

**RESOLUTION GRANTING CONDITIONAL APPROVAL FOR
TAX ABATEMENT FOR 1416 WASHINGTON STREET
(PPIN 018463)**

WHEREAS, The City of Vicksburg has adopted the Tax Abatement Program for Central Business District and Historic Districts which is set forth in Section 22-43 through Section 22-51 of the Code of Ordinances of the City of Vicksburg; and

WHEREAS, the Tax Abatement program allows for the increased taxes assessed on approved renovations and restorations to be abated for a period of seven (7) years; and

WHEREAS, Warehouse Vicksburg has applied for tax abatement pursuant to the Tax Abatement program; and

WHEREAS, the Board of Mayor and Aldermen of the City of Vicksburg find that pursuant to the tax abatement program, the proposed renovations and restorations will exceed minimum investment thresholds set forth in Section 22-48(a) and that the Board of Architectural Review has granted Certificates of Appropriateness pursuant to plans submitted to rehabilitate the building for mixed use commercial and apartments.

NOW, THEREFORE BE IT RESOLVED by the Board of Mayor and Aldermen of the City of Vicksburg, that the application for tax abatement submitted by Warehouse Vicksburg for 1416 Washington Street (PPIN 018463) is conditionally approved contingent upon (1) all work being performed in accordance with the Certificate of Appropriateness issued by the Board of Architectural Review; (2) that the increase in ad valorem taxes for a period not to exceed seven (7) years shall be abated contingent upon the work being performed in accordance with any Certificates of Appropriateness and all other city codes and ordinances; (3) upon final inspection, the City will submit necessary information to the Warren County Tax Assessor for a final determination in accordance with the Tax Abatement Program; (4) that the project be completed on or before June 30, 2019 unless otherwise extended by the Board of Mayor and Aldermen.

RESOLVED this the _____ day of _____, 2018.

George Flaggs, Jr., Mayor

Michael A. Mayfield, Sr., Alderman

Alex M. Monsour, Jr., Alderman

CERTIFICATE

I, Walter W. Osborne, Jr., the duly appointed, qualified and acting City Clerk and lawful custodian of the Minutes of The Mayor and Aldermen of the City of Vicksburg and Seal of said City, Certify that the foregoing is a true and exact copy of a Resolution Adopted by the Mayor and Aldermen of the City of Vicksburg at an Adjourned Board Meeting held on Friday, March 9, 2018.

WITNESS my signature and official seal of office this 9th day of March, 2018.

Walter W. Osborne, Jr., City Clerk

CITY CLERK: Upon receipt of an original application for tax abatement forwarded from the Community Planning Department, it will be placed on a pending agenda for consideration by the Mayor and Aldermen.

Community Planning: After verification from the Building Official that all work has been completed, the Community Planning Department will forward a final resolution stating work has been completed to the City Clerk's office to be placed on a pending agenda for consideration by the Mayor and Aldermen.

CITY CLERK: After the final resolution has been signed by the Mayor and Aldermen the City Clerk will forward a copy to the appropriate County office, the Community Planning Department and the applicant.

CITY OF VICKSBURG TAX ABATEMENT APPLICATION

SECTION I

APPLICANT INFORMATION:

Name:

Warehouse Vicksburg

Mailing Address:

1512 #1 Walnut St. 1314 Washington
Vicksburg MS. 39180

Telephone:

601-415-5549
601-218-2964

Fax: _____

SECTION II

PROJECT INFORMATION:

Project Address:

1416 Washington St.

Warren County Tax Assessor PPIN Number:

018463

Check the boxes that is appropriate:

Project is located in:

- ☒ Historic Vicksburg District
☐ Central Business District
☐ Redevelopment Area

Project is for

- ☒ Redevelopment Project
☐ Demolition/New Construction
☒ Rehabilitation to existing structure

Project is a:

- ☒ Vicksburg Landmark
☐ Mississippi Landmark
☐ National Register Property

Current Municipal Ad Valorem tax on structure excluding Ad Valorem tax for school purposes (attach most recent tax receipt) \$

Legal Description:

See attached

Description of Project:

*Renovate to low Apartments and
One business mixed use*

SECTION III

FORMULA FOR DETERMINATION OF TAX ABATEMENT FOR HISTORIC DISTRICT:

For renovation and/or improvement projects:

Please check the box that is appropriate to the project.

- ☐ A. For a three-year (3) abatement, the minimum project investment must be fifty thousand dollars (\$50,000.00);
- ☐ B. For a five-year (5) abatement, the minimum project investment must be one hundred thousand dollars (\$100,000.00);
- ☒ C. For a seven-year (7) abatement, the minimum project investment must be one hundred fifty thousand dollars (\$150,000.00).

For new construction projects:

Please check the box that is appropriate to the project.

- ☐ A. For a three-year (3) abatement, the minimum project investment must be one hundred thousand dollars (\$100,000.00);
- ☐ B. For a five-year (5) abatement, the minimum project investment must be one hundred fifty thousand dollars (\$150,000.00);
- ☐ C. For a seven-year (7) abatement, the minimum project investment must be three hundred thousand dollars (\$300,000.00).

FORMULA FOR DETERMINATION OF TAX ABATEMENT FOR REDEVELOPMENT DISTRICT:

Please check the box that is appropriate to the project.

- ☐ A. A tax abatement of three (3) years may be granted to projects which effect redevelopment of a commercial property, demolition/new construction, or rehabilitation to an existing structure, the minimum project investment must be one hundred thousand dollars (100,000.00).
- ☐ B. A tax abatement of five (5) years may be granted to projects which effect redevelopment of a commercial property, demolition/new construction, or rehabilitation to an existing structure, the minimum project investment must be one hundred fifty thousand dollars (150,000.00).
- ☐ C. A tax abatement of seven (7) years may be granted to projects which effect redevelopment of a commercial property, demolition/new construction, or rehabilitation to an existing structure, the minimum project investment must be three hundred thousand dollars (300,000.00).

SECTION IV

Estimated project amount:

230,000 150,000

Estimated project beginning date:

11/1/18

Estimated project completion date:

6/30/19

By signing this application, the undersigned acknowledges that the above information is true, correct and complete to the best of his/her knowledge.

4/27/15
Date

[Signature]
Applicant/Property Owner

Warehouse Vicksburg LLC
M.J. Wooten

LRMLRCIQ APPRAISAL LANDROLL RECEIPT AND COLLECTION INQUIRY LRWLRCI4/M5
Name THE WARE HOUSE VICKSBURG LLC Parcel 094P 19 001061004900
PPIN 18463 Yr 2017 1 SUPPLEMENT New Parcel 75J10LD19004900
Brief LOTS: 293 PT MCO 19 16 03
Legal PLAT BOOK 1- 1 PAGE- 23

Original Amount Due 3209.39

1416 Washington St

Balance Due (before Penalty) 3209.39 Total Amount Paid 0.00
(Penalty accrues at 1 percent per month on outstanding balance after Feb. 1st)

F3-NEXT PARCEL F4-DETAIL F5-PAID BY INFO F6-PAYMENTS F7-PRINT F24-EXIT
F3 for next record, Page-Up for previous



Delta Computer Systems, Inc.

Property Link

WARREN COUNTY, MS

Current Date 1/30/2018

Tax Year 2017

Records Last Updated 1/29/2018

PROPERTY DETAIL

OWNER THE WARE HOUSE VICKSBURG LLC
1512 WALNUT STREET APT 1

VICKSBURG MS 39180

ACRES : **NA**
LAND VALUE : 19200
IMPROVEMENTS : 129390
TOTAL VALUE: 148590
ASSESSED : 22289

PARCEL 094P 19 001061004900
ADDRESS 1416 WASHINGTON ST

TAX INFORMATION

YEAR 2017	TAX DUE	PAID	BALANCE
COUNTY	1095.50	0.00	1095.50
CITY	912.29	0.00	912.29
SCHOOL	1201.60	0.00	1201.60
TOTAL	3209.39	0.00	3209.39

LAST PAYMENT DATE **NA**

MISCELLANEOUS INFORMATION

EXEMPT CODE
HOMESTEAD CODE None
TAX DISTRICT 0111
PPIN 018463
SECTION 19
TOWNSHIP 16
RANGE 03

LEGAL LOTS: 293 PT
PLAT BOOK 1- 1 PAGE- 23
VICKSBURG PROPER

B 1574 P 611 02/03/2015

Book 1574

Page 611

PURCHASE COUNTY TAX SALE FILES**TAX SALES HISTORY, FOR UNPAID TAXES**

<u>Year</u>	<u>Sold To</u>	<u>Redeemed Date/By</u>
2010	VIKING INVESTMENTS LLC	6/20/2012 B&K BANK
2008	US BANK CUSTODIAN SASS MUNI V-DT	1/28/2010 B & K BANK

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