

By: Senator(s) Jackson (32nd)

To: Judiciary, Division A

SENATE BILL NO. 2967

1 AN ACT TO PROVIDE THAT THE STATE SHALL COMPENSATE A LANDOWNER
2 WHOSE PROPERTY IS DIMINISHED IN VALUE DUE TO DEVELOPMENT ON AN
3 ADJACENT TRACT OF LAND; AND FOR RELATED PURPOSES.

4 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF MISSISSIPPI:

5 **SECTION 1.** From and after January 1, 2008, the state shall
6 be required to compensate any landowner for any diminution in
7 value of the landowner's property that is due to any development,
8 whether building or operation or otherwise, located on a parcel
9 adjacent to the landowner's property. The amount to be paid as
10 compensation to the landowner shall be not less than the average
11 of the calculated diminution as determined by three (3)
12 professional property appraisers, one (1) of whom is selected by
13 the landowner, one (1) by the state, and one (1) of whom is agreed
14 upon by the landowner and the state. The appraisal fees shall be
15 shared equally by the state and the landowner.

16 **SECTION 2.** This act shall take effect and be in force from
17 and after January 1, 2008.