

By: Senator(s) Gordon

To: Local and Private

SENATE BILL NO. 3235

1 AN ACT TO AUTHORIZE CLAY COUNTY, MISSISSIPPI, TO PURCHASE
2 CERTAIN REAL PROPERTY FOR ECONOMIC DEVELOPMENT PURPOSES; TO
3 AUTHORIZE COUNTY FUNDS FROM ANY SOURCE TO BE UTILIZED TO PURCHASE
4 SUCH REAL PROPERTY AND TO DEVELOP SUCH REAL PROPERTY; TO AUTHORIZE
5 THE BOARD OF SUPERVISORS OF CLAY COUNTY TO SELL, LEASE OR LEASE
6 PURCHASE THE REAL PROPERTY OR ANY PORTION THEREOF TO ANY SUITABLE
7 ECONOMIC DEVELOPMENT PROSPECT; AND FOR RELATED PURPOSES.

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

9 **SECTION 1.** The Board of Supervisors of Clay County,
10 Mississippi, is authorized to purchase a tract of land including
11 improvements more particularly described as follows:

12 A parcel of land primarily located in the NW 1/4 of the
13 SE 1/4 with a small area in the SW 1/4 of the NE 1/4,
14 all in Section 7, Township 19 north, Range 16 east, Clay
15 County, Mississippi, being more particularly described
16 as follows:

17 Commencing at a steel rod found at the NW corner of the
18 SE 1/4 of above said Section 7, being the point of
19 beginning for this description; run thence North 00
20 degrees 26 minutes 07 seconds West 6.62 feet to a point
21 on the South right-of-way line of a county road known as
22 Tibbee Road; run thence South 89 degrees 45 minutes 00
23 seconds East along said road right-of-way 748.91 feet;
24 thence run South 00 degrees 15 minutes 00 seconds West
25 10.00 feet to a concrete right-of-way marker; thence run
26 South 57 degrees 26 minutes 30 seconds east along the
27 right-of-way line for the intersection flair of
28 Mississippi Highway No. 45 Alternate a distance of
29 269.33 feet to a concrete marker on the West

30 right-of-way line of said highway; thence run South 00
31 degrees 30 minutes 30 seconds East along said West
32 right-of-way line 982.25 feet to an iron pin; thence run
33 South 89 degrees 33 minutes 53 seconds West 975.90 feet
34 to an iron pin; thence run North 00 degrees 26 minutes
35 07 seconds West 1141.25 feet to the point of beginning;
36 containing 25.14 acres, more or less.

37 **SECTION 2.** The purchase price of the land and improvements
38 shall not exceed One Million Two Hundred Thousand Dollars
39 (\$1,200,000.00), including any existing improvements and all costs
40 associated with the purchase. The terms of the purchase of the
41 tract of land and existing improvements may be made by
42 negotiations between the owner and the Board of Supervisors of
43 Clay County, Mississippi.

44 **SECTION 3.** The Board of Supervisors of Clay County,
45 Mississippi, is hereby authorized to expend funds from any
46 available source, including, but not limited to, the local
47 governments capitol improvements revolving loan program
48 established pursuant to Section 57-1-301 et seq. to purchase the
49 real property described in Section 1 of this act, and to make
50 improvements to the real property as may be necessary to develop
51 the site as an industrial park and for warehousing and commercial
52 economic development. The Board of Supervisors of Clay County,
53 Mississippi, is authorized to issue bonds, borrow funds from the
54 local governments capitol improvements revolving loan program or
55 issue notes to raise revenue to develop the site to provide all
56 necessary utilities, and to lay out, construct and/or improve and
57 hard-surface roadways, streets, driveways and access roads, and
58 provide for the grading, drainage, sewer, lights and water, and
59 all other necessary or proper improvements to make the site
60 desirable or useful for industrial and commercial enterprises.

61 **SECTION 4.** The Board of Supervisors of Clay County,
62 Mississippi, is authorized to lease, lease-purchase or sell all or

63 any portion of the real property described in Section 1 of this
64 act on such terms and conditions as may be negotiated between the
65 board of supervisors and any industrial, warehousing or commercial
66 enterprise acceptable to the board of supervisors and approved by
67 the Mississippi Development Authority. Any such lease,
68 lease-purchase agreement, or sale may be for a term of years not
69 to exceed twenty (20) years and shall be binding and not voidable
70 by any successor board of supervisors.

71 **SECTION 5.** Any and all purchases of land, expenditures of
72 money, issuance of bonds or notes, or borrowing of money from the
73 local governments capitol improvements revolving loan program, the
74 lease, lease-purchase or sale by the Board of Supervisors of Clay
75 County, Mississippi, that are authorized by this act, must first
76 be submitted to and approved by the Mississippi Development
77 Authority.

78 **SECTION 6.** This act shall take effect and be in force from
79 and after its passage.