

**THE BOARD CONSIDERED AN APPEAL OF THE ZONING ADMINISTRATORS  
ZONING VERIFICATION LETTER FOR LAFAYETTE COUNTY PARCEL #148-27-  
045. NO ACTION WAS TAKEN.**

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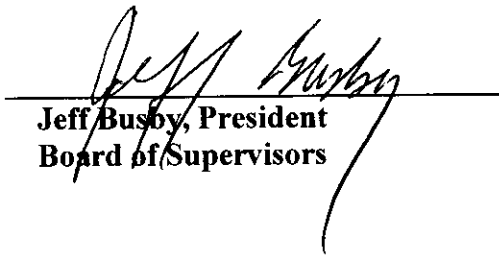
**ORDER: AUTHORIZE COUNTY TAKING OVER PRIVATE ROAD 2056 AS  
COUNTY ROAD 2056**


Motion was made by Jeff Busby, duly seconded by David Rikard, to authorize  
County taking over Private Road 2056 as CR 2056.

The vote on the motion was as follows:

Supervisor Kevin Frye, voted yes  
Supervisor Jeff Busby, voted yes  
Supervisor David Rikard, voted yes  
Supervisor Chad McLarty, voted yes  
Supervisor Mike Roberts, voted yes

After the vote, President Busby, declared the motion carried, this the 5<sup>th</sup> day of  
November, 2018.

  
Jeff Busby, President  
Board of Supervisors

  
Sherry Wall, Chancery Clerk

\$30.00



Building/Planning Department  
Lafayette County  
300 North Lamar  
PO Box 1240  
Oxford, Mississippi  
662-236-0237

**Zoning Verification Letter Application**

Name of Applicant: Christian Stewart  
Mailing Address: 104 Hwy 30, Oxford, MS 38655  
Phone Number: 607-2300 Email Address: christianstewart@att.net  
Property Address: 584 Hwy 6 West, Oxford, MS 38655  
PPIN: 148-27-045 / #7540

Detailed Description of Proposed Use:

Vehicle impound & storage facility. There  
will be a 12X16 office w/ lights & cameras.

Additional Information:

Chh Str

Signature

10/26/18

Date



**Joel Hollowell**  
Lafayette County  
Building Official/Zoning Administrator  
300 North Lamar  
PO Box 1240  
Oxford, Mississippi  
662-236-0237

10/29/18

Re: Zoning Verification Lafayette County Parcel 148-27-045

Mr. Stewart,

Lafayette County parcel 148-27-045 is zoned Commercial Low Density (C-1). According to the Lafayette County Zoning Ordinance, "The purpose of this district is to provide relatively quiet, attractive, and spacious areas for the development of non-retail restricted commercial uses that do not generate substantial volumes of vehicular traffic (i.e., generally, not more than approximately 70 average daily trips per 1,000 square feet of Gross Floor Area according to the National Cooperative Highway Research Program Report #187 or the latest edition of the Institute of Transportation Engineers manual entitled Trip Generation.) This district is intended to encourage high quality office park development and to serve as a transition zone between residential uses and higher intensity commercial uses or arterial streets. These districts are appropriate for the fringes of retail districts."

Permitted uses in the C-1 District are professional offices and clinics of all types, privately owned and operated museums, libraries, galleries, and similar facilities, residential care facilities and ancillary uses commonly associated with any permitted use, office parks and other uses determined by the Board of Supervisors to be of similar character.

The proposed vehicle impound and storage facility is a use that is more closely related to uses that are permitted in the Commercial High Density District (C-3). According to the Lafayette County Zoning Ordinance the purpose of the C-3 District is to, "...provide relatively spacious areas for the development of vehicle oriented commercial activities which typically require direct auto traffic access and visibility from major transportation. This district is intended to encourage those commercial activities which function relatively independent of intensive pedestrian traffic and proximity to other commercial establishments. In accordance with the adopted Goals and Objectives of the Comprehensive Plan of Lafayette County, the outdoor commercial uses (i.e., those in which all or much of the business is

conducted out-of-doors) first permitted outright in this district shall be located well away from all residential uses." Lafayette County parcel 148-27-045 is immediately adjacent to a Residential Low Density District (R-1) on the west and north sides. The purpose for zoning parcel 148-27-045 and those adjacent to it on the east was to provide a buffer and transition from low density residential neighborhoods such as those previously mentioned and others such as Wellsgate from the more intense commercial uses along Highway 278. Therefore, the use of Lafayette County parcel 148-27-045 as a vehicle impound and storage facility is prohibited.

If you have any questions please contact me.

Thank you,

  
Joel Hollowell

Building Official/Zoning Administrator  
Lafayette County Mississippi  
300 North Lamar  
PO Box 1240  
Oxford, MS 38655  
Office: 662-236-0237  
Cell: 662-832-5054

## Joel Hollowell

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**From:** christian stewart <christianstewart@att.net>  
**Sent:** Monday, October 29, 2018 3:18 PM  
**To:** Joel Hollowell  
**Subject:** 584 highway 6 west lot

#584 Highway 6 West was constructed in 2009 with approval from MDOT. I paid Mark Cox to grade down a large mound then he filled in a large ravine. He then leveled a large parking area and a connecting drive to highway 6 west. He the laid gravel and channeled drainage outlets. I installed fencing at the front of parking area and planted pine trees for a buffer between the two rental houses I own to the east of the lot. I rented the #584 highway 6 west in the beginning of 2010 to 2011 to Jason Dye Towing. Then from 2011 to 2014 to Moore Brothers Auto. Then from 2014 to 2015 I had two deals fall thru with Patrick Caine Towing and Troy Graham Auto Glass. Then from 2015 to 2016 it was rented to Bradley Bray Car Rental. Then from 2016 to 2017 to Mid-South Boring and Piping LLC. Their lease ended 09/01/2017. Then I was approached by Benjamin Shurden with Parrish Auto and Towing. I believe this shows a long history of renting #584 highway 6 west lot out to commercial type businesses and I should be granted the right to continue what I have done there since 2010. Any improvements the County wants to see to the lot will be done. I only want the chance to continue to make money and make Lafayette County the best in the State of Mississippi.

Thank you for your time

Christian Stewart

Layers  
Roads Section 1  
Attribute: C: Municipal Value  
PPIN: 7540  
PARCEL\_ID: M163-27-048.00  
OWNERNAME: STEWART ROAD  
ADDRESS1: 104 HWY 30 E  
ADDRESS2: J WERNER EN  
ADDRESS3: SECTIONLINE  
CITY: Export  
STATE: MajorRoadLabels  
ZIP: 38855  
SECTION: 27  
TOWNSHIP: MajorRoads  
RANGE: 04  
LEGAL1: E PR HWY 14 N OF  
HWY 30 & PR HWY 14  
LEGAL2: Counties  
LEGAL3: Calhoun  
TAX\_DIST: 3020 Marshall  
REGION: UPR Panola  
CULT\_AC1: 0 Pontotoc  
CULT\_AC2: 3.47 Tate  
UNCULT\_AC1: 0 Union  
UNCULT\_AC2: 6.23 Yalobusha Clear  
TOTAL\_AC: AerialPhotos  
CULT\_VAL1: AerialPhotos  
CULT\_VAL2: 17080  
UNCUL\_VAL1: 0  
UNCUL\_VAL2: 1210  
LAND\_VAL: 18080  
IMP\_VAL1: 0  
IMP\_VAL2: 16170  
TOTALVALUE: 34080  
EXEMPT\_COD: 0  
SCHOOL\_COD  
HOMESTEAD  
DEED\_BOOK: 503  
DEED\_PAGE: 194  
Analyzed by: MapGuide  
STREET\_NUM: 500  
STREET: HWY 30 W (582)



1 feature(s) selected on 1 layer(s)

1: 9027.9778

5759.98 x 6151.81 (ft)

Tasks

Quick Sea

Task List

Search By PP

Search By PA

Search By Ov

Search By Site

East Wellsgate  
Drive

CR 160

**RESOLUTION AND ORDER: ASSESSMENT OF COSTS REGARDING USE OF  
COUNTY LABOR AND EQUIPMENT TO CLEAN UP PRIVATE PROPERTY AT 30  
CR 514 (Parcel Number 057-26-032)**

On this day there came on for consideration the matter of determining and assessing the costs of cleaning and eliminating certain conditions found on the parcel of property located at 30 CR 514 (parcel number 057-26-032) previously determined to be a menace and threat to the public health, safety and welfare, as follows:

WHEREAS, on and before July 1, 2018, the Lafayette County Board of Supervisors received complaints from individuals residing adjacent to, and within the community wherein, parcel number 057-26-032 (30 CR 514) is located, said complaints relating to the general chronic uncleanliness of said property which was alleged to pose a threat to the health, safety and welfare of said community; and

WHEREAS, upon receiving said complaints, the Lafayette County Board of Supervisors ordered, pursuant to Mississippi Code Annotated 19-5-105, at its regular July 2018 meeting, that a public hearing be convened, upon proper notice to the legal owner of parcel number 057-26-032, being located at 30 CR 514, Lafayette County, Mississippi as to the particular date, location and time of said public hearing to be held before the Board of Supervisors on August 20, 2018 starting at 8:00 am; and

WHEREAS, on July 26, 2018, David D. O'Donnell, the attorney for the Lafayette County Board of Supervisors, sent notice of the public hearing via regular and registered mail to the owners of parcel number 057-26-032, said notice also being posted in the public notice section located in the lobby of the Lafayette County Chancery Building, said notice setting forth the purpose, date, time and location of said hearing as previously ordered by the Board of Supervisors, said notice being attached hereto as Exhibit A (letter) and Exhibit B (posted notice); and

WHEREAS, a public hearing was duly convened on August 20, 2018 before the Lafayette County Board of Supervisors in accordance with the Board of Supervisors' prior order and as noticed to the owners of parcel number 057-26-032 and during said hearing the Board of Supervisors received evidence and testimony as to the unclean condition of said parcel as it existed at the date and time of said hearing; and

WHEREAS, upon closing the August 20, 2018 public hearing, the Lafayette County Board of Supervisors found and determined, and hereby reaffirm such determination, that the condition of parcel number 057-26-032 posed a menace and an immediate threat to health, safety and welfare to those residing in proximity to parcel number 057-26-032 and that the owners of said parcel were ordered to remove and eliminate such unclean conditions within 30 days of the order, and, further, authorizing the Lafayette County Road and Solid Waste Departments to enter said parcel upon the failure of the owners to remove or eliminate the unclean condition within said time; and

WHEREAS, the owners of parcel number 057-26-032 did not comply with the Board of Supervisor's August 20, 2018 order by failing to remove or eliminate the unclean conditions of said parcel during the 30 day period and therefore the Lafayette County Road and Solid Waste Departments entered said parcel as authorized by the August 20, 2018 order and Section 19-5-105 and removed and eliminated said unclean conditions; and

WHEREAS, during the Lafayette County Board of Supervisor's regular meeting held on this day, the Board of Supervisors received an accounting of the actual costs incurred by the Lafayette County Road and Solid Waste Departments in cleaning said parcel; and

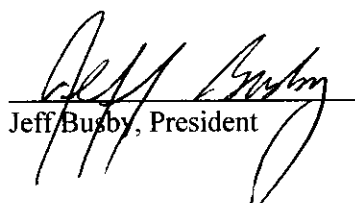
WHEREAS, the Board of Supervisors hereby finds, determines and adjudicates the actual costs of cleaning parcel number 057-26-032 to be \$4,689.44. It is ordered that the amount of such costs be assessed against parcel number 057-26-032 and that a lien in said amount be enrolled in the records maintained by the Circuit Clerk of Lafayette County, Mississippi in accordance with Section 19-5-105.

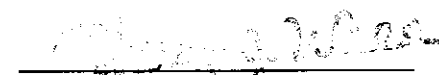
Motion was made by Supervisor McLarty, duly seconded by Supervisor Frye to adopt the above Resolution and Order.

The vote on the motion was as follows:

Supervisor Kevin Frye, voted yes  
Supervisor Jeff Busby, voted yes  
Supervisor David Rikard, voted yes  
Supervisor Chad McLarty, yes  
Supervisor Mike Roberts, voted yes

After the vote, President Busby, declared the motion carried, this the 5<sup>th</sup> day of November, 2018.

  
Jeff Busby, President

  
Sherry Wall, Chancery Clerk



## Employee

	10/12/2018								Total Hours	Total Cost
Michael Jordan	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Derek Hunter	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Eddie Ward	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
J D Debrueler	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Larry Allen	8.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	8.0	267.20
Jeff Houston	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
John Drewery	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Anthony Murray	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Eddie Anderson	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
John Adams	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
T.C. Mathis	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Danny Payton	8.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	8.0	197.20
Buck Daniels	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Randy McDonald	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Jimmy Payne	8.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	8.0	217.84
Joe Bynum	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Trent Hall	8.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	8.0	225.28
Tracy Vaughn	8.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	8.0	190.40
Shirley Ivy	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Jon Coleman	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Dennis Mathis	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Chad Therfeld	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Lee Pegues	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Roe Gregory	8.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	8.0	267.20
Frank Jones	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Timothy Clark	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Doug Jackson	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Steve Fortner	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Roy Brassell	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Darrell Varner	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Donnie Woodward	8.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	8.0	201.20
James Stone	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Clay Paslay	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
David Phillips	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
	48.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	48.0	1566.32

## Equipment

									Total Hours	Total cost
Asphalt Paver	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Big Roller	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Small Roller	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Motor Grader	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Tandem Dump	16.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	16.0	1280.00
Back Hoe	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Low Boy	2.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	2.0	170.00
Mini Ex	8.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	8.0	352.00
Track Hoe	8.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	8.0	1080.00
Small Dozer	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Trailer Truck	8.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	8.0	672.00
Asphalt Distributor	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Rubber Tire Loader	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Asphalt Zipper	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	3554.00

## Material

									Total	Total Cost
Asphalt-Overlay	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
DUMP FEES	3.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	3.0	409.12
MARTIN BROTHERS	2.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	2.0	-840.00
Matt Rock	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Crush Run	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
15% Cont.	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Clay Gravel	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Asphalt-Pre-Level	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.00
Concrete										0.00

2 loads of debris went to Martin Bros Scrap metal

3 loads of debris went to 3 rivers in Pontotoc

Grand Total

4689.44