

BLIGHT REVIEW/COUNCIL PROPERTY INFORMATION

ADDRESS: 1505 NORTH HILLSDALE

BASIC INFORMATION

- ▶ PARCEL: 088T-27-003-00
- ▶ CASE: 47276
- ▶ WARD: 5
- ▶ TAX VALUE: \$98,840
- ▶ VACANT: YES
- ▶ REPAIRABLE: NO

NEARBY PROPERTIES/ TAXES

Right side \$86,610
Left side \$9,450
Rear \$8,400
Across street \$32,570

TAXES/LIENS

Taxes – Arrears No city liens – Yes

VISUAL INDICATORS OF BLIGHT

- ▶ STRUCTURAL DAMAGE OR FAILURE - YES
- ▶ EXTERIOR MATERIALS IN NEED OF REPLACEMENT OR REPAIR – YES
- ▶ BROKEN WINDOWS\DAMAGED DOORS – N/A
- ▶ YARD OR GROUNDS POORLY MAINTAINED – YES
- ▶ ACCUMULATION OF JUNK - YES

CODE ENFORCEMENT HISTORY

- ▶ PRIOR VIOLATIONS 5
- ▶ CURRENT STATUS - OWNER HAS PASSED – TAXES WILL MATURE TO MS TL, LLC TE SERVICING



City of Tupelo

Department of Development Services

06/04/2024

This property will be inspected for compliance on the date of the below referenced hearing. If this property is cleaned and mowed prior to hearing, please contact this office immediately to schedule inspection.

CITY OF TUPELO, MISSISSIPPI

COMPLAINT # 47276

COUNCIL

Chad Mims
Ward One

Lynn Bryan
Ward Two

Travis Beard
Ward Three

Nettie Y. Davis
Ward Four

Buddy Palmer
Ward Five

Janet Gaston
Ward Six

Rosie Jones
Ward Seven

Vs.
TTLBL LLC
4747 EXECUTIVE DR STE 510
SAN DIEGO, CA 92121

CORPORATION SERVICE COMPANY
109 Executive Drive, Suite 3
Madison, MS 39110

MSTREO LLC
RYAN COLE
4747 Executive Dr., Ste. 210
SAN DIEGO, CA 92121

PETITION UNDER MISS. CODE ANN. §21-19-11

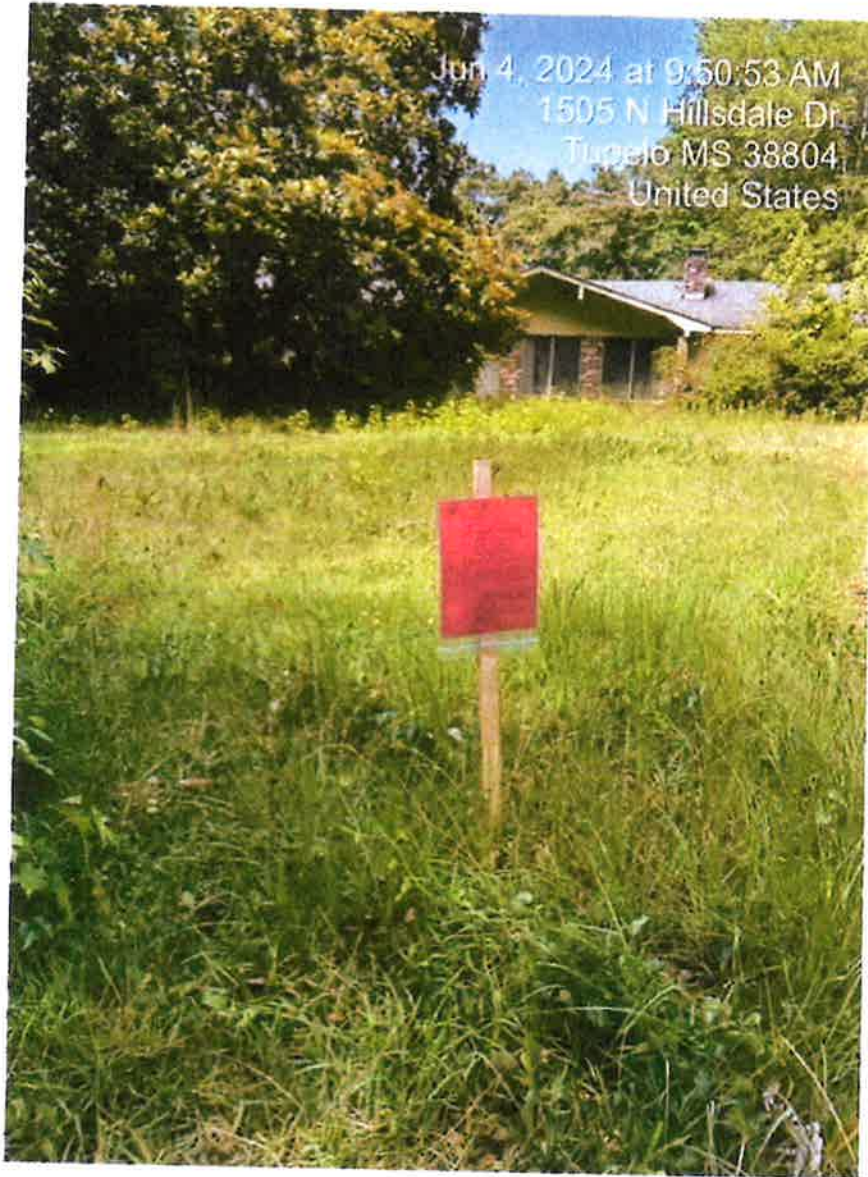
The City of Tupelo, Mississippi, by and through the Department of Development Services, hereinafter referred to as "Petitioner," issues this Petition against the above named party or parties, hereinafter referred to as "Owner."

- Charges.** The Petitioner, on its own motion, charges that, based on preliminary investigation, the property of Owner located at **1505 N HILLSDALE DR, 088T2700300**, including building(s) thereon, is in such a state of un-cleanliness as to be a menace to the public health, safety and welfare of the community, and that a hearing before the City Council pursuant to Miss. Code Ann. §21-19-11(supp. 2010) is warranted.
- Notice.** A hearing has been set before City Council of the City of Tupelo at its regularly scheduled meeting to be held on 06/18/2024 at 6:00 p.m., in Council Chambers, 2nd floor, City Hall, 71 East Troy Street, Tupelo, MS. You have the right to attend and respond to the charges.
- Finding.** If at said hearing the City Council adjudicates that the property or land in its then condition is a menace to the public health, safety and welfare of the community, then it shall order that the Owner undertake one or more of the following measures: **cutting grass and weeds**; filling cisterns; removing rubbish, dilapidated fences, outside toilets, dilapidated buildings, personal property and other debris; and draining cesspools and standing water, as warranted and applicable.
- Future Findings.** If at said hearing the City Council adjudicates that the property is a menace to the public health and safety will authorize the City of Tupelo, without the need for conducting a further hearing and for a period of one year after the hearing date, to re-enter the property for cleaning purposes at least seven days after the mailing and posting of the intent to re-enter and clean. If property is not cleaned within the 7-day period, the City of Tupelo may re-enter and clean the property, resulting in additional actual costs and penalty.
- Failure to Comply.** If the Owner fails to do take the necessary action, the City shall proceed to do so by the use of municipal employees or by contract and may by resolution adjudicate the actual cost of cleaning the property, including administrative and legal costs, and may also impose a penalty of \$500.00. The decision of the City Council may be appealed in the same manner as other appeals from municipal board or courts are taken.

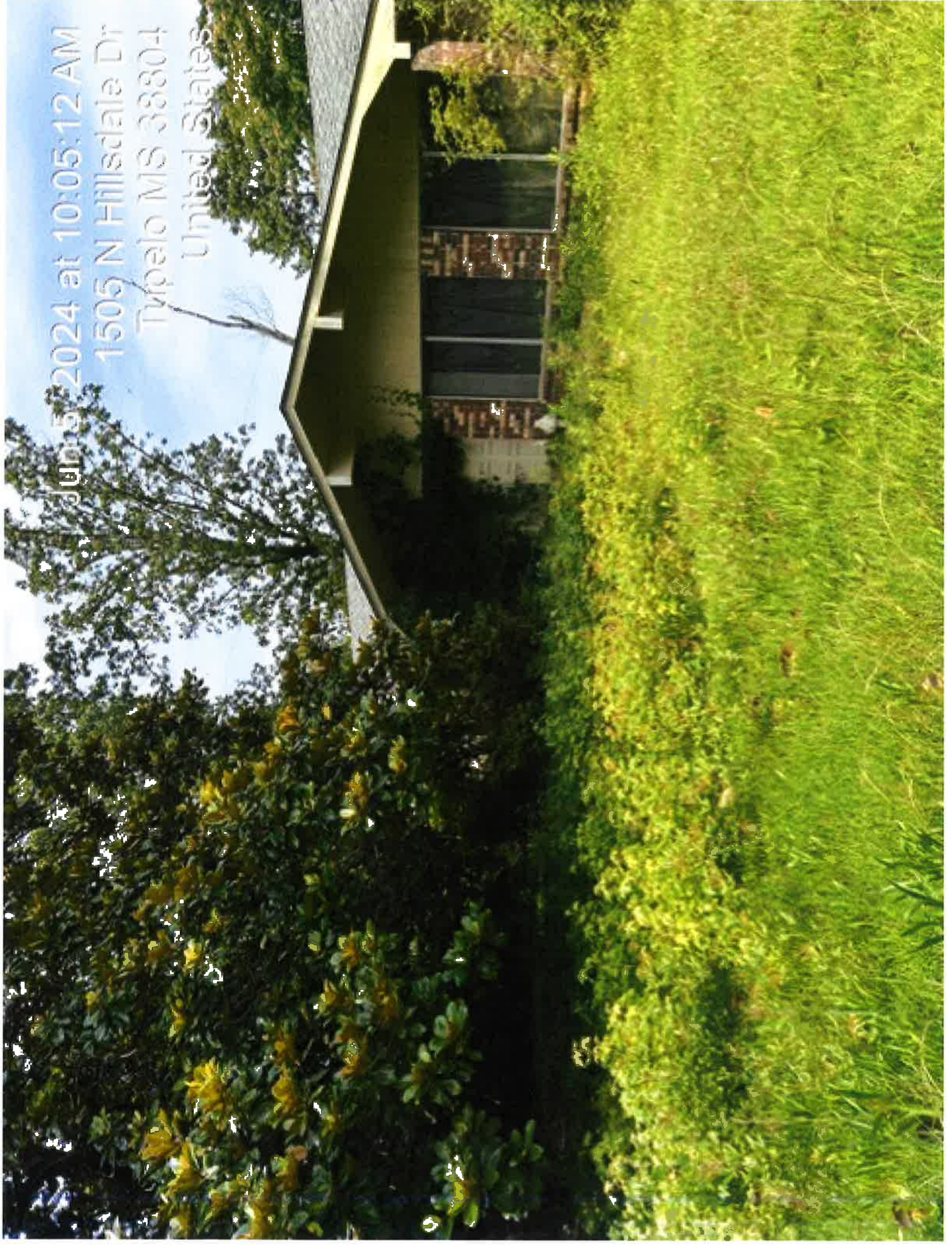
BAILEY MERCHANT

Exhibit A

Violation # 47276 Parcel # 088T2700300 Owner TTLBL LLC 4747 EXECUTIVE DR STE 510 SAN DIEGO, CA 92121



Jun 5, 2024 at 10:05:12 AM
1505 N Hillside Dr
Tupelo MS 38804
United States



Jun 5, 2024 at 10:06:06 AM
1505 N Hillsdale Dr
Tupelo MS 38804
United States





HEARING NOTICE

11/01/24

CITY OF TUPELO, MISSISSIPPI

COMPLAINT NO. 47276

Vs.

MSTREO, LLC
MS TL, LLC TE SERVICING

The following is a notification as required by Mississippi State Law. Your property has not been maintained appropriately, and we have not received adequate response to the correspondence mailed to the owners of record regarding this property. A hearing will be held before the City Council of Tupelo, MS to give you, as an interested party in this property, an opportunity to plead your case prior to the council deciding whether your property should be subject to demolition. **If you would like to discuss this matter prior to the meeting referenced below, please call Lynda Ford at 662-587-7236.**

PETITION UNDER MISS. CODE ANN. §21-19-11

The City of Tupelo, Mississippi, by and through the Department of Development Services, hereinafter referred to as "Petitioner," issues this Petition against the above named party or parties, hereinafter referred to as "Owner."

- 1. Charges.** The Petitioner, on its own motion, charges that, based on preliminary investigation as evidenced by Exhibit "A" attached hereto, the property of Owner located at **1505 North Hillsdale, Parcel #088T2700300, Tupelo MS**, including building(s) thereon, is in such a state of uncleanness or demise as to be a menace to the public health, safety and welfare of the community, and that a hearing before the City Council pursuant to Miss. Code Ann. §21-19-11 is warranted.
- 2. Notice.** A hearing has been set before City Council of the City of Tupelo at its regularly scheduled meeting to be held on **11/19/2024 at City Hall, Second Floor Council Chambers, 71 East Troy Street, Tupelo, MS at 6:00 p. m.** You have the right to attend and respond to the charges.
- 3. Finding.** If at said hearing the City Council adjudicates that the property or land in its then condition is a menace to the public health, safety and welfare of the community, then it shall order that the Owner undertake one or more of the following measures: cutting grass and weeds; filling cisterns; removing rubbish, removing dilapidated fences, removing outside toilets, **demolishing dilapidated buildings**, removing personal property and other debris; and draining cesspools and standing water, as warranted and applicable.

4. **Failure to Comply.** If the Owner fails to take the necessary action, the City shall proceed to do so by the use of municipal employees or by contract and may by resolution adjudicate the actual cost of cleaning the property, including administrative and legal costs, and may also impose a penalty of \$1,500.00 or 50% of the actual cost. The decision of the City Council may be appealed in the same manner as other appeals from a municipal governing authority are taken.
- 5.

An adjudication at the hearing that the property or parcel of land is in need of cleaning will authorize the municipality to reenter the property or parcel of land for a period of one (1) year after the hearing without any future hearing.

WITNESS MY SIGNATURE, THIS THE 1st DAY OF NOVEMBER, 2024.



**Tanner Newman, Director
Department of Development Services
City Of Tupelo, Mississippi**