



# Sixteenth Section School Trust Lands Update

April 18, 2023



**Office of Finance and Operations**

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# Presentation Overview

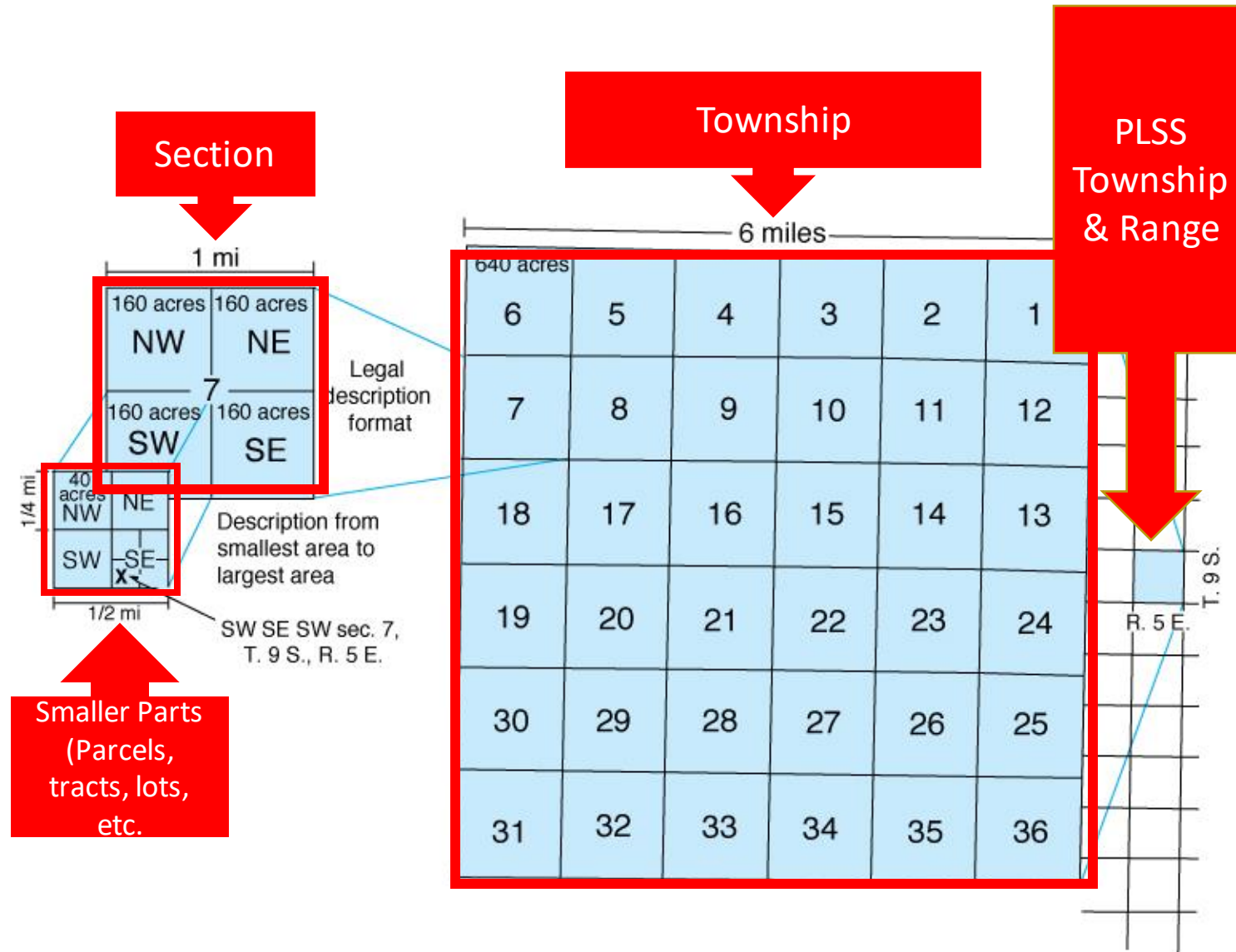
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This presentation is a brief overview of Jackson Public School's (JPS) Sixteenth (16<sup>th</sup>) Section Land, its management and usage, and the strategies being employed to improve and expand the use of these lands.

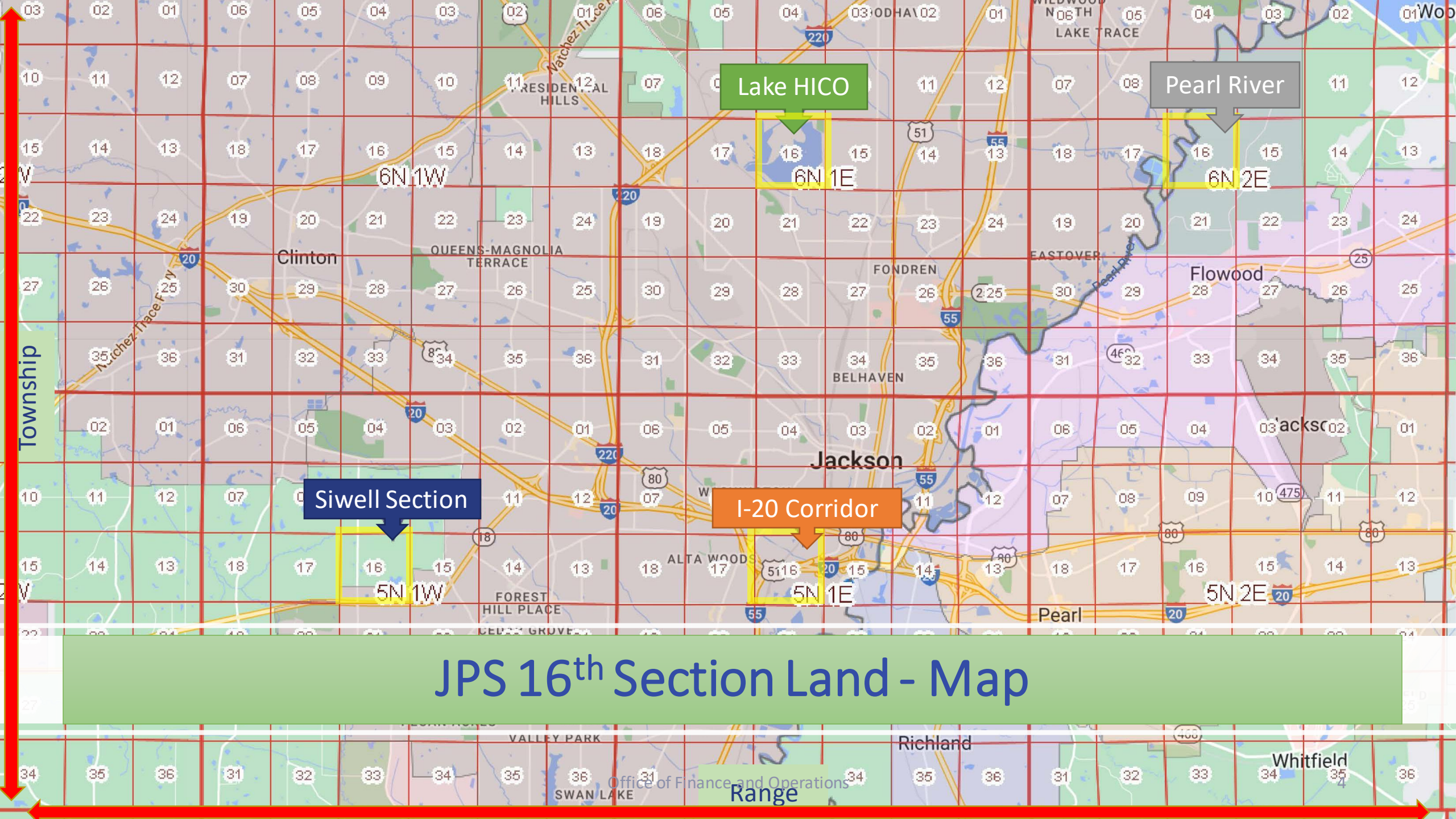
- What is 16<sup>th</sup> Section Land?
- JPS 16th Section on Map
- Overview of Managed Sections
- Where We Are Today
- Next Steps

# What is 16<sup>th</sup> Section Land?

- ❑ Congress (1785) adopts U.S. Public Land Survey System (PLSS).
  - ❑ PLSS divides land into 6-mile-square **Townships**.
  - ❑ **Townships** are divided into 36 1-mile-square **Sections**.
  - ❑ **Sections** may be further subdivided into smaller parts (parcels, tracts, lots, etc).
- ❑ Congress (1803) designated each 16<sup>th</sup> Section in each township to support public schools.
- ❑ State of Mississippi (1978) transferred control to School Boards under the general supervision of the Secretary of State. MS Code Ann. 29-3-1
- ❑ Each Section = 640 acres







# JPS 16<sup>th</sup> Section Land - Map

# Overview of Managed Sections

Township 6N - Range 1E

Lake HICO

Township 6N - Range 2E

Pearl River

Township 5N - Range 1W

Siwell Section

Township 5N - Range 1E

I-20 Corridor

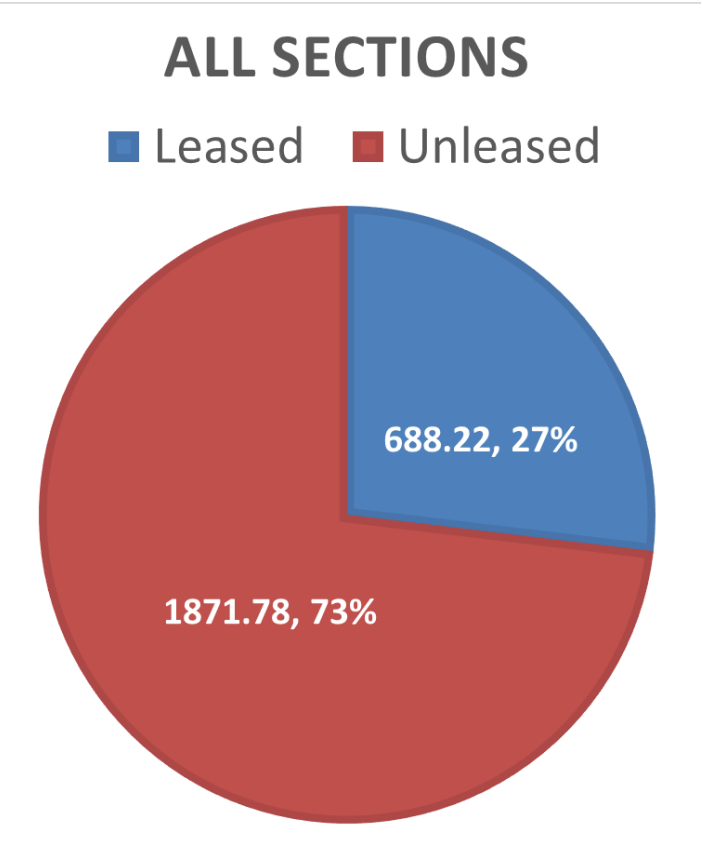
Number of Sections	Acreage Per Section	Total Acreage
4	640 acres	2560 acres

Number of Leases	Acreage Leased	Annual Revenue
50	688.22	\$832,065

FY 2023 Budget Revenues	Collected YTD	Anticipated Revenues
\$850,000	\$657,657	\$192,343



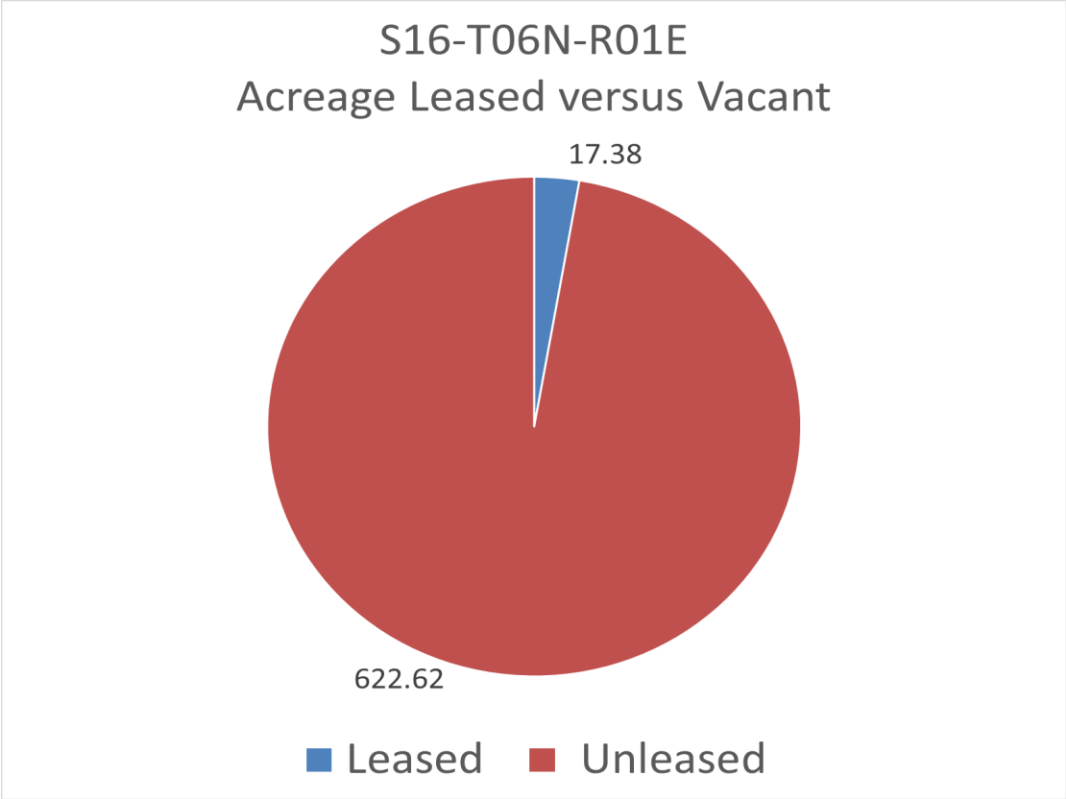


# S16 - Township 6N - Range 1E | (Lake HICO)

Forest Ave (N) | Northside Dr (S) | Watkins Dr (E) | Entergy (W)



Number of Leases	Acreage Leased	Annual Revenue
4	17.38	\$33,780





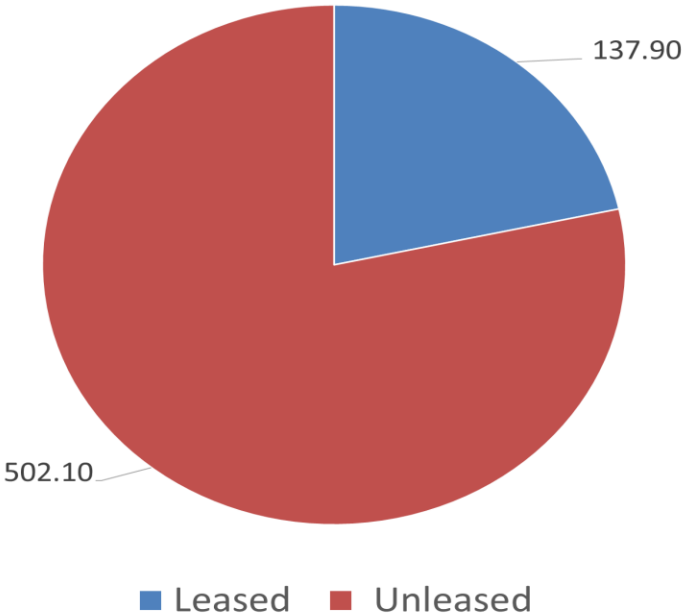
# S16 - Township 6N - Range 2E (Pearl River)

Pearl River (W) | Westbrook Rd (N)



Number of Leases	Acreage Leased	Annual Revenue
1	137.90	\$1,655

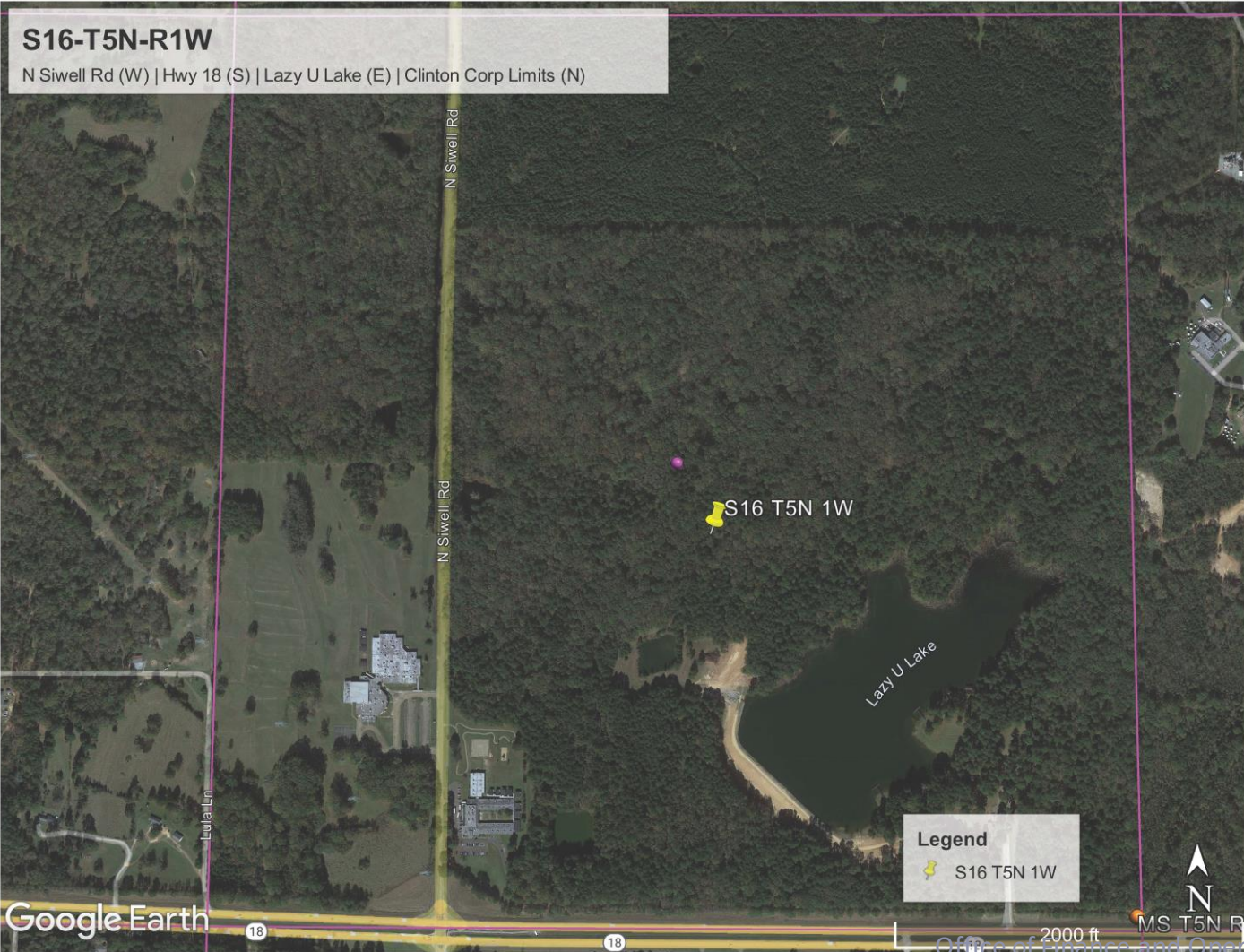
S16-T06N-R02E  
Acreage Leased versus Vacant





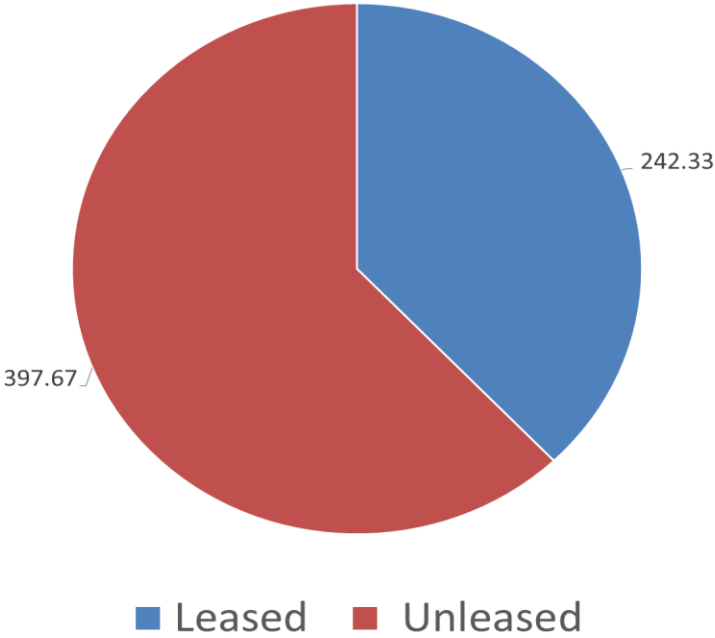
# S16 - Township 5N - Range 1W (Siwell Sec.)

Clinton Corp Limits (N) | Highway 18 (S) | Lazy U Lake (E) | Siwell Rd (W)



Number of Leases	Acreage Leased	Annual Revenue
3	242.33	\$5,945

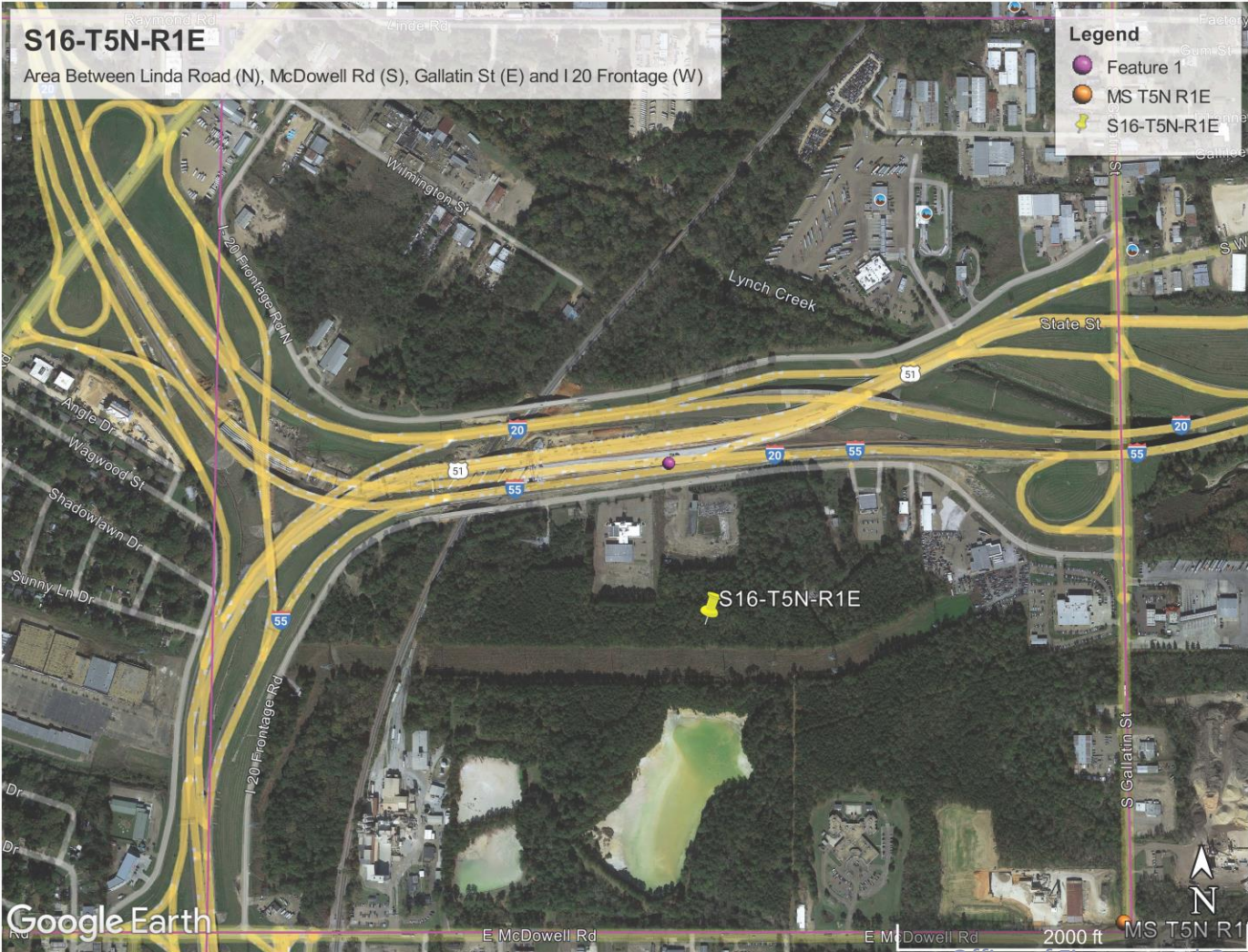
S16-T05N-R01W  
Acreage Leased versus Vacant



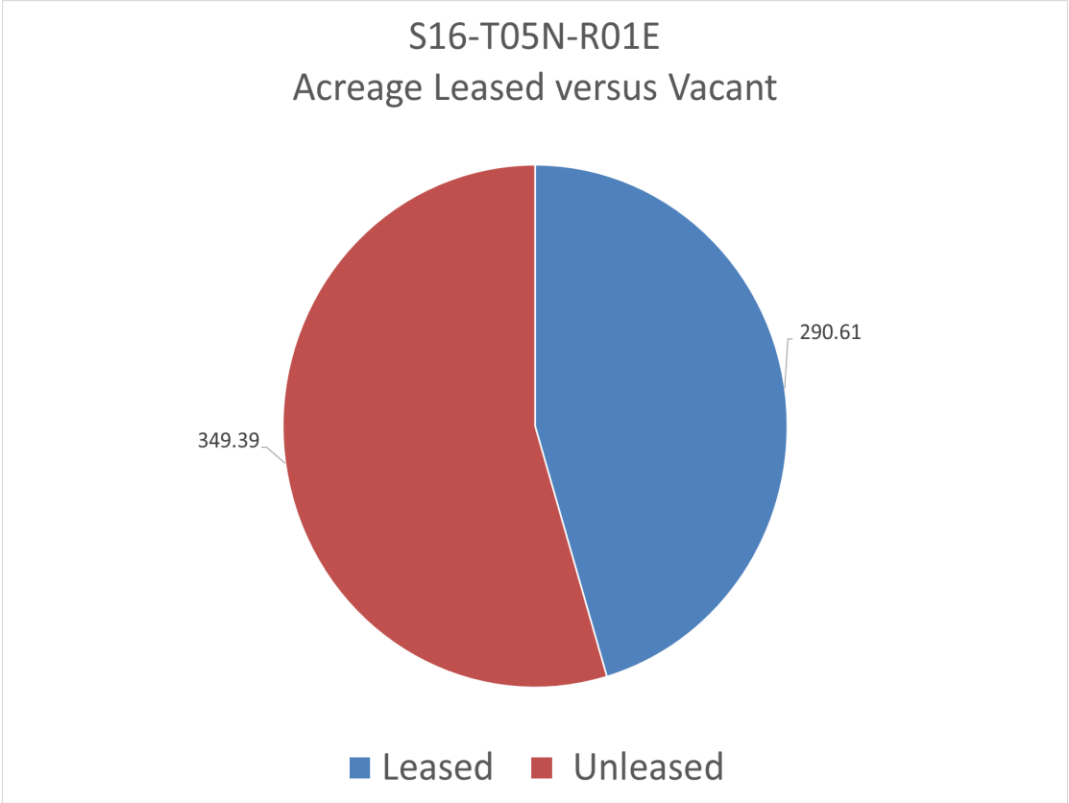


# S16 - Township 5N - Range 1E (I-20 Corridor)

Linda Rd (N) | McDowell Rd (S) | Gallatin St (E) | I 20 Frontage (W)



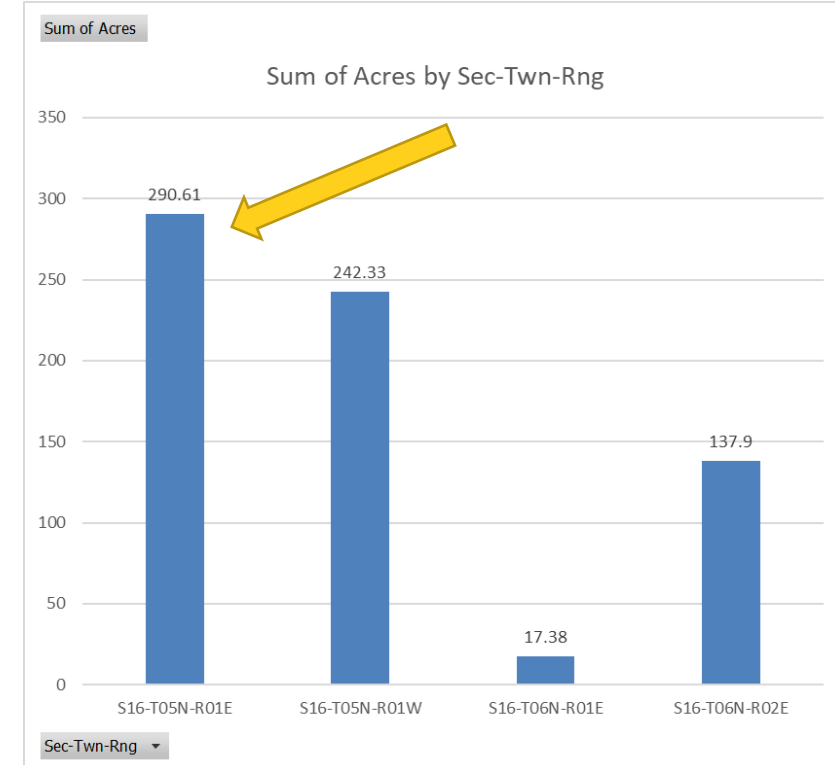
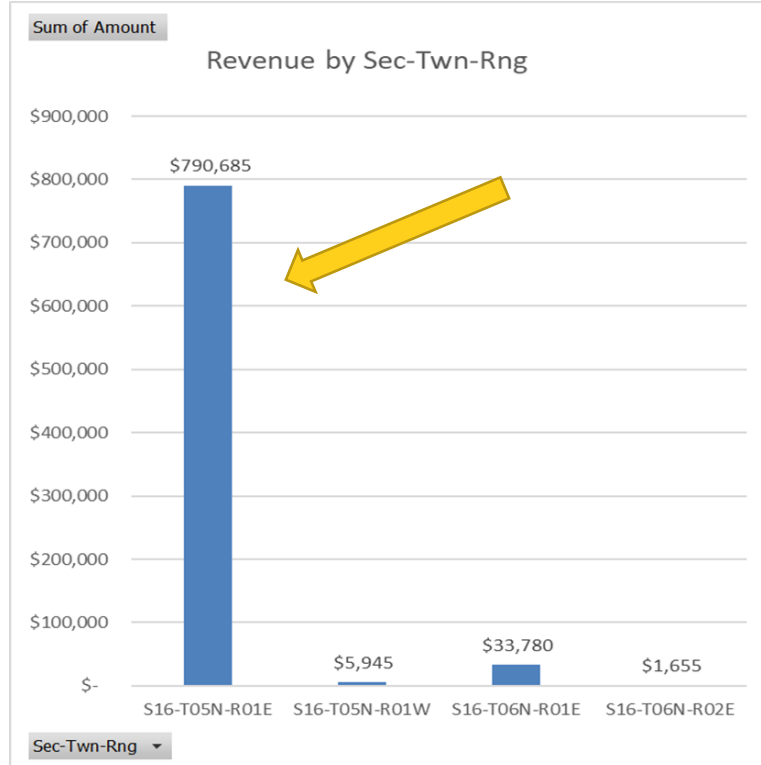
Number of Leases	Acreage Leased	Annual Revenue
42	290.61	\$790,685



# Section-Township-Range

## I-20 Corridor (S16-5N-5E)

- Most acreage under lease (290.61 acres)
- Generates most of the revenue (\$790K).

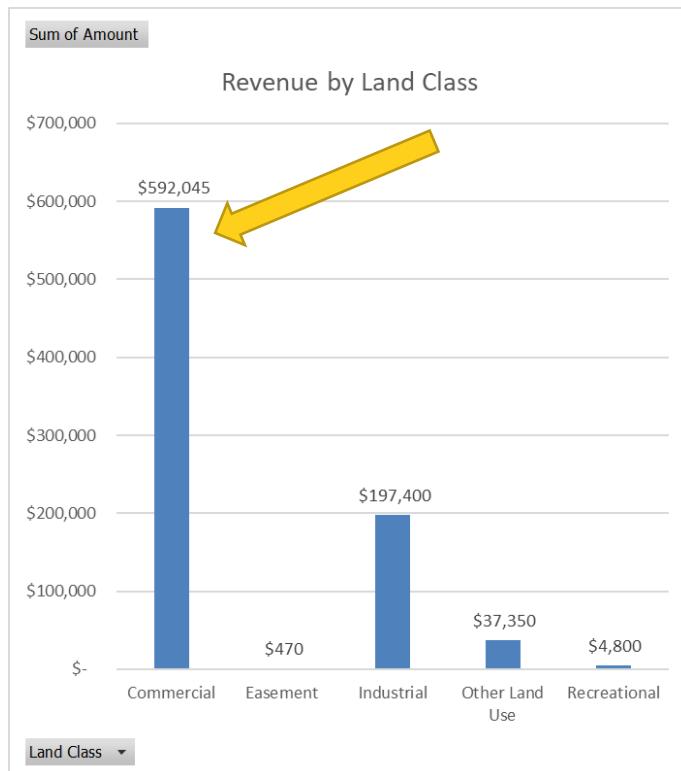




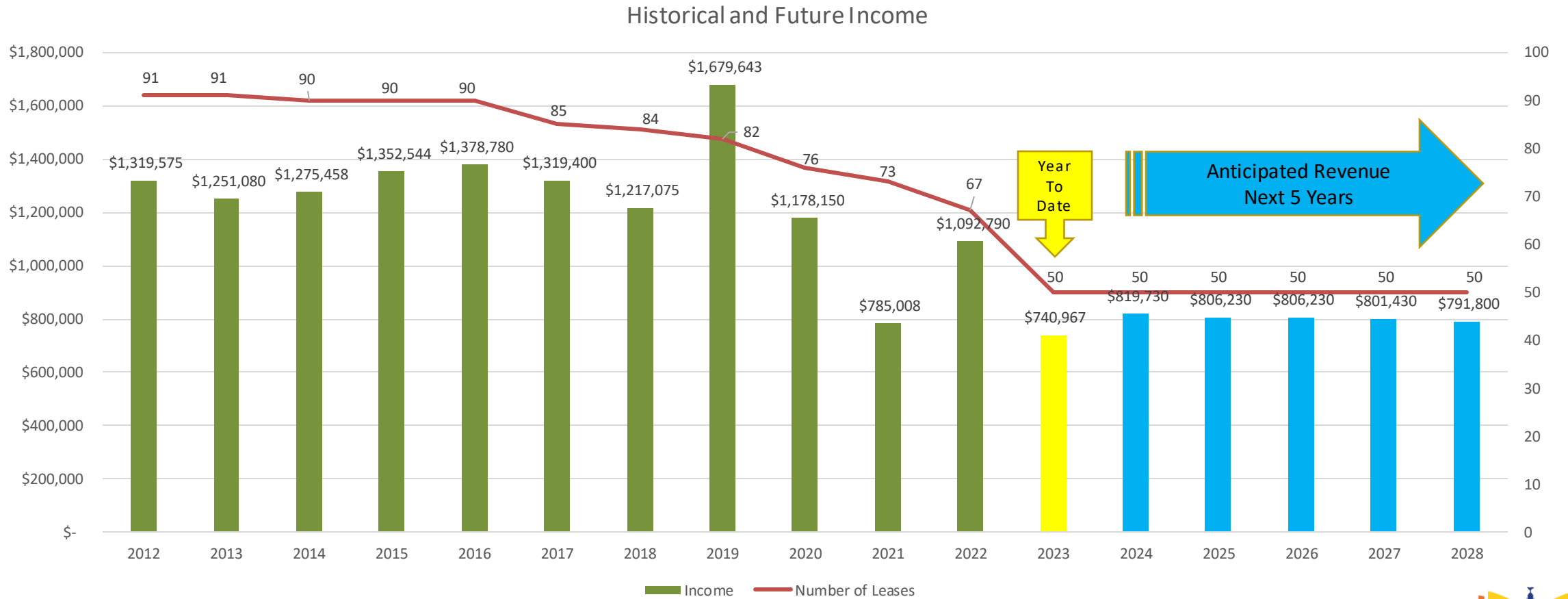
# Land Use Class

## Commercial Leases

- The largest subset of acreage (329.28) used
- Generates the most revenues (\$592K)



# Annual Income Comparison | Historic vs Future





# Current Efforts

Assets and Property Division is focused on the following:

- Pursuing and collecting past-due amounts
- Researching and renewing expired leases
- Recommending lease cancellations for default or non-payment
- Reconciling the Secretary of State's records with JPS Management System
- Obtaining accurate Lessee contact information
- Monitoring Hinds County tax records for lessee non-payment
- Clean up of properties and posting "No Trespass" signs
- Timely invoicing to Lessees for land uses

# Next Steps





# Questions & Answers

*Thank you!*

