>	24,500.00
21824DM	09/01/21	09/01/21	DEMO AND INST	21924 - DEMO AND I	132,890.00		132,890.00
21825DM	09/01/21	09/01/21	TEST ALL REMA	21925 - TEST ALL R	112,500.00		112,500.00
21826DM	09/01/21	09/01/21	INSTALL 105 COB	21926 - INSTALL 10	27,690.00		27,690.00
Totals:					365,674.00		365,674.00

Allied Industrial Services
P. O. BOX 1587
Brandon MS 39043
(601) 824-8000

Licensee:

Owner: CITY OF JACKSON
LHICKS@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice #: 20147BM

Invoice Date: 09/25/2020

Project: T8 MOTOR

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
20147 T8 MOTOR			
20.000 FM	07/24/2020		
22.000 APP	07/24/2020	Subtotal:	200.00
70.000 Fuel	09/25/2020	Subtotal:	184.00
		Subtotal:	4.00
		Total:	448.00
		Total Charges:	448.00
		Invoice Total:	448.00

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1567
Brandon MS 39043
(601) 824-8000

License:

Invoice

Invoice #: 20301DM

Invoice Date: 12/08/2020

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1026

Project: T/S EQ PUMP #1

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
20301 T/S EQ PUMP #1			
21.000 JW	11/02/2020		
70.000 Fuel	12/08/2020		
		Subtotal:	260.00
		Subtotal:	2.34
		Total:	262.34
		Total Charges:	262.34
		Invoice Total:	262.34

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1567
Brandon MS 39043
(601) 824-8000

License:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Project: ASSIT WITH EQ PUMP #1

Invoice

Invoice#: 20315DM

Invoice Date: 12/08/2020

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
20315 ASSIT WITH EQ PUMP #1			
21.000 JW	11/10/2020		
70.000 Fuel	12/08/2020		
		Subtotal:	520.00
		Subtotal:	4.68
		Total:	524.68
		Total Charges:	524.68
		Invoice Total:	524.68

*Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.*

Allied Industrial Services
P. O. BOX 1887
Brandon MS 39043
(601) 824-8000

License:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice#: 20323BM

Invoice Date: 12/08/2020

Project: HOOK UP AND TS MOTOR

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
20323 HOOK UP AND TS MOTOR			
20.000 FM			
	11/17/2020		
	11/18/2020		
	11/17/2020		
21.000 JV			Subtotal: 1,235.00
	11/18/2020		
	11/17/2020		
70.000 Fuel			Subtotal: 875.00
	12/08/2020		
			Subtotal: 19.88
			Total: 2,229.89
			Total Charges: 2,229.89
			Invoice Total: 2,229.89

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1587
Brandon MS 39043
(601) 824-8000

License:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice#: 20336BM

Invoice Date: 12/06/2020

Project: TS MOTOR

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
20336 TS MOTOR			
20.000 FM	11/23/2020 11/24/2020		
21.000 JW	11/23/2020 11/24/2020		Subtotal: 1,040.00
70.000 Fuel	12/06/2020		Subtotal: 1,040.00
			Subtotal: 18.72
			Total: 2,098.72
		Total Charges:	2,098.72
		Invoice Total:	2,098.72

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1567
Brandon MS 39043
(601) 824-8000

Licensee:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice#: 21511BM

Invoice Date: 03/09/2021

Project: UNHOOK/HOOK UP MOTOR PERMEATE PUMP P36-6 & P36-4

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21511 UNHOOK/HOOK UP MOTOR PERMEATE PUMP P36-6 & P36-4			
20.000 FM	01/11/2021		
21.000 JVW	01/11/2021	Subtotal:	520.00
70.000 Fuel	01/11/2021	Subtotal:	520.00
		Subtotal:	9.36
		Total:	1,049.36
		Total Charges:	1,049.36
		Invoice Total:	1,049.36

*Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.*

Allied Industrial Services
P. O. BOX 1587
Brandon MS 39043
(601) 824-8000

Licensee:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice #: 21519BM

Invoice Date: 03/09/2021

Project: UNHOOK MOTORRE-HOOK UP PUMP 1

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21519 UNHOOK MOTORRE-HOOK UP PUMP 1			
20.000 FM	01/14/2021		
	01/14/2021		
21.000 JW	01/14/2021		Subtotal: 178.75
	01/14/2021		
70.000 Fuel	01/14/2021		Subtotal: 178.75
			Subtotal: 3.22
			Total: 380.72
			Total Charges: 380.72
			Invoice Total: 380.72

*Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.*

Allied Industrial Services
P. O. BOX 1587
Brandon MS 39043
(601) 824-6000

License#:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice#: 21521BM

Invoice Date: 03/09/2021

Project: REPLACE SHORTED WIRE IN CRANE

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21521 REPLACE SHORTED WIRE IN CRANE			
10.000 Material	01/18/2021		
20.000 FM	01/18/2021 01/19/2021		Subtotal: 101.00
21.000 JW	01/18/2021 01/19/2021		Subtotal: 715.00
70.000 Fuel	01/18/2021		Subtotal: 13.78

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Time & Materials Invoice

Invoice#: 21521BM

Continued...**Invoice Date: 03/09/2021**

Trans#	Date	Description	Amount
			Total: 1,544.87
		Total Charges:	1,544.87
		Invoice Total:	1,544.87

Allied Industrial Services
P. O. BOX 1567
Brandon MS 39043
(601) 824-6000

License:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice#: 21521BM

Invoice Date: 03/09/2021

Project: REPLACE SHORTED WIRE IN CRANE

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21521 REPLACE SHORTED WIRE IN CRANE			
10.000 Material	01/18/2021		
20.000 FM	01/18/2021 01/19/2021		Subtotal: 101.09
21.000 JW	01/18/2021 01/19/2021		Subtotal: 716.00
70.000 Fuel	01/18/2021		Subtotal: 716.00
			Subtotal: 13.78

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Time & Materials Invoice**Invoice#: 21521BM****Continued...****Invoice Date: 03/09/2021**

Trans#	Date	Description	Amount
			Total: 1,544.87
			Total Charges: 1,544.87
			Invoice Total: 1,544.87

Allied Industrial Services
P. O. BOX 1587
Brandon MS 39043
(801) 824-8000

Licensee:

Invoice
Invoice# 21524VM
Date: 03/30/2021

Billed To: CONTINENTAL TIRE THE AMERICA LLC
AP_INVOICE4@CONTI-NA.COM

Project: ELECTION POWER DROP LINES CHANG
AP_INVOICE4@CONTI-NA.COM

Customer PO# 4501429031

Terms: Due Upon Receipt

Description	Amount
ELECTRICAL POWER DROP LINES-CHANGE BURNT HEATER ELEMENTS ***QUOTED***	3,080.00

Please make check payable to: Allied Industrial Services, LLC
Thank you for your prompt payment!

Non-Taxable Amount:	3,080.00
Taxable Amount:	0.00
Sales Tax:	0.00
Amount Due	3,080.00

Time & Materials Invoice

Invoice#: 21559DM

Continued...

Invoice Date: 03/11/2021

Trans#	Date	Description	Amount
22.000 APP			
	02/10/2021		
	02/11/2021		
	02/12/2021		
70.000 Fuel			
	02/20/2021		
		Subtotal:	874.00
		Subtotal:	84.18
		Total:	10,557.84
		Total Charges:	10,557.84
		Invoice Total:	10,557.84

Allied Industrial Services
P. O. BOX 1587
Brandon MS 39043
(601) 824-8000

Users:

Invoice

Invoice#: 21559DM

Invoice Date: 03/11/2021

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Project: INSTALL 4 CEILING HANGING HEATERS

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21859 INSTALL 4 CEILING HANGING HEATERS			
10.000 Material			
	02/09/2021		
	02/11/2021		
	02/12/2021		
	02/12/2021		
	02/10/2021		
			<hr/>
21.000 JW			
	02/09/2021		
	02/09/2021		
	02/10/2021		
	02/11/2021		
	02/12/2021		
	02/10/2021		
	02/11/2021		
	02/12/2021		
	02/10/2021		
	02/11/2021		
	02/12/2021		
	02/19/2021		
	02/19/2021		
	02/19/2021		
			<hr/>
Subtotal:			3,024.48
Subtotal:			6,505.00

**Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.**

Allied Industrial Services
P. O. BOX 1587
Brandon MS 39043
(601) 824-8000

Licensee:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice#: 21580HE

Invoice Date: 03/11/2021

Project: INSTALL NEW PUMP

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21030 INSTALL NEW PUMP			
21.000 JW			
	02/08/2021		
	02/08/2021		
70.000 Fuel			
	02/08/2021		
		Subtotal:	1,040.00
		Subtotal:	9.36
		Total:	1,049.36
		Total Charges:	1,049.36
		Invoice Total:	1,049.36

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1567
Brandon MS 39043
(601) 824-8000

License#:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice#: 20389JG

Invoice Date: 03/30/2021

Project: HOOK UP HEATER FOR CIP TANK

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
20389 HOOK UP HEATER FOR CIP TANK			
20.000 FM-LABOR			
	12/10/2020		
	12/11/2020		
21.000 JW-LABOR			Subtotal: 1,040.00
	12/10/2020		
	12/11/2020		
70.000 Fuel			Subtotal: 1,040.00
	12/10/2021		
			Subtotal: 18.72
			Total: 2,098.72
			Total Charge: 2,098.72
			Invoice Total: 2,098.72

*Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.*

Allied Industrial Services
P. O. BOX 1867
Brandon MS 39043
(601) 824-8000

License:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

INVOICE

Invoice# 21585JG

Invoice Date: 05/25/2021

Project: T/S MOTOR AND REPLACE DEVICE

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21585 T/S MOTOR AND REPLACE DEVICE			
21.000 JW-LABOR	02/22/2021		
22.000 APP-LABOR	02/22/2021	Subtotal:	520.00
70.000 Fuel	05/25/2021	Subtotal:	368.00
		Subtotal:	8.00
		Total:	596.00
		Total Charge:	596.00
		Invoice Total:	596.00

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1567
Brandon MS 39043
(601) 824-6000

License#:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice#: 21586JG

Invoice Date: 05/26/2021

Project: T/S LOW LEVEL INDICATOR BACKWASH PUMP

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21586 T/S LOW LEVEL INDICATOR BACKWASH PUMP			
21.000 JW-LABOR	02/23/2021		
22.000 APP-LABOR	02/23/2021		Subtotal: 620.00
70.000 Fuel	03/01/2021		Subtotal: 268.00
			Subtotal: 6.00
			Total: 893.00
		Total Charges:	893.00
		Invoice Total:	893.00

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1587
Brandon MS 39043
(601) 824-6000

License:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Project: REPLACE VFD

Invoice

Invoice#: 21589HE

Invoice Date: 05/25/2021

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21589 REPLACE VFD			
21.000 JW-LABOR	02/18/2021 02/18/2021		
70.000 Fuel	03/01/2021		
		Subtotal:	1,040.00
		Subtotal:	0.36
		Total:	1,049.36
		Total Charge:	1,049.36
		Invoice Total:	1,049.36

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1587
Brandon MS 39043
(601) 824-6000

License:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice#: 21607TC

Invoice Date: 05/25/2021

Project: INSTALL MOTOR @ RAW WATER

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21607 INSTALL MOTOR @ RAW WATER			
21.000 JWL-LABOR			
	03/08/2021		
	03/12/2021		
	04/07/2021		
	04/07/2021		
	04/26/2021		
			Subtotal: 1,397.00
22.000 APP-LABOR			
	03/08/2021		
	03/12/2021		
	04/07/2021		
	04/26/2021		
			Subtotal: 713.00
70.000 Fuel			
	04/07/2021		
			Subtotal: 19.00

*Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.*

Time & Materials Invoice

Invoice#: 21607TC

Continued...**Invoice Date:** 05/25/2021

Trans#	Date	Description	Amount
			Total: 2,129.50
		Total Charges:	2,129.50
		Invoice Total:	2,129.50

Allied Industrial Services
P. O. BOX 1567
Brandon MS 39043
(601) 824-8000

License:

Invoice

Invoice#: 21608TC

Invoice Date: 05/25/2021

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Project: T/S MOTOR CONTROLS

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21608 T/S MOTOR CONTROLS			
21.000 J/W-LABOR			
	03/08/2021		
	03/15/2021		
	03/15/2021		
			Subtotal: 1,235.00
22.000 APP-LABOR			
	03/08/2021		
	03/15/2021		
			Subtotal: 552.00
			Total: 1,787.00
			Total Charges: 1,787.00
			Invoice Total: 1,787.00

*Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.*

Allied Industrial Services
P. O. BOX 1567
Brandon MS 39043
(601) 824-6000

License:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice#: 21618BG

Invoice Date: 05/25/2021

Project: T/S & REPAIR P-4 MOTOR

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21618 T/S & REPAIR P-4 MOTOR			
21.000 JW-LABOR	03/03/2021 03/05/2021		
			Subtotal: 520.00
22.000 APP-LABOR	03/03/2021 03/05/2021		
			Subtotal: 368.00
70.000 Fuel	03/05/2021		
			Subtotal: 8.00
			Total: 896.00
			Total Charges: 896.00
			Invoice Total: 896.00

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1567
Brandon MS 39043
(601) 824-5000

Licensee:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice# 21658HE

Invoice Date: 05/25/2021

Project: CHANGE MOTOR ON MEMBRANE SKID

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21658 CHANGE MOTOR ON MEMBRANE SKID			
21.000 JW-LABOR	03/26/2021		
	03/26/2021		
70.000 Fuel	03/26/2021		
		Subtotal:	650.00
		Subtotal:	6.86
		Total:	656.86
		Total Charges:	656.86
		Invoice Total:	656.86

*Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.*

Allied Industrial Services
P. O. BOX 1537
Brandon MS 39043
(601) 824-6000

License:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice#: 21660JG

Invoice Date: 05/25/2021

Project: SWAP MOTOR FOR SLUICE GATE #2

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21660 SWAP MOTOR FOR SLUICE GATE #2			
21.000 JW-LABOR	03/24/2021 03/25/2021		
22.000 APP-LABOR	03/24/2021 03/25/2021		Subtotal: 845.00
70.000 Fuel	03/25/2021		Subtotal: 0.00
			Subtotal: 12.99
			Total: 1,455.99
			Total Charge: 1,455.99
			Invoice Total: 1,455.99

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1587
Brandon MS 39043
(601) 824-6000

License:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice# 21681JG

Invoice Date: 05/25/2021

Project: RE-CONNECT DRAIN MOTOR #5

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Transit#	Date	Description	Amount
21681 RE-CONNECT DRAIN MOTOR #5			
21.000 JWS-LABOR	03/29/2021		
22.000 APP-LABOR	03/29/2021	Subtotal:	320.00
70.000 Fuel	03/29/2021	Subtotal:	230.00
		Subtotal:	6.00
		Total:	560.00
		Total Charges:	560.00
		Invoice Total:	560.00

*Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.*

Allied Industrial Services
P. O. BOX 1587
Brandon MS 39043
(601) 824-8000

License:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice #: 21680JG

Invoice Date: 05/25/2021

Project: SWAP MOTORS 5 & 6

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21680 SWAP MOTORS 5 & 6			
21.000 JW-LABOR	04/09/2021		
22.000 APP-LABOR	04/09/2021		Subtotal: 390.00
70.000 Fuel	04/09/2021		Subtotal: 276.00
			Subtotal: 6.00
			Total: 672.00
		Total Charge:	672.00
		Invoice Total:	672.00

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1537
Brandon MS 39043
(601) 824-8000

License:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice #: 21687HE

Invoice Date: 05/25/2021

Project: CHANGING CABLE HARNESS ON VALVES

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21687 CHANGING CABLE HARNESS ON VALVES MEMBRANE BUILDING			
10.000 Material	04/15/2021		
21.000 JW-LABOR	04/15/2021	Subtotal:	81.85
	04/15/2021		
70.000 Fuel	04/15/2021	Subtotal:	780.00
		Subtotal:	7.76
		Total:	869.41
		Total Charges:	869.41
		Invoice Total:	869.41

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1667
Brandon MS 39043
(601) 824-8000

Licensee:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 38205-1025

Invoice

Invoice#: 21696BG

Invoice Date: 05/25/2021

Project: RUN 2 CIRCUITS FOR OUTSIDE LIGHTS

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21696 RUN 2 CIRCUITS FOR OUTSIDE LIGHTS			
10.000 Material			
	04/21/2021		
			Subtotal: 341.98
21.000 JW-LABOR			
	04/21/2021		
	04/26/2021		
			Subtotal: 1,040.00
22.000 APP-LABOR			
	04/21/2021		
	04/26/2021		
			Subtotal: 736.00
70.000 Fuel			
	04/26/2021		
			Subtotal: 19.07

*Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.*

Time & Materials Invoice

Invoice# 21696BG

Continued...**Invoice Date: 05/25/2021**

Trans#	Date	Description	Amount
			Total: 2,137.05
			Total Charged: 2,137.05
			Invoice Total: 2,137.05

Allied Industrial Services
P. O. BOX 1567
Brandon MS 39043
(601) 824-6000

Licensee:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice#: 21659HE

Invoice Date: 05/25/2021

Project: TS & TEMPORARY REPAIR TANK HEATER

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Record#	Trans#	Date	Description	Amount
21659 TS & TEMPORARY REPAIR TANK HEATER				
10.000 Material				
5913 51063		05/18/2021	CONTROL PANELS, INC.	13,629.74
			Subtotal:	13,629.74
21.000 JW-LABOR				
5117 HUNTER B EDMONSON		03/30/2021	7.00 hrs @ 65.00	455.00
5184 WILLIAM C HALE		03/30/2021	7.00 hrs @ 65.00	455.00
			Subtotal:	910.00
70.000 Fuel				
5827 FUEL		03/30/2021	21659-1	130.86
			Subtotal:	130.86
			Total:	14,670.60
			Total Charges:	14,670.60
			Invoice Total:	14,670.60

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1887
Brandon MS 39043
(601) 824-8000

Licensee:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice#: 21711BG

Invoice Date: 05/25/2021

Project: T/S BACK WASH PUMP

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21711 T/S BACK WASH PUMP			
21.000 JW-LABOR	04/27/2021		
22.000 APP-LABOR	04/27/2021		Subtotal: 620.00
70.000 Fuel	04/27/2021		Subtotal: 368.00
			Subtotal: 8.00
			Total: 996.00
		Total Charges:	996.00
		Invoice Total:	996.00

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1867
Brandon MS 39043
(601) 824-8000

License:

Invoice

Invoice# 21713DM

Invoice Date: 05/25/2021

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Project: REPAIR 2 GREEN MOTORS

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21713 REPAIR 2 GREEN MOTORS			
40.000 Subcontractor	04/29/2021		
		Subtotal:	1,146.00
		Total:	1,146.30
		Total Charges:	1,146.60
		Invoice Total:	1,146.60

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1567
Brandon MS 39043
(601) 824-6000

Licensee:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice#: 21729JG

Invoice Date: 05/25/2021

Project: REPLACE DRIVE FOR PUMP #5

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21729 REPLACE DRIVE FOR PUMP #5			
10.000 Material	05/07/2021		
21.000 JV-LABOR	05/07/2021	Subtotal:	48.00
22.010 APP-LABOR	05/07/2021	Subtotal:	520.00
70.000 Fuel	05/07/2021	Subtotal:	368.00
		Subtotal:	8.41

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Time & Materials Invoice

Invoice#: 21729.JG

Continued...**Invoice Date: 05/25/2021**

Trans#	Date	Description	Amount
			Total: 942.41
			Total Charges: 942.41
			Invoice Total: 942.41

Allied Industrial Services
P. O. BOX 1567
Brandon MS 39043
(601) 824-6000

License:

Invoice
Invoice#: 21748JG
Date: 06/25/2021

Billed To: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
Jackson MS 39205-1025

Project: T/S SLUICE GATE MOTOR ON MEMBRANE
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Customer PO#
Terms: Due Upon Receipt

Description	Amount
T&M Billing	784.00

Please make check payable to: Allied Industrial Services, LLC
Thank you for your prompt payment!

Non-Taxable Amount:	784.00
Taxable Amount:	0.00
Sales Tax:	0.00
Amount Due	784.00



Allied Industrial Services
P. O. BOX 1587
Brandon MS 39043
(601) 824-8000

License:

Invoice

Invoice#: 21744JG

Invoice Date: 07/01/2021

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Project: T/S FLOCULATOR MOTOR

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21744 T/S FLOCULATOR MOTOR			
21.000 JWH LABOR	05/14/2021		
		Subtotal:	196.00
22.000 APP-LABOR	05/14/2021		
		Subtotal:	138.00
70.000 Fuel	05/14/2021		
		Subtotal:	3.00
		Total:	338.00
		Total Charges:	338.00
		Invoice Total:	338.00

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1687
Brandon MS 39043
(601) 824-8000

License:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice #: 21785JG

Invoice Date: 07/01/2021

Project: REPLACE WHIPS FOR VALVES

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21785 REPLACE WHIPS FOR VALVES			
10.000 Material	03/02/2021		
21.000 JW-LABOR	03/02/2021	Subtotal:	188.14
	03/02/2021		
70.000 Fuel	03/02/2021	Subtotal:	1,040.00
		Subtotal:	11.06
		Total:	1,239.20
		Total Charges:	1,239.20
		Invoice Total:	1,239.20

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1587
Brandon MS 39043
(601) 824-6000

License#:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice
Invoice#: 21817DM
Invoice Date: 07/23/2021

Project: TS MEDIUM VOLTAGE FUSE AND TS HSP #1

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21817 TS MEDIUM VOLTAGE FUSE AND TS HSP #1			
21.000 JWL-LABOR	06/24/2021		
		Subtotal:	520.00
70.000 Fuel	06/24/2021		
		Subtotal:	4.68
		Total:	524.68
		Total Charge:	524.68
		Invoice Total:	524.68

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1567
Brandon MS 39043
(601) 824-8000

Licensee:

Owner: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Invoice

Invoice#: 21769JG

Invoice Date: 08/20/2021

Project: PUT CORD ON MOTOR TEMPORARY

Terms: Invoices are due and payable upon receipt. Customer PO# 0000

Trans#	Date	Description	Amount
21769 PUT CORD ON MOTOR TEMPORARY			
10.000 Material			
	08/01/2021		
	08/01/2021		
			Subtotal: 240.92
21.000 JAH-LABOR			
	08/01/2021		
	08/01/2021		
			Subtotal: 020.00
70.000 Fuel			
	08/01/2021		
			Subtotal: 6.89
			Total: 767.77
			Total Charges: 767.77
			Invoice Total: 767.77

Please make checks payable to: Allied Industrial Services
Thank you for your prompt payment.

Allied Industrial Services
P. O. BOX 1587
Brandon MS 39043
(601) 824-6000

License:

Invoice
Invoice#: 21926DM
Date: 09/01/2021

Billed To: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
Jackson MS 39205-1025

Project: INSTALL 105 CUSTOMER SUPPLIED LED F
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Customer PO# 0000

Terms: Due Upon Receipt

Description	Amount
INSTALL 105 COSTUMER SUPPLIED LED FIXTURES THROUGHOUT PLANT	27,690.00

Please make check payable to: Allied Industrial Services, LLC
Thank you for your prompt payment!

Non-Taxable Amount:	0.00
Taxable Amount:	27,690.00
Sales Tax:	0.00
Amount Due	27,690.00

Allied Industrial Services
P. O. BOX 1587
Brandon MS 39043
(601) 824-6000

License:

Invoice

Invoice#: 21925DM

Date: 09/01/2021

Billed To: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
Jackson MS 39205-1025

Project: TEST ALL REMAINING 4160 V BREAKERS /
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Customer PO# 0000

Terms: Due Upon Receipt

Description	Amount
TEST ALL REMAINING 4160V BREAKERS AND TRANSFORMERS IR SCANNING OF 480V MCC BUCKETS	112,500.00

Please make check payable to: Allied Industrial Services, LLC
Thank you for your prompt payment!

Non-Taxable Amount:	0.00
Taxable Amount:	112,500.00
Sales Tax:	0.00
Amount Due	112,500.00

Allied Industrial Services
P. O. BOX 1567
Brandon MS 39043
(601) 824-6000

License#:

Invoice

Invoice#: 21924DM

Date: 09/01/2021

Billed To: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
Jackson MS 39205-1025

Project: DEMO AND INSTALL 4160 SWITCH GEAR
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Customer PO# 0000

Terms: Due Upon Receipt

Description	Amount
DEMO AND INSTALL 4160 SWITCH GEAR	132,890.00

Please make check payable to: Allied Industrial Services, LLC
Thank you for your prompt payment!

Non-Taxable Amount:	0.00
Taxable Amount:	132,890.00
Sales Tax:	0.00
Amount Due	132,890.00

Allied Industrial Services
P. O. BOX 1687
Brandon MS 39043
(601) 824-8000

License:

Invoice

Invoice#: 21923DM

Date: 09/01/2021

Billed To: CITY OF JACKSON
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
Jackson MS 39205-1025

Project: TEST/REPAIR DAMAGE TO EQUIPMENT
RHARPER@JACKSONMS.GOV
AHILL@JACKSONMS.GOV
JACKSON MS 39205-1025

Customer PO# 0000

Terms: Due Upon Receipt

Description	Amount
TEST AND REPLACE DAMAGE TO EQUIPMENT	24,500.00

Please make check payable to: Allied Industrial Services, LLC
Thank you for your prompt payment!

Non-Taxable Amount:	0.00
Taxable Amount:	24,500.00
Sales Tax:	0.00
Amount Due	24,500.00

*OFFICE OF THE CITY ATTORNEY
10-18-2021*

ORDER ACCEPTING THE DEDICATION OF A PUBLIC STREET AS CLAUSELL SCHOOL CIRCLE AND ACCEPTING THE DEDICATION OF A RELATED SEWER FACILITY; AND FOR RELATED PURPOSES (WARD 5)

WHEREAS, Southwest Village Apartments is a 128-unit affordable housing facility serving low-income families (“Apartments”), which Apartments are generally located at the intersection of a street that is presently known as School Circle and a dedicated public street, Harley Street (“Site”) within the municipal corporate limits of the City of Jackson, Mississippi (“City”), all as more particularly described in the survey attached hereto as **Exhibit A** (“Survey”); and

WHEREAS, the street that is presently known as School Circle, which has historically operated as a street open to public use and which has historically been maintained by the City, serves as an important arterial roadway connecting Clausell Elementary School to U.S. Highway 80; and

WHEREAS, the City has no record of a formal dedication to the City of the portion of the street that is presently known as School Circle identified as “Parcel 2” on the attached Survey (“Street”); and

WHEREAS, similarly, the City has no record of a formal dedication to the City of a sewer main generally running under the Street (the “Sewer Line”); and

WHEREAS, Southwest Village Housing Associates LP (“Future Owner”) has the right to acquire the Apartments from Charles B. Ferrill, Jr. and Hughes Construction Company, Inc. d/b/a Southwest Village Associates, Ltd. (collectively, the “Owner”) and in connection therewith, has coordinated and obtained funding in the approximate amount of \$17 million to provide certain improvements and significant upgrades to the Apartments and further in connection therewith to maintain the Apartments for low-income families at restricted rent levels; and

WHEREAS, to provide public access to the Apartments and to Clausell Elementary School and to formalize longstanding road and sewer maintenance (the City having long provided road maintenance on the Street and line maintenance on the Sewer Line), it is necessary that the City formally accept dedication of the Street and all City utilities located therein, and subject to other existing utilities as depicted in Parcel 2 on **Exhibit A**, said parcel being described by metes and bounds as follows:

Commencing from the Southwest corner of Rolling Hills Subdivision Part 2, Hinds County, Mississippi; thence North 88 degrees 54 minutes 23 seconds West 53.04 feet to an iron pin set, thence South 21 degrees 50 minutes 23 seconds East 388.47 feet to an iron pin set; thence South 38 degrees 10 minutes 45 seconds East 220.77 feet to a pipe found; thence South 89 degrees 05 minutes 59 seconds East 524.93 feet to an iron pin set marking the Point of Beginning of herein described Parcel; thence South 89 degrees 05 minutes 59 seconds East 49.99 feet to an iron pin set; thence South 00 degrees 48 minutes 59 seconds West 668.92 feet; Thence North 89 degrees 11 minutes 53 seconds West 5 feet; thence South 00 degrees 48 minutes 59 seconds West 172.24 feet to an iron pin set; thence North 60 degrees 18 minutes 23

seconds West 57.10 feet to an iron pin set; thence North 00 degrees 48 minutes 07 seconds East 172.24 feet; thence South 89 degrees 11 minutes 53 seconds East 5 feet; thence North 00 degrees 48 minutes 07 seconds East 641.42 Feet to the Point of Beginning of Parcel 2; said parcel containing 0.95 acres more or less and being in the Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 6, Township 5 North, Range 1 East, Hinds County, Mississippi; and

WHEREAS, the City Council of the City is of the opinion that because the Street provides important access to Clausell Elementary School from U.S. Highway 80, among other reasons, the City benefits from formal acceptance and dedication of the Street and the Sewer Line running under said Street, and that such is in the best interest of the City; and

WHEREAS, there presently exists in the City a public street dedicated and named School Circle and dedication of another public street with the same name could lead to confusion particularly with respect to the dispatching of police, fire, and public works; and

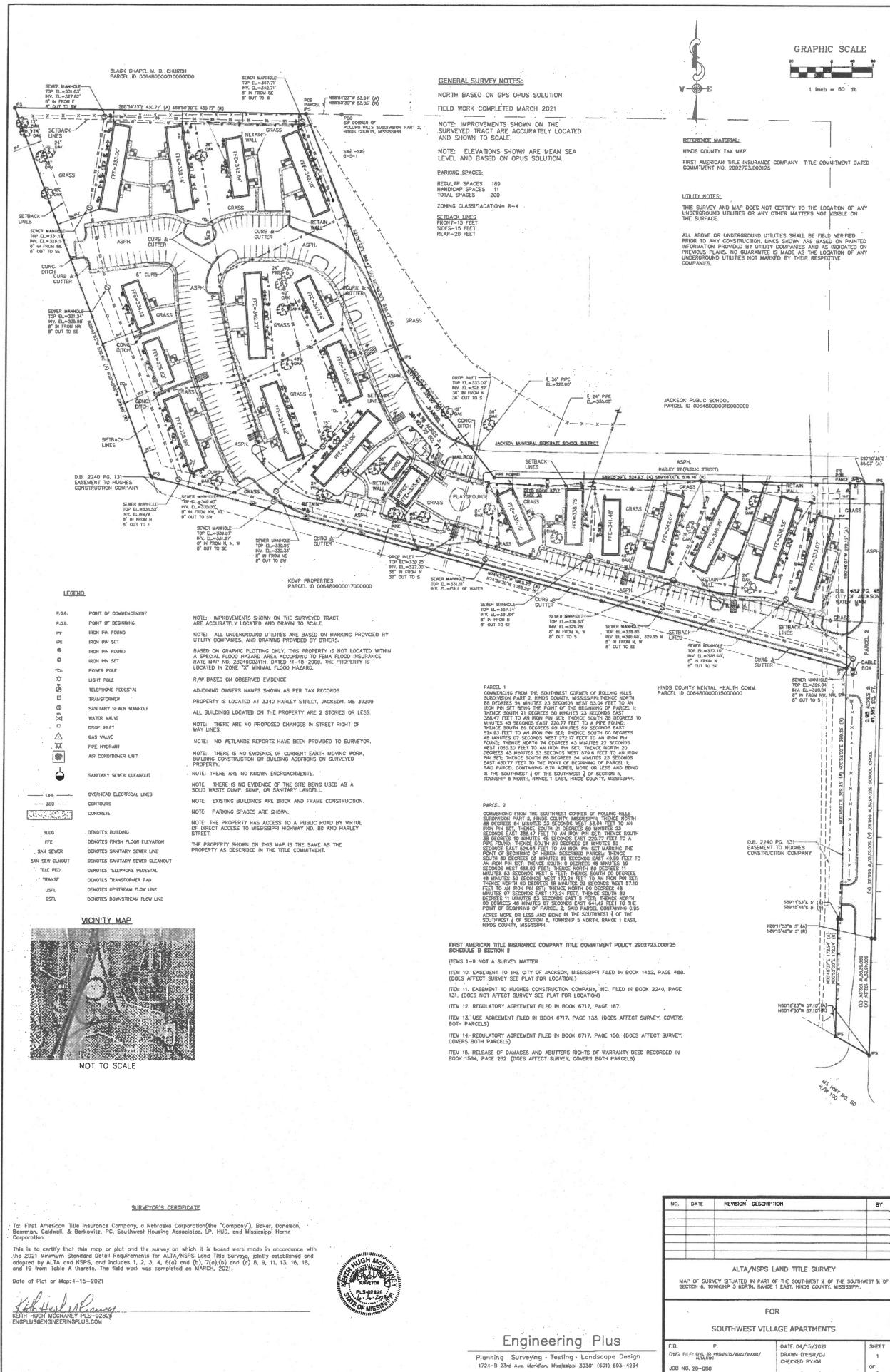
WHEREAS, upon review of the Street, there are currently no businesses or residences that use the Street for their physical address or mailing address; and

WHEREAS, to avoid any confusion that may raise with respect to the dispatching of police, fire and public works, the Street should be dedicated as Clausell School Circle.

IT IS, THEREFORE, ORDER that the matters, facts, and things recited in the Preamble hereto are hereby adopted as the official findings of the City Council of the City.

IT IS FURTHER ORDERED that the City does hereby accept the conveyance of Parcel 2 shown in the Survey and described by metes bounds above, does hereby authorize the Mayor to execute a quitclaim deed on behalf of the City as Grantee, and does hereby accept the formal dedication by the Owner of the Street and Sewer Line.

IT IS FURTHER ORDERED that this dedication be in full force and effect immediately upon its passage and enactment according to law and the Clerk of the City Council of the City is hereby directed to take or cause to be taken such actions as to memorialize the formal dedication and acceptance of the Street and Sewer Line as public property of the City.



CITY COUNCIL AGENDA ITEM 10 POINT DATA SHEET October 28, 2021 .

DATE

P O I N T S	C O M M E N T S																														
1. Brief Description	ORDER ACCEPTING THE DEDICATION OF A PUBLIC STREET AS CLAUSELL SCHOOL CIRCLE AND ACCEPTING THE DEDICATION OF A RELATED SEWER FACILITY; AND FOR RELATED PURPOSES (WARD 5)																														
2. Public Policy Initiative 1. Youth & Education 2. Crime Prevention 3. Changes in City Government 4. Neighborhood Enhancement 5. Economic Development 6. Infrastructure and Transportation 7. Quality of Life	4. Neighborhood Enhancement 5. Economic Development 6. Infrastructure and Transportation																														
3. Who will be affected	<ul style="list-style-type: none"> ▪ ▪ Persons traveling Clausell School Circle regularly to reach Clausell Elementary School 																														
4. Benefits	Allows a street that has been used by the public for many years to remain open to the public																														
5. Schedule (beginning date)	Immediately upon adoption of the Order																														
6. Location: ▪ WARD ▪ CITYWIDE (yes or no) (area) ▪ Project limits if applicable	Ward 5																														
7. Action implemented by: ▪ City Department <input type="checkbox"/> ▪ Consultant <input type="checkbox"/>	<ul style="list-style-type: none"> ▪ Developer 																														
8. COST	None to the City																														
9. Source of Funding ▪ General Fund <input type="checkbox"/> ▪ Grant <input type="checkbox"/> ▪ Bond <input type="checkbox"/> ▪ Other <input type="checkbox"/>	N/A																														
10. EBO participation	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 25%;">ABE</td> <td style="width: 15%;">_____ %</td> <td style="width: 15%;">WAIVER</td> <td style="width: 15%;">yes <input type="checkbox"/></td> <td style="width: 15%;">no <input type="checkbox"/></td> <td style="width: 15%;">N/A <input type="checkbox"/></td> </tr> <tr> <td>AABE</td> <td>_____ %</td> <td>WAIVER</td> <td>yes <input type="checkbox"/></td> <td>no <input type="checkbox"/></td> <td>N/A <input type="checkbox"/></td> </tr> <tr> <td>WBE</td> <td>_____ %</td> <td>WAIVER</td> <td>yes <input type="checkbox"/></td> <td>no <input type="checkbox"/></td> <td>N/A <input type="checkbox"/></td> </tr> <tr> <td>HBE</td> <td>_____ %</td> <td>WAIVER</td> <td>yes <input type="checkbox"/></td> <td>no <input type="checkbox"/></td> <td>N/A <input type="checkbox"/></td> </tr> <tr> <td>NABE</td> <td>_____ %</td> <td>WAIVER</td> <td>yes <input type="checkbox"/></td> <td>no <input type="checkbox"/></td> <td>N/A <input type="checkbox"/></td> </tr> </table>	ABE	_____ %	WAIVER	yes <input type="checkbox"/>	no <input type="checkbox"/>	N/A <input type="checkbox"/>	AABE	_____ %	WAIVER	yes <input type="checkbox"/>	no <input type="checkbox"/>	N/A <input type="checkbox"/>	WBE	_____ %	WAIVER	yes <input type="checkbox"/>	no <input type="checkbox"/>	N/A <input type="checkbox"/>	HBE	_____ %	WAIVER	yes <input type="checkbox"/>	no <input type="checkbox"/>	N/A <input type="checkbox"/>	NABE	_____ %	WAIVER	yes <input type="checkbox"/>	no <input type="checkbox"/>	N/A <input type="checkbox"/>
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NABE	_____ %	WAIVER	yes <input type="checkbox"/>	no <input type="checkbox"/>	N/A <input type="checkbox"/>																										



**DEPARTMENT OF PUBLIC WORKS
ENGINEERING DIVISION**

MEMORANDUM

To: Mayor Chokwe Antar Lumumba

From: Marlin King
Director

Date: October 28, 2021

Subject: Agenda Item for City Council Meeting

Attached you will find an order accepting the dedication of a parcel of property as a public street. A street, presently known as School Circle and located in Ward 5, appears to have been constructed at the same time as Southwest Village Apartments. Southwest Village Apartments, is a 128-unit affordable housing facility serving low-income families. The street, which connects with Highway 80 and the apartment complex is on property currently owned by Southwest Village Apartments ownership. The street appears to have been used by the general public to access Clausell Elementary School, which is located directly north of the apartment complex. There is also a sewer line that connects the apartment complex to the City sewer main located in Highway 80. Since its construction, it appears that the City has maintained the street and the sewer line.

Southwest Village Housing Associates LP (“Future Owner”) has the right to acquire the Apartments from Charles B. Ferrill, Jr. and Hughes Construction Company, Inc. d/b/a Southwest Village Associates, Ltd. (collectively, the “Owner”) and in connection therewith, has coordinated and obtained funding in the approximate amount of \$17 million to provide certain improvements and significant upgrades to the Apartments and further in connection therewith to maintain the Apartments for low-income families at restricted rent levels. Upon doing their due diligence, the Future Owner discovered that the street presently known as School Circle had never been formally dedicated to the public and was still privately owned as a part of the land parcel upon which the apartment complex is situated. Continued use by the public creates potential premises liability for the Future Owner for injuries suffered while using the street. Without a dedication of the street to the public the Future Owner felt compelled to close public access to the street.

To avoid disruption of the flow of traffic to Clausell Elementary School, because of the long-time use of the street by the public, and because the City has maintained the street, the Department of Public Works recommends accepting the dedication of School Circle as a public street. Also, the Department recommends naming the street, as dedicated, Clausell School Circle to avoid confusion with a previously dedicated street named School Circle. Dedicating the street as Clausell School Circle will avoid confusion in dispatching of fire, police, and public works.

Should you have any questions, please contact me.

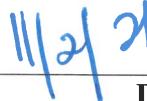
Office of the City Attorney



OFFICE OF THE CITY ATTORNEY

This **ORDER ACCEPTING THE DEDICATION OF A PUBLIC STREET AS CLAUSELL SCHOOL CIRCLE AND ACCEPTING THE DEDICATION OF A RELATED SEWER FACILITY; AND FOR RELATED PURPOSES (WARD 5)** is legally sufficient for placement in NOVUS Agenda.


GATORIA P. MARTIN, CITY ATTORNEY
Terry Williamson, Legal Counsel 



DATE

OFFICE OF THE CITY ATTORNEY

**ORDER AUTHORIZING THE MAYOR TO EXECUTE AN AGREEMENT
WITH CARROLL WARREN & PARKER, PLLC TO REPRESENT THE CITY
IN ANNEXATION MATTERS (ALL WARDS)**

WHEREAS, on October 1, 2019 the governing authorities of the City of Jackson, Mississippi (City) extended and executed an Agreement with Carroll Warren Parker to include legal fees for services in certain annexation matters; and

WHEREAS, on August 4, 2020, the governing authorities of the City of Jackson, Mississippi ("City") executed an agreement with Carroll Warren & Parker, to expand their representation of the City to include legal fees for services in certain annexation matters; and; and

WHEREAS, the City of Jackson seeks representation involving annexation, specifically in these lawsuits *City of Byram, Mississippi v. City of Jackson, Mississippi. et al.*, Cause No. 2020-cv-00745 G/2; *City of Flowood, Mississippi v. City of Jackson, Mississippi*, Cause No. 18-cv-01395; *City of Pearl, Mississippi vs. City of Jackson, Mississippi*, Cause No. 18-cv-01714; *City of Pearl, Mississippi, City of Flowood, Mississippi, and Rankin County, Mississippi v. City of Jackson, Mississippi*, Cause No. 19-cv-00570, which requires expertise and training specific to this area of law; and

WHEREAS, Carroll Warren & Parker, PLLC, currently represents the City of Jackson in all annexation matters; and

WHEREAS, the City seeks to continue to protect its interest in these lawsuits and any other matters concerning annexation proceedings; and

WHEREAS, it would be in the best interests of the City to enter into a new agreement with Carroll Warren & Parker, PLLC to expand their representation of the City to perform all duties associated with representation of the City in annexation matters, not to exceed \$170,000.00 without City Council approval, for a term of November 9, 2021 to November 8, 2023.

IT IS, THEREFORE, ORDERED, that the Mayor be authorized to execute an agreement with Carroll Warren & Parker, PLLC, to represent the City in annexation matters in an amount not to exceed \$170,000.00 unless authorized to amend said agreement.

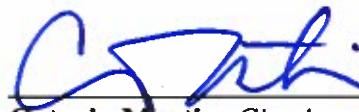
MARTIN, LUMUMBA

Office of the City Attorney

455 East Capitol Street
Post Office Box 2779
Jackson, Mississippi 39207-2779
Telephone: (601) 960-1799
Facsimile: (601) 960-1756

OFFICE OF THE CITY ATTORNEY

This ORDER AUTHORIZING THE MAYOR TO EXECUTE AN AGREEMENT WITH CARROLL WARREN & PARKER, PLLC TO REPRESENT THE CITY IN ANNEXATION MATTERS is legally sufficient for placement in NOVUS Agenda.



Catoria Martin, City Attorney

11/3/21
DATE

OFFICE OF THE CITY ATTORNEY

[Handwritten signatures]
TOMAS J. MURRAY
OFFICE OF THE CITY ATTORNEY

ORDER AUTHORIZING THE OFFICE OF THE CITY ATTORNEY TO JOIN IN MOTION TO REALIGN PARTIES FILED BY JACKSON STATE UNIVERSITY IN ORDER TO FACILITATE THE CARE AND MAINTENANCE OF MOUNT OLIVE CEMETERY

WHEREAS, on November 24, 2020, the governing authorities for the City of Jackson authorized the Office of the City Attorney to pursue judicial action to acquire title to an abandoned cemetery, which was abandoned by the Jackson Cemetery Association and is commonly known as the Mount Olive Cemetery; and

WHEREAS, the action of the governing authorities was recorded in Minute Book 6S beginning at Page 225; and

WHEREAS, the Office of the City Attorney retained a professional to research the title and subsequently filed a complaint in the Chancery Court of Hinds County Mississippi on July 29, 2021 to acquire title to the property; and

WHEREAS, the complaint named Jackson State University as a Defendant because of its interest in preserving monuments of historical significance and its National Register of Historic Places designation; and

WHEREAS, Jackson State University entered an appearance in the cause and filed a Motion to Realign the Parties on or about October 28, 2021; and

WHEREAS, the motion filed by Jackson State University does not state or indicate that it has an objection to the City acquiring title to the property;

WHEREAS, the motion filed by Jackson State University indicates that it has interests similar to the City of Jackson in ensuring that the cemetery be maintained;

WHEREAS, in addition to Jackson State University, unknown persons interested in Mount Olive Cemetery were also summoned by publication to appear and defend the complaint; and

WHEREAS, no unknown persons have appeared and defended the complaint, and it is the intent of the Office of the City Attorney to request that judgment by default be entered; and

WHEREAS, joining in the Motion to Realign the parties filed by Jackson State University may remove impediments to the City acquiring title to the property and allow the City to proceed with ensuring that the cemetery and its historical significance is preserved; and

IT IS, THEREFORE, ORDERED that the Office of the City Attorney is authorized to join in the Motion to Realign the Parties filed by Jackson State University.

Item No.: _____
Date: November 9, 2021
By: (Martin, Lumumba)

CITY COUNCIL AGENDA ITEM 10 POINT DATA SHEET

November 2, 2021

DATE

POINTS	COMMENTS
1. Brief Description/Purpose	Order authorizes the Office of the City Attorney to join in a Motion to Realign Parties filed by Jackson State University in the action pending in Hinds County Chancery Court which the City commenced to acquire record title to Mount Olive Cemetery
2. Public Policy Initiative 1. Youth & Education 2. Crime Prevention 3. Changes in City Government 4. Neighborhood Enhancement 5. Economic Development 6. Infrastructure and Transportation 7. Quality of Life	Neighborhood Enhancement and perhaps Economic Development because cemetery is on National Register of Historic Places
3. Who will be affected	City of Jackson, Jackson State University, citizens of Jackson, students attending Jackson State University, and others
4. Benefits	Facilitates acquisition of title so that cemetery which has historical significance can be maintained
5. Schedule (beginning date)	Upon approval by the council
6. Location: §WARD §CITYWIDE (yes or no) (area) §Project limits if applicable	Citywide
7. Action implemented by: §City Department §Consultant	Office of City Attorney
8. COST	None
9. Source of Funding §General Fund §Grant §Bond §Other	Not applicable
10. EBO participation	ABE _____ % WAIVER yes ____ no ____ N/A ____ % AABE _____ % WAIVER yes ____ no ____ N/A ____ % WBE _____ % WAIVER yes ____ no ____ N/A ____ % HBE _____ % WAIVER yes ____ no ____ N/A ____ % NABE _____ % WAIVER yes ____ no ____ N/A ____ %

Office of the City Attorney

455 East Capitol Street
Post Office Box 2779
Jackson, Mississippi 39207-2779
Telephone: (601) 960-1799
Facsimile: (601) 960-1756

Carrie Johnson
OFFICE OF THE CITY ATTORNEY

OFFICE OF THE CITY ATTORNEY

This ORDER AUTHORIZING THE OFFICE OF THE CITY ATTORNEY TO JOIN IN MOTION TO REALIGN PARTIES FILED BY JACKSON STATE UNIVERSITY IN ORDER TO FACILITATE THE CARE AND MAINTENANCE OF MOUNT OLIVE CEMETERY is legally sufficient for placement in NOVUS Agenda.

Eatori P Martin, Interim City Attorney

DATE 11/3/21

Carrie Johnson, Sr. Deputy City Attorney

DATE 11/2/2021

**ORDER OF THE CITY COUNCIL OF JACKSON, MISSISSIPPI
AUTHORIZING THE REMOVAL OF THE SANITATION CHARGES
(GARBAGE COLLECTION CHARGES) FROM THE CITY OF JACKSON WATER BILLS**

WHEREAS, the public health, safety and welfare of the citizens of the City of Jackson shall be considered by this Order; and

WHEREAS, the sanitation charges (garbage collection charges) currently being collected as part of the water bills of account holders in the City of Jackson is a financial burden for many citizens which is collected along with water charges and sewer charges; and

WHEREAS, without relief being provided to these financially burdened account holders, the probability of an inability to afford water service in the City of Jackson is a reality; thereby demanding said action by the City Council considering the fact that access to water is a necessity for the sustaining of life and health; and

WHEREAS, it is in the best interest of the citizens of the City of Jackson that the Jackson City Council take this necessary step to remove the sanitation charges (garbage collection charges) from the City of Jackson water bills.

THEREFORE, IT IS HEREBY ORDERED, the City Council of Jackson, Mississippi hereby authorizes the removal of the sanitation charges (garbage collection charges) from the City of Jackson water bills.

SO ORDERED, this the _____ day of October, 2021.

Agenda Item # _____
Agenda Date: October 26, 2021
BY: STOKES