



**HISTORIC PRESERVATION COMMISSION MEETING AGENDA
CITY OF OCEAN SPRINGS - HISTORIC PRESERVATION COMMISSION
THURSDAY, JULY 16, 2026 - 6:00 PM**

1. Call Meeting to Order

2. Approval of Minutes

- a. June 11, 2026
- b. June 15, 2026 - Special Call

3. Old Business

- a. 110A Shearwater Drive - PIDN: 60130590.072 - Owen White - Request for a Certificate of Appropriateness (COA) to construct an 18' diameter, round sitting area with gravel, grey pave stones, and grey stone border as shown in the site plan along with a 4' x 24' pathway leading to existing driveway

4. New Business

- a. 110A Shearwater Drive – PIDN: 60130590.072 – Owen White – Requesting approval of a Certificate of Appropriateness (COA) to install a 12' x 24' swimming pool in the rear yard, including a concrete pool deck and a 4' black aluminum fence surrounding the pool area
- b. 306 Shearwater Dr – PIDN: 60130610.025 – Craig Smith on behalf of Stuart and Ann Weidie – Requesting approval of a Certificate of Appropriateness (COA) to construct a 4' tall, black painted, wooden and wire fence beginning at the side of the existing brick columns and run east and west to the side property lines

5. Audience Request

6. Administrative

7. Adjourn

The Minutes of the City of Ocean Springs
Historic Preservation Commission
Thursday, June 11, 2026

1. Call Meeting to Order

Members present were Owen White, Robert Brown, and Karen Chewning. Members absent were Susan Wooten, Kathy Stafford, Bonnie Munro and Charles Fowler. Also present was Amanda Crose, Planning Director.

Following roll call, Commissioner White declared that a quorum of members was not present. Due to the absence of a quorum no official business was transacted, no votes were taken, and no decisions were finalized.

Commissioner White explained that city staff would attempt to schedule a Special Call Meeting. If a Special Call meeting could not be scheduled, the applications would be considered at the next regularly scheduled Historic Preservation Commission meeting on July 16, 2026.

2. Adjourn

The meeting was adjourned at 6:05 p.m. due to a lack of quorum pursuant to the Mississippi Code § 25-41-1.

The Minutes of the City of Ocean Springs
Historic Preservation Commission
Special Call Meeting - Monday, June 15, 2026 @ 10:30 a.m.

1. Call Meeting to Order

Commissioner Owen White called the Special Call Meeting of the Historic Preservation Commission to order on Monday, June 15, 2026, at 10:30 a.m. at City Hall Boardroom, 1018 Porter Avenue, Ocean Springs, Mississippi. Members present in person were Owen White and Robert Brown. Commissioners Karen Chewning and Susan Wooten attended the meeting by teleconference pursuant to Mississippi Code § 25-41-5. A speakerphone was present in the meeting room and all persons in attendance were able to hear the Commissioners. Absent were Bonnie Munro, Charles Fowler, and Kathy Stafford. Also present were Amanda Crose, Planning Director, and Rae Williams, Planning Technician.

2. Approval of Minutes

- a. May 14, 2026

A motion was made by Robert Brown, seconded by Susan Wooten, to approve May 14, 2026, meeting minutes as presented. The motion carried unanimously (4-0).

3. Old Business

- a. **110A Shearwater Drive - PIDN: 60130590.072 - Owen White - Request for a Certificate of Appropriateness (COA) to construct an 18' diameter, round sitting area with gravel, grey pave stones, and grey stone border as shown in the site plan along with a 4' x 24' pathway leading to existing driveway**

Commissioner White announced that he would recuse himself from consideration of Item 3(a) due to his ownership interest in the application. Following the recusal, the remaining Commission members did not constitute a quorum necessary to consider the request. Therefore, the item was deferred to a future meeting of the Historic Preservation Commission.

4. New Business

- a. **801 Porter Ave – PIDN: 60137010.000 – St. John's Episcopal Church – Request for Certificate of Appropriateness (COA) for construction of a new front entry porch; construction of a new wood/composite ADA accessibility ramp at the rear entrance; construction of a new concrete parking pad, handicap parking signage, and striping; paint the exterior with Sherwin Williams colors consisting of Banana**

Cream for the main body, Extra White trim, and Underseas for existing wood window accents

The applicant's representative, Dennis Cowart, was present to answer questions from the Commission.

Mr. Cowart explained that St. John's Episcopal Church entered into an agreement with The Art House to utilize the building as its new downtown location. He stated the proposed improvements included construction of a new front porch to create a more prominent entrance, installation of an ADA-accessible ramp, a handicap parking space at the rear of the building, minor modifications to rear windows to provide additional interior wall space, removal of storm windows, and restoration of the original wood windows.

Commissioner Wooten asked whether the rear improvements would be visible from Porter Avenue.

Mr. Cowart stated that the rear improvements would not be visible from Porter Avenue and only the front porch would be visible from the public right-of-way.

A motion was made by Karen Chewning, seconded by Robert Brown, to recommend approval of the Certificate of Appropriateness as presented. The motion carried unanimously (4-0).

- b. **915 Ocean Ave – PIDN: 60137400.000 – First Presbyterian Church of Ocean Springs – Request for Certificate of Appropriateness (COA) for 5' expansion of an existing rear deck on the northeast side of the building and screen the enclosure with like finishes; Replace the screens on the existing porch with windows to match the existing**

Planning Director Amanda Crose advised the Commission that the applicant, Greg Worch, was unable to attend the meeting; however, Clay Brown, a designated representative was present to answer any questions.

No concerns or questions were raised by the Commission.

A motion was made by Susan Wooten, seconded by Owen White, to recommend approval of the Certificate of Appropriateness as presented. The motion carried unanimously (4-0).

- c. **422 Martin Ave – PIDN: 60137604.000 – Stephen Attaya, Sara Attaya, & Dinah Payne – Request for Certificate of Appropriateness (COA) to install an elevator for accessibility purposes at the rear of the existing residence**

Planning Director Amanda Crose advised the Commission that the applicant was unable to attend due to a medical appointment. She stated that all information related to the request had been provided in the application packet.

Commissioner Wooten questioned a rendering included with the application, noting that it appeared to depict stairs leading to the elevator entrance.

Ms. Crose clarified that the rendering was conceptual in nature and intended only to illustrate the appearance of the structure. She explained that the final design would not require stairs to access the elevator.

A motion was made by Karen Chewning, seconded by Owen White, to recommend approval of the Certificate of Appropriateness as presented. The motion carried unanimously (4-0).

- d. **604 Porter Ave – PIDN: 60137620.000 – Big Yella, LLC – Request for Certificate of Appropriateness (COA) for demolition of an existing dumpster enclosure approximately 14' x 14', Construction of a new 18' x 27' laundry building with attached dumpster enclosure for The Roost Boutique Hotel**

The applicant Adam Dial was present to answer questions from the Commission; however, the commissioners had no questions or concerns regarding the request.

A motion was made by Karen Chewning, seconded by Susan Wooten, to recommend approval of the Certificate of Appropriateness as presented. The motion carried unanimously (4-0).

- e. **620 Porter Ave – PIDN: 60137614.000 – Big Yella, LLC on behalf of Six Two Zero Porter, LLC – Request for Certificate of Appropriateness (COA) for expansion of the existing white gravel driveway to a width of 24'; Installation of an additional white gravel overflow parking area approximately 55' x 65' in size for use by Maringouin at the Roost; Installation of a parking sign measuring approximately 18" x 24" for the Maringouin at the Roost**

The applicant Adam Dial was present to answer questions from the Commission.

Commissioner Wooten expressed concern regarding the visibility of the proposed overflow parking area and inquired about measures that would be taken to screen the parking area from public view.

Mr. Dial explained that landscaping had been incorporated into the proposal to create a visual buffer along Porter Avenue. He stated that existing magnolia trees would be supplemented with additional landscaping to screen the parking area from the street and noted that the proposed gravel surface would match existing gravel parking areas on nearby properties.

Following review of the site plan, Commissioner Wooten acknowledged the proposed landscape buffer shown in the application materials.

Commissioner White stated that his primary concern was ensuring that the landscaped area remained in place and was not utilized for additional parking.

Mr. Dial confirmed the landscaped area would remain as a buffer and would not be used for parking.

A motion was made by Owen White, seconded by Karen Chewning, to recommend approval of the Certificate of Appropriateness for the parking area expansion, subject to the installation and maintenance of the landscape buffer shown on the site plan, with the landscaped area remaining dedicated to landscaping and not being utilized for overflow parking. The motion carried unanimously (4-0).

5. Audience Request

None.

6. Administrative

None.

7. Adjourn

A motion was made by Karen Chewning, seconded by Owen White, to adjourn the meeting. The motion carried unanimously (4-0).

The meeting adjourned at 10:43 a.m.

**CITY OF OCEAN SPRINGS
PLANNING DEPARTMENT
POST OFFICE BOX 1800
OCEAN SPRINGS, MS 39566-1800
228-875-4415**

HISTORIC PRESERVATION COMMISSION REPORT

MEETING DATE: July 16, 2026
(Deferred from May & June meetings due to no quorum)

APPLICANT/OWNER: Owen White

REQUESTED ACTION: Certificate of Appropriateness (COA)

DATE OF APPLICATION: April 4, 2026

LOCATION: 110A Shearwater Drive – Ward 2
Shearwater Historic District

PARCEL NUMBER: 60130590.072



Figure 1. Historic Preservation Commission Signage

I. REQUEST SUMMARY:

The applicant, Owen White, is requesting approval of a Certificate of Appropriateness (COA) to construct an 18' diameter, round sitting area with gravel, grey pave stones, and grey stone border as shown in the site plan along with a 4' x 24' pathway leading to existing driveway

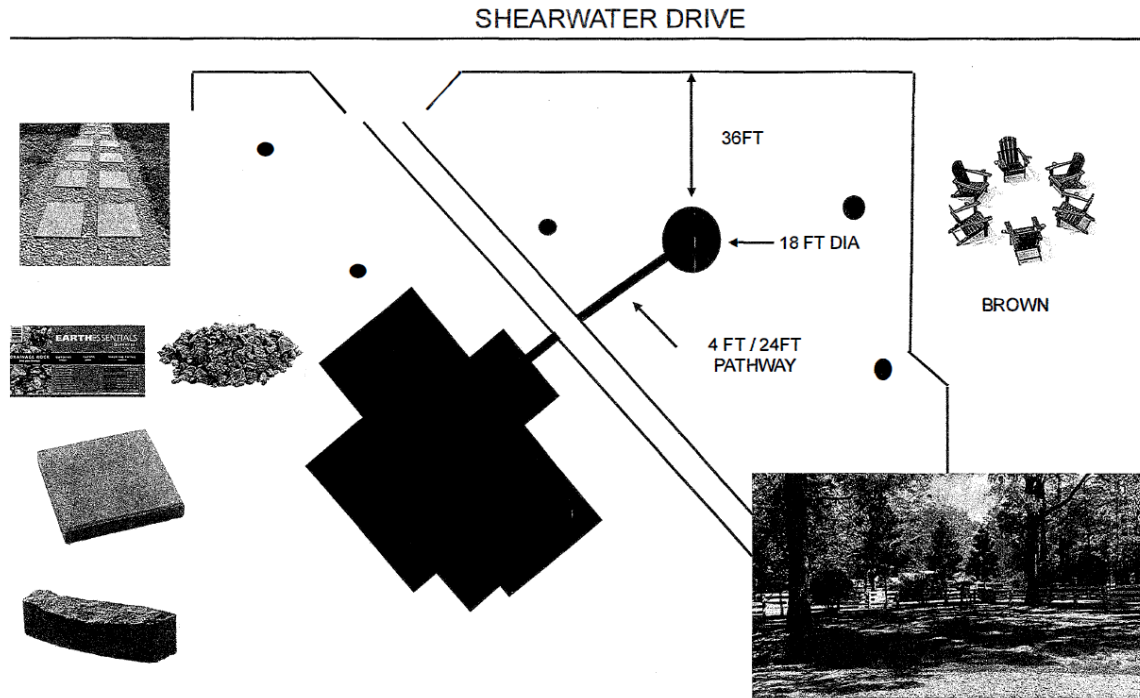


Figure 2. Site plan and Material

II. ZONING/LAND USE:

The subject property is zoned R-1, Low-Density Single-Family – single-family dwelling



Figure 3. Subject Property and Adjacent Zoning Districts



Figure 4. Shearwater Historic District

III. **SHEARWATER HISTORIC DISTRICT:**

The Shearwater Historic District is a scenic waterfront area characterized by bluffs overlooking the Mississippi Sound, dense vegetation, and homes set along long private drives. The district reflects a range of architectural styles—including Southern farmhouse, Bungalow, French Provincial, and Colonial Revival—illustrating its gradual development while maintaining a strong relationship with the natural landscape.

The district is also historically significant as the home of Shearwater Pottery, widely recognized through the work of artist Walter Inglis Anderson and his brother, Peter Anderson. Unlike more urban historic districts, Shearwater's character is defined as much by its natural setting as by its architecture.

IV. **OCEAN SPRINGS HISTORIC DESIGN GUIDELINES:**

Recreation & Mechanical: Modern recreation and mechanical features should not be visible from the public view. They should never be placed on the façade of a building or in the front yard. Generally, it is best for such features to be placed at the rear of the property. Placement to the side may be acceptable provided that the feature is screened from public view.

V. FINDINGS:

- The proposed improvements will be constructed using following materials:
 - EARTHESENTIALS BY QUIKRETE 0.5 cu ft Gray Drainage rock (0.5 - 3-in)
 - 12.0-in L x 12.0-in W x 2.0-in H Square Gray Concrete Patio stone
 - Oldcastle Chiseledge 10-in L x 4-in W x 3-in H Gray Concrete Straight edging stone

VI. PUBLIC NOTICES:

- Historic Preservation Commission yard sign was posted on property on April 27, 2026, and notifications were mailed to adjacent property owners within a 500-foot radius on April 27, 2026. This case was deferred from the May 14, 2026 and June 11, 2026 meeting due to lack of a quorum.

VII. PUBLIC FEEDBACK

None received as of July 10, 2026

VIII. POTENTIAL MOTION

A motion to recommend **approval** of Certificate of Appropriateness to construct an 18' diameter, round sitting area with gravel, grey pave stones, and grey stone border as shown in the site plan along with a 4' x 24' pathway leading to existing driveway.

-OR-

A motion to recommend **denial** of Certificate of Appropriateness to construct an 18' diameter, round sitting area with gravel, grey pave stones, and grey stone border as shown in the site plan along with a 4' x 24' pathway leading to existing driveway.



City of Ocean Springs
Historic Preservation Commission
1018 Porter Ave /PO Box 1800 Ocean Springs, MS 39564
(228) 875-4415

— CERTIFICATE OF APPROPRIATENESS APPLICATION —

Application Date: 4-6-20

[Applications are due by the 7th of each month for consideration the FOLLOWING month.]

APPLICATION FEE: \$50.00 (NON-REFUNDABLE)— Cash, Check (Payable to CITY OF OCEAN SPRINGS), C/C – 3% fee : \$1.00 fee is per Ordinance 2022-17 following requirements of Section 25-60-5 MS Code Annotated ***** APPLICANT MUST ATTEND HEARING *****
applicant responsible for all public mailer fees

Property Address: 110A Shearwater Drive

Property Owner(s): OWEN WHITE

Parcel ID Number: _____ Approximate Age of Home: 3 yrs

ACCESS: Upon application submittal, City Officials and HPC Members are authorized to enter property to view proposal unless checked below.

☐ Check here if City Officials and HPC members DO NOT have permission to enter property.

Applicant [Check one]: ☐ Architect ☐ Contractor ☒ Owner ☐ Other _____

Name: OWEN WHITE

Address: 110A Shearwater Drive

City: Ocean Springs State: MS Zip: 39564

Phone: 205-415-1981 Email: OWHIT3@YAHOO.COM

Property Owner [if Different]:

Name: _____

Address: _____

City: _____ State: _____ Zip: _____

Phone: _____ Email: _____

DIRECTIONS: Check box which best represents your request (more than one box may be checked), and **ATTACH** the corresponding checklist to help ensure a complete application.

- | | |
|---|--|
| ☐ New Construction, Additions, Extensive Renovation / Repair | ☒ Landscaping and Site Improvements (i.e. Fencing) |
| ☐ Minor Renovation / Repair | ☐ Signage |
| ☐ Exterior Painting (Contributing Structures Only) | ☐ Demolition |

PLEASE CHECK DISTRICT/LISTING

☐ BOWEN

☐ MARBLE SPRINGS

☒ SHEARWATER

☐ INDIAN SPRINGS

☐ OLD OCEAN SPRINGS

☐ SULLIVAN-CHARNELY

☐ LOVER'S LANE

☐ RAILROAD

☐ INDIVIDUAL LISTING

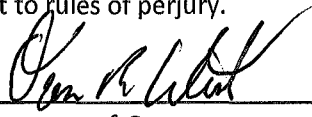
Requirements:

- PROOF OF OWNERSHIP REQUIRED
- All work in the Historic District OR on Individually Listed Structures must comply with the *City of Ocean Springs Historic District Design Guidelines*. The Guidelines are available at City Hall and for review at the Ocean Springs Library. This form must be completed in its entirety, with any attachments, before Historic Preservation Commission (HPC) consideration will be scheduled. Incomplete applications can result in project delays.
- Architectural plans and rendering are encouraged; if not available, roughly scaled and dimensional drawings will suffice. Documentation must be provided in a format that can be easily copied for the design process. Architectural drawing, construction details, landscape plans, etc., should be printed on paper no larger than 11" X 17". HPC is concerned with exterior features. Interior floor plans and features are not necessary.
- **SIGN:** A sign will be placed in the front yard of the property prior to the HPC meeting to notify surrounding property owners of pending application. If the sign is not returned a \$ 25.00 fee will be assessed with the building permit.

Notes:

- Certificate of Appropriateness (COA) remains in force for two (2) years and may be extended for one (1) additional year. However, if a period of one (1) year passes and no initial construction has occurred, the COA is voided, and a new application must be submitted and approved before work may begin.
- Certificate of Appropriateness does not relieve the Property Owner from the responsibility of obtaining any other required permits. Building and other permits may be required, even if a COA is not required. For more information contact the Building Department at (228) 875-6712.
- The information on this application represents an accurate description of the proposed work and the undersigned has omitted nothing which might affect the decision of the Commission. The undersigned hereby certifies that the project described in the application, as detailed by plans and specification attached, will be constructed in exact accordance with aforesaid plans and specifications. It is understood that a Building Permit will be required in addition to the Certificate of Appropriateness. Oath not required, but answer subject to rules of perjury.

OWEN WHITE
Printed Name of Owner


Signature of Owner

Printed Name of Authorized Agent

Signature of Authorized Agent

4-6-2020
Date

***** **APPLICANT MUST ATTEND HEARING** *****

— CERTIFICATE OF APPROPRIATENESS APPLICATION —
DESCRIPTION OF REQUEST ATTACHMENT FOR:

EXTERIOR PAINTING (CONTRIBUTING STRUCTURES ONLY)

NOTE: Architectural plans and rendering are encouraged; if not available, roughly scaled and dimensional drawings will suffice. Documentation must be provided in a format that can be easily copied for the design process. Architectural drawing, construction details, landscape plans, etc., should be printed on paper no larger than 11" X 17". HPC is concerned with exterior features. Interior floor plans and features are not necessary.

Required Attachments:

1. Period color schemes are encouraged; however, other colors may be acceptable. **Submit color samples for:**
 - a. _____ Main Body;
 - b. _____ Trim or Decorative Features; and
 - c. _____ Accent areas such as lattice, shutters, porch, deck, etc.

Description: _____

_____ *N/A* _____

— Attach Additional Sheets if Needed —

— CERTIFICATE OF APPROPRIATENESS APPLICATION —
DESCRIPTION OF REQUEST ATTACHMENT FOR:

MINOR RENOVATION OR REPAIR

NOTE: Architectural plans and rendering are encouraged; if not available, roughly scaled and dimensional drawings will suffice. Documentation must be provided in a format that can be easily copied for the design process. Architectural drawing, construction details, landscape plans, etc., should be printed on paper no larger than 11" X 17". HPC is concerned with exterior features. Interior floor plans and features are not necessary.

Required Attachments:

1. For work which includes changes to the exterior of existing buildings, the following is required:
 - a. _____ Elevations;
 - b. _____ Floor Plans; and
 - c. _____ Photographs of each face of the building to be renovated with details of the areas of work.

Description: Adding sitting area with pathway.

Pathway ~ 4ft wide and 24ft long coming off
driveway. I

Sitting area is round with an 18ft diameter.

Surface will be grey landscape gravel with grey
pave stones as pictured. with grey border stone.

— Attach Additional Sheets if Needed —

— CERTIFICATE OF APPROPRIATENESS APPLICATION —
DESCRIPTION OF REQUEST ATTACHMENT FOR:

DEMOLITION

NOTE: Architectural plans and rendering are encouraged; if not available, roughly scaled and dimensional drawings will suffice. Documentation must be provided in a format that can be easily copied for the design process. Architectural drawing, construction details, landscape plans, etc., should be printed on paper no larger than 11" X 17". HPC is concerned with exterior features. Interior floor plans and features are not necessary.

Required Attachments:

- a. _____ Photographs of all sides of the structure to be removed;
- b. _____ Site plan showing locations of structures, fences, walls, walkways, and protected trees;
- c. _____ Provide a sketch showing intent for the property. In considering an application for the demolition of a landmark or resource with a historic district, the following shall be considered:
 - 1. The individual historical or architectural significance of the resource;
 - 2. The importance or contribution of the resource to the aesthetics of the district;
 - 3. The difficulty or impossibility of reproducing such a resource because of its texture, design, material, or detail; and
 - 4. The proposed replacement structure and the future utilization.

Description: _____

— Attach Additional Sheets if Needed —

— CERTIFICATE OF APPROPRIATENESS APPLICATION —
DESCRIPTION OF REQUEST ATTACHMENT FOR:

SIGNAGE

NOTE: Architectural plans and rendering are encouraged; if not available, roughly scaled and dimensional drawings will suffice. Documentation must be provided in a format that can be easily copied for the design process. Architectural drawing, construction details, landscape plans, etc., should be printed on paper no larger than 11" X 17". HPC is concerned with exterior features. Interior floor plans and features are not necessary.

Required Attachments:

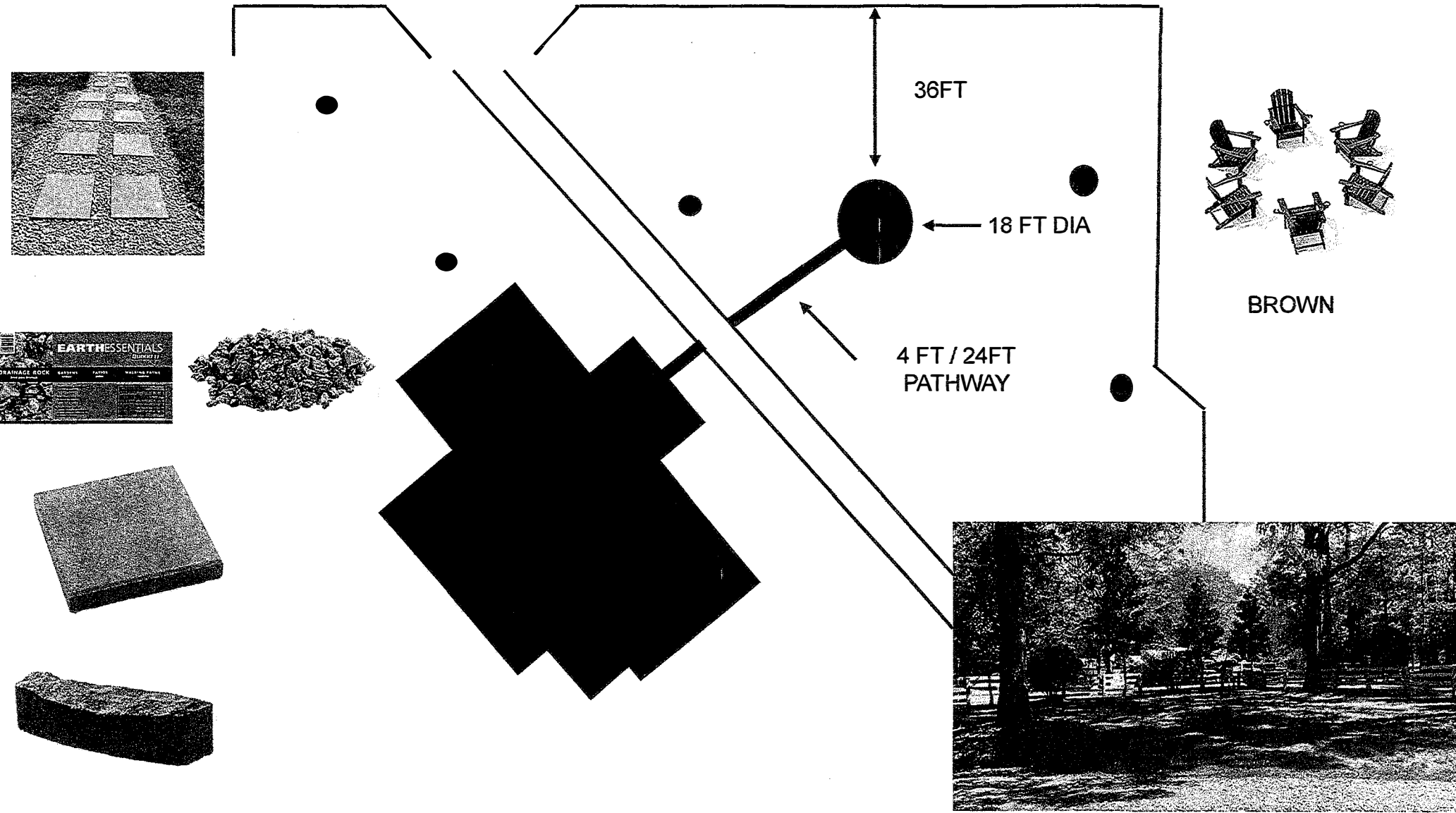
- a. _____ Scaled drawings of proposed sign; and
- b. _____ Site plan showing locations of all structures, protected trees, and proposed sign location.

Description: _____

N/A

— Attach Additional Sheets if Needed —

SHEARWATER DRIVE



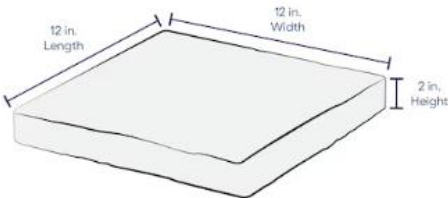
Oldcastle - Chiseledge 10-in L x 4-in W x 3-in H Gray Concrete...



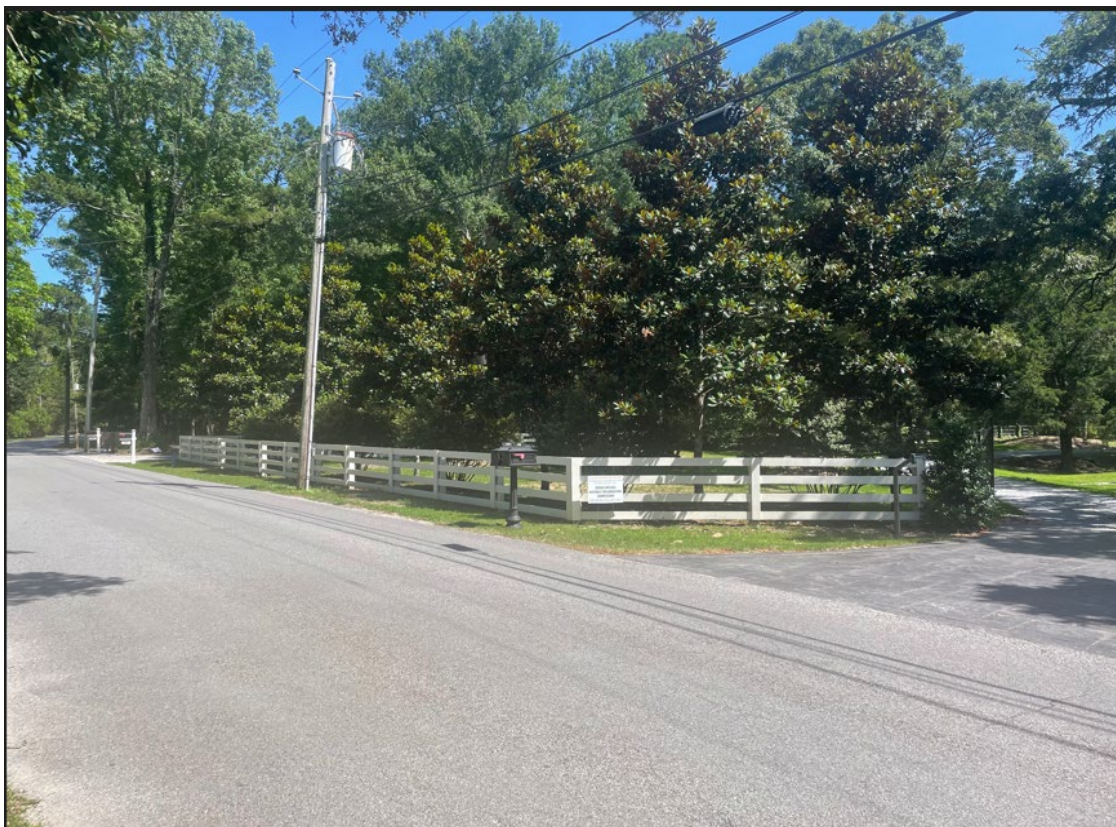
Item #4143789
Model #14200446



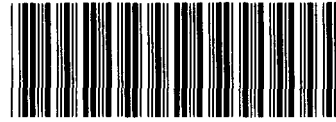
Pavers & Stepping Stones
**Concrete
Patio Stone**



EARTHESSENTIALS BY QUIKRETE
0.5 cu ft Gray Drainage rock (0.5 - 3-in)



OFFICIAL RECORDS JACKSON COUNTY
Josh Eldridge
CHANCERY CLERK
RECORDING FEE: \$27.00
#202102822 BK:2009 PG:779-784
02/04/2021 09:57:15 AM 6 PGS
RVANHORN, DC Rept#3372



202102822 6 PGS

Prepared by:
David B. Pilger
Attorney at Law
1406 Bienville Blvd., Suite 101
Ocean Springs, MS 39564
(228) 215-0011

Grantors:
Frances Sue White
Kathy S. Lantrip
& Nancy J. Gables
110 Shearwater Drive
Ocean Springs, MS 39564
Telephone: (228) 990-4072

Return To:
David B. Pilger
Attorney at Law
1406 Bienville Blvd., Suite 101
Ocean Springs, MS 39564
(228) 215-0011
File #O187015X

Grantees:
Owen E. White
110 Shearwater Drive
Ocean Springs, MS 39564
Telephone: (228) 990-4072

INDEXING INSTRUCTIONS: Parcel of land situated in Sec. 30, T7S, R8W, Jackson County, MS

STATE OF MISSISSIPPI
COUNTY OF JACKSON

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the price and sum of TEN AND NO/100 DOLLARS (\$10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, we, **Frances Sue White, Kathy S. Lantrip, and Nancy J. Gables**, do hereby release and quitclaim unto **Owen E. White**, all of that certain tract, piece or parcel of land situated in Jackson County, Mississippi, together with all improvements, buildings, fixtures, and appurtenances thereunto belonging, and being more particularly described as follows, to-wit:

Legal Description Attached as Exhibit "A"

No title exam was performed, and no title examination was requested. The description used on this deed was provided by the Client. No search was made of public records to determine the accuracy of said description and said attorney, in preparing this deed, has relied, at the request of the Client, on the representation of the Grantor that the description provided is proper and accurate.

WITNESS MY SIGNATURE, on this the 14 day of November, A.D., 2020.

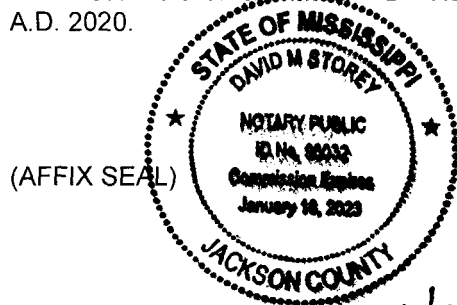
Frances Sue White
Frances Sue White

A C K N O W L E D G E M E N T

STATE OF MISSISSIPPI
COUNTY OF JACKSON

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the jurisdiction aforesaid, **Frances Sue White**, who acknowledged before me that she signed, executed and delivered the above and foregoing instrument on the day and year thereof, for the use and purposes therein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, on this the 14 day of November, A.D. 2020.



David M. Storey
NOTARY PUBLIC

My commission expires: 1/18/2023

WITNESS MY SIGNATURE, on this the 14 day of November, A.D., 2020.

Kathy S. Lantrip
Kathy S. Lantrip

A C K N O W L E D G E M E N T

STATE OF MISSISSIPPI
COUNTY OF JACKSON

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the jurisdiction aforesaid, **Kathy S. Lantrip**, who acknowledged before me that she signed, executed and delivered the above and foregoing instrument on the day and year thereof, for the use and purposes therein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, on this the 14 day of November, A.D. 2020.



David M. Storey
NOTARY PUBLIC

My commission expires: 1/18/2023

WITNESS MY SIGNATURE, on this the 9 day of October, A.D., 2020.

Nancy J. Gables
Nancy J. Gables

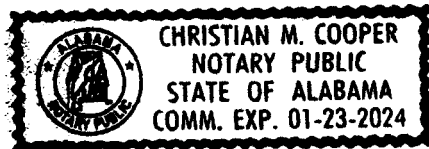
A C K N O W L E D G E M E N T

STATE OF MISSISSIPPI
COUNTY OF JACKSON

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the jurisdiction aforesaid, **Nancy J. Gables**, who acknowledged before me that she signed, executed and delivered the above and foregoing instrument on the day and year thereof, for the use and purposes therein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, on this the 9th day of OCTOBER, A.D. 2020.

(AFFIX SEAL)



Christian M. Cooper
NOTARY PUBLIC

My commission expires: 1/23/2024

EXHIBIT "A"

PARCEL 1 DESCRIPTION per preliminary survey by The Woodlands Group (attached):

COMMENCE AT A POINT BEING USED AS THE SOUTHEAST CORNER OF LOT 15, POINT-O-PINES SUBDIVISION, AS PER MAP OR PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE CHANCERY CLERK OF JACKSON COUNTY, MISSISSIPPI IN PLAT BOOK 2 PAGE 21 ; THENCE ALONG THE NORTH MARGIN OF SHEARWATER DRIVE, RUN NORTH 64°07'45" WEST 108.38 FEET TO A POINT; THENCE RUN SOUTH 25°52'15" WEST 29.57 FEET TO A POINT ON THE SOUTH MARGIN OF SHEARWATER DRIVE AND THE POINT OF BEGINNING; THENCE, ALONG THE SOUTH MARGIN OF SHEARWATER DR, RUN NORTH 64°15'35" WEST 25.42 FEET TO A POINT; THENCE RUN NORTH 64°17'06" WEST 104.81 FEET TO A POINT; THENCE RUN NORTH 64°52'47" WEST 25.01 FEET TO A POINT; THENCE RUN SOUTH 42°55'19" WEST 207.61 FEET TO A POINT; THENCE RUN SOUTH 64°37'03" EAST 181.32 FEET TO A POINT; THENCE RUN NORTH 35°51'30" EAST 200.65 FEET TO THE POINT OF BEGINNING. HAVING AN AREA OF 0.76 ACRES, MORE OR LESS.

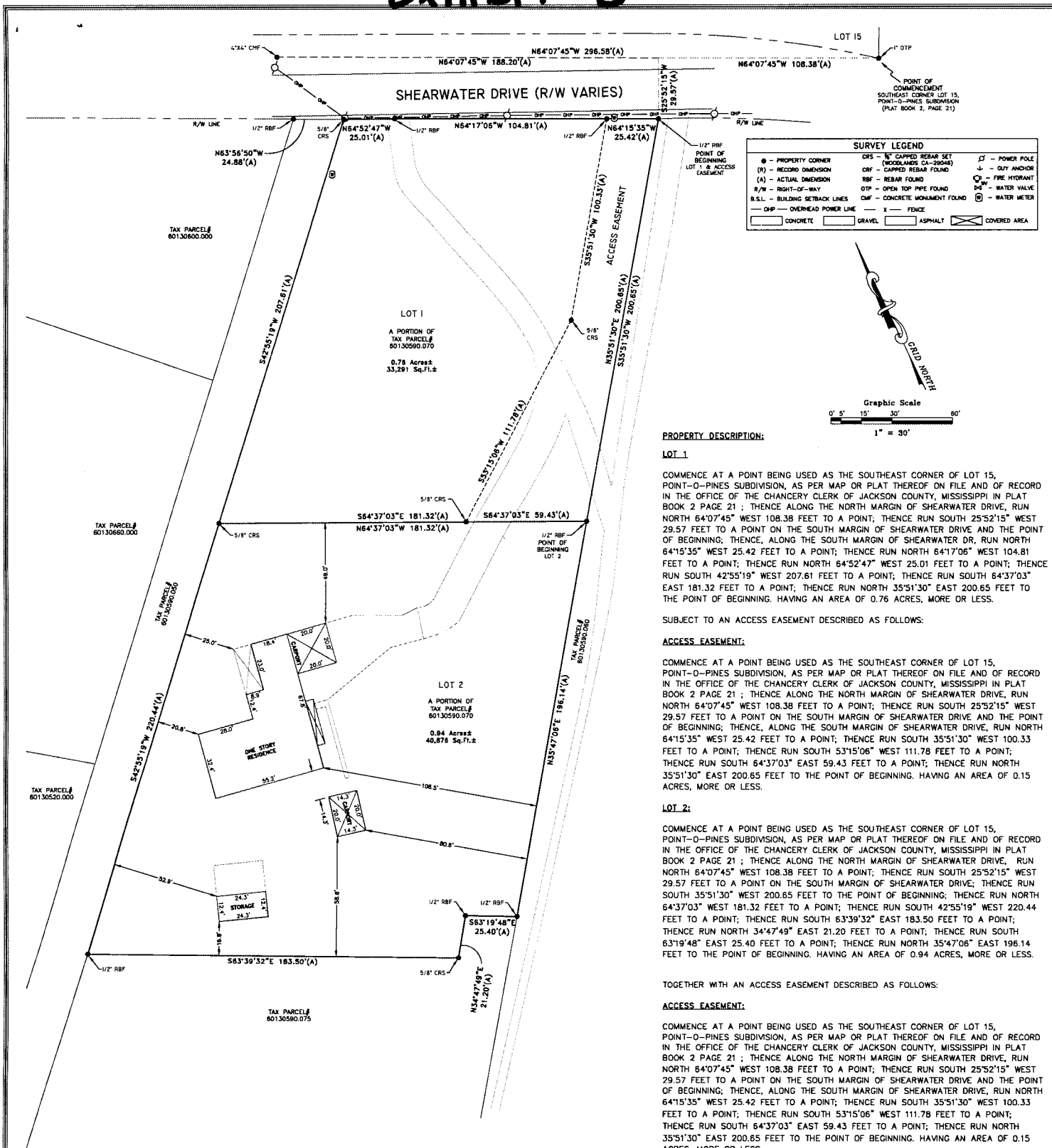
LESS AND EXCEPT:

EASEMENT DESCRIPTION:

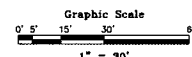
COMMENCE AT A POINT BEING USED AS THE SOUTHEAST CORNER OF LOT 15, POINT-O-PINES SUBDIVISION, AS PER MAP OR PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE CHANCERY CLERK OF JACKSON COUNTY, MISSISSIPPI IN PLAT BOOK 2 PAGE 21 ; THENCE ALONG THE NORTH MARGIN OF SHEARWATER DRIVE, RUN NORTH 64°07'45" WEST 108.38 FEET TO A POINT; THENCE RUN SOUTH 25°52'15" WEST 29.57 FEET TO A POINT ON THE SOUTH MARGIN OF SHEARWATER DRIVE AND THE POINT OF BEGINNING; THENCE, ALONG THE SOUTH MARGIN OF SHEARWATER DRIVE, RUN NORTH 64°15'35" WEST 25.42 FEET TO A POINT; THENCE RUN SOUTH 35°51'30" WEST 100.33 FEET TO A POINT; THENCE RUN SOUTH 53°15'06" WEST 111.78 FEET TO A POINT; THENCE RUN SOUTH 64°37'03" EAST 59.43 FEET TO A POINT; THENCE RUN NORTH 35°51'30" EAST 200.65 FEET TO THE POINT OF BEGINNING. HAVING AN AREA OF 0.15 ACRES, MORE OR LESS.

*As described in the survey by James Fraiser, III of The Woodlands Group, Surveying Solutions dated 1/4/2021 attached hereto as Exhibit "B"

Exhibit 'B'



SURVEY LEGEND	
● - PROPERTY CORNER	CRS - 1/2\" CAPED REBAR SET (WOODLANDS CA-29048)
(A) - RECORD DIMENSION	CRF - CAPED REBAR FOUND
(A) - ACTUAL DIMENSION	CRF - CONCRETE MONUMENT FOUND
— R/W — RIGHT-OF-WAY	OTF - OPEN TOP PIPE FOUND
— B.S.L. — BUILDING SETBACK LINES	CHM - CONCRETE MONUMENT FOUND
— CHP — OVERHEAD POWER LINE	— X — FENCE
CONCRETE	GRAVEL
ASPHALT	COVERED AREA



PROPERTY DESCRIPTION:

LOT 1

COMMENCE AT A POINT BEING USED AS THE SOUTHEAST CORNER OF LOT 15, POINT-O-PINES SUBDIVISION, AS PER MAP OR PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE CHANCERY CLERK OF JACKSON COUNTY, MISSISSIPPI IN PLAT BOOK 2 PAGE 21 ; THENCE ALONG THE NORTH MARGIN OF SHEARWATER DRIVE, RUN NORTH 64°07'45" WEST 108.38 FEET TO A POINT; THENCE RUN SOUTH 25°52'15" WEST 29.57 FEET TO A POINT ON THE SOUTH MARGIN OF SHEARWATER DRIVE AND THE POINT OF BEGINNING; THENCE, ALONG THE SOUTH MARGIN OF SHEARWATER DRIVE, RUN NORTH 64°15'35" WEST 25.42 FEET TO A POINT; THENCE RUN NORTH 64°17'06" WEST 104.81 FEET TO A POINT; THENCE RUN NORTH 64°52'47" WEST 25.01 FEET TO A POINT; THENCE RUN SOUTH 42°55'19" WEST 207.61 FEET TO A POINT; THENCE RUN SOUTH 64°37'03" EAST 181.32 FEET TO A POINT; THENCE RUN NORTH 35°51'30" EAST 200.65 FEET TO THE POINT OF BEGINNING. HAVING AN AREA OF 0.76 ACRES, MORE OR LESS.

SUBJECT TO AN ACCESS EASEMENT DESCRIBED AS FOLLOWS:

ACCESS EASEMENT:

COMMENCE AT A POINT BEING USED AS THE SOUTHEAST CORNER OF LOT 15, POINT-O-PINES SUBDIVISION, AS PER MAP OR PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE CHANCERY CLERK OF JACKSON COUNTY, MISSISSIPPI IN PLAT BOOK 2 PAGE 21 ; THENCE ALONG THE NORTH MARGIN OF SHEARWATER DRIVE, RUN NORTH 64°07'45" WEST 108.38 FEET TO A POINT; THENCE RUN SOUTH 25°52'15" WEST 29.57 FEET TO A POINT ON THE SOUTH MARGIN OF SHEARWATER DRIVE AND THE POINT OF BEGINNING; THENCE, ALONG THE SOUTH MARGIN OF SHEARWATER DRIVE, RUN NORTH 64°15'35" WEST 25.42 FEET TO A POINT; THENCE RUN SOUTH 35°51'30" WEST 100.33 FEET TO A POINT; THENCE RUN SOUTH 53°15'06" WEST 111.78 FEET TO A POINT; THENCE RUN SOUTH 64°37'03" EAST 59.43 FEET TO A POINT; THENCE RUN NORTH 35°51'30" EAST 200.65 FEET TO THE POINT OF BEGINNING. HAVING AN AREA OF 0.15 ACRES, MORE OR LESS.

LOT 2:

COMMENCE AT A POINT BEING USED AS THE SOUTHEAST CORNER OF LOT 15, POINT-O-PINES SUBDIVISION, AS PER MAP OR PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE CHANCERY CLERK OF JACKSON COUNTY, MISSISSIPPI IN PLAT BOOK 2 PAGE 21 ; THENCE ALONG THE NORTH MARGIN OF SHEARWATER DRIVE, RUN NORTH 64°07'45" WEST 108.38 FEET TO A POINT; THENCE RUN SOUTH 25°52'15" WEST 29.57 FEET TO A POINT ON THE SOUTH MARGIN OF SHEARWATER DRIVE AND THE POINT OF BEGINNING; THENCE, ALONG THE SOUTH MARGIN OF SHEARWATER DRIVE, RUN SOUTH 35°51'30" WEST 200.65 FEET TO THE POINT OF BEGINNING; THENCE RUN NORTH 64°37'03" WEST 181.32 FEET TO A POINT; THENCE RUN SOUTH 42°55'19" WEST 220.44 FEET TO A POINT; THENCE RUN SOUTH 63°39'32" EAST 183.50 FEET TO A POINT; THENCE RUN NORTH 34°47'49" EAST 21.20 FEET TO A POINT; THENCE RUN SOUTH 63°19'48" EAST 25.40 FEET TO A POINT; THENCE RUN NORTH 35°47'06" EAST 196.14 FEET TO THE POINT OF BEGINNING. HAVING AN AREA OF 0.94 ACRES, MORE OR LESS.

TOGETHER WITH AN ACCESS EASEMENT DESCRIBED AS FOLLOWS:

ACCESS EASEMENT:

COMMENCE AT A POINT BEING USED AS THE SOUTHEAST CORNER OF LOT 15, POINT-O-PINES SUBDIVISION, AS PER MAP OR PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE CHANCERY CLERK OF JACKSON COUNTY, MISSISSIPPI IN PLAT BOOK 2 PAGE 21 ; THENCE ALONG THE NORTH MARGIN OF SHEARWATER DRIVE, RUN NORTH 64°07'45" WEST 108.38 FEET TO A POINT; THENCE RUN SOUTH 25°52'15" WEST 29.57 FEET TO A POINT ON THE SOUTH MARGIN OF SHEARWATER DRIVE AND THE POINT OF BEGINNING; THENCE, ALONG THE SOUTH MARGIN OF SHEARWATER DRIVE, RUN NORTH 64°15'35" WEST 25.42 FEET TO A POINT; THENCE RUN SOUTH 35°51'30" WEST 100.33 FEET TO A POINT; THENCE RUN SOUTH 53°15'06" WEST 111.78 FEET TO A POINT; THENCE RUN SOUTH 64°37'03" EAST 59.43 FEET TO A POINT; THENCE RUN NORTH 35°51'30" EAST 200.65 FEET TO THE POINT OF BEGINNING. HAVING AN AREA OF 0.15 ACRES, MORE OR LESS.

SURVEYOR'S CERTIFICATION:

STATE OF MISSISSIPPI, COUNTY OF JACKSON
I, JAMES FRASIER III, A LICENSED PROFESSIONAL SURVEYOR IN JACKSON COUNTY, MISSISSIPPI, HEREBY CERTIFY THAT ALL PARTS OF THIS PLAT AND DRAWING HAVE BEEN COMPLETED IN ACCORDANCE WITH THE CURRENT REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN THE STATE OF MISSISSIPPI TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

James Fraiser III
JAMES FRASIER III
DATE 1/04/2021
MS. LICENSE NO. 30740
THE WOODLANDS GROUP LLC
P.O. BOX 843, OCEAN SPRINGS, MS 39566
PHONE: 228-818-4763



SURVEYOR'S NOTES:

- UNLESS STATED OTHERWISE HEREON, THIS PLAT WAS PREPARED WITHOUT BENEFIT OF AN ABSTRACT OF TITLE. NO LIABILITY IS ASSUMED BY THE UNDERSIGNED FOR LOSS RELATING TO ANY MATTER THAT MIGHT BE DISCOVERED BY AN ABSTRACT OR TITLE SEARCH OF THE PROPERTY.
- REPRODUCTIONS OF THIS PLAT ARE NOT VALID UNLESS SEALED WITH AN ORIGINAL SURVEYOR'S SEAL.
- TYPE OF SURVEY — BOUNDARY SURVEY (PARCEL DIVISION)
- ALL BEARINGS BASED ON GLOBAL POSITIONING SYSTEM OBSERVATION USING THE NORTH AMERICAN DATUM OF 1983. ALL DISTANCES SHOWN ARE GROUND DISTANCES. ALL MEASUREMENTS WERE MADE IN ACCORDANCE WITH U.S. STANDARD FEET.
- FIELD WORK WAS PERFORMED 12/15/2020.
- THIS IS A CLASS "C" SURVEY.

REFERENCE MATERIAL	DATE
1. RECORD DEED BOOK 1916 PAGE 653	11/17/2019
2. RECORD DEED BOOK 1902 PAGE 6861	9/17/2018
3.	
4.	

BOUNDARY SURVEY
TAX PARCEL#60130590.070
SHEARWATER DRIVE, OCEAN SPRINGS,
JACKSON COUNTY, MISSISSIPPI
SECTION-30, TOWNSHIP-7-SOUTH, RANGE-B-WEST

CLIENT: WHITE	DATE: 12/15/2020
FIELD WORK BY: J. KA	DRAWING NO.: 2012-485
DRAWN BY: KJ	SHEET 1 OF 1
CHECKED BY: JP	SCALE: 1"=30'

THE WOODLANDS GROUP
Surveying Solutions

**This notice is being mailed to you as the owner of property near the project described below.
Copies are sent via standard mail at the cost of the applicant.**

City of Ocean Springs
Planning Department
P.O. Box 1800
Ocean Springs, MS 39566-1800
228-875-4415

PUBLIC NOTICE

PUBLIC NOTICE is hereby given that the City of Ocean Springs Historic Preservation Commission will hold a public meeting in the regular meeting place of the Board of Aldermen located in City Hall at:

1018 Porter Avenue
Ocean Springs, MS, 39564

Thursday, May 14, 2026, at 6:00 p.m.

Regarding the following:

110A Shearwater Drive – PIDN: 60130590.072 – Owen White – Requesting approval of a Certificate of Appropriateness (COA) to construct an 18’ diameter, round sitting area with gravel, grey pave stones, and grey stone border as shown in the site plan along with a 4’ x 24’ pathway leading to existing driveway

Written comments related to the above request will be accepted and may be mailed to the City of Ocean Springs Planning Department, Post Office Box 1800, Ocean Springs, MS 39566-1800 or emailed to acrose@oceansprings-ms.gov , edill@oceansprings-ms.gov, or rwilliams@oceansprings-ms.gov.

All parties of interest shall have an opportunity to be heard at the public meeting.

**CITY OF OCEAN SPRINGS
PLANNING DEPARTMENT
POST OFFICE BOX 1800
OCEAN SPRINGS, MS 39566-1800
228-875-4415**

HISTORIC PRESERVATION COMMISSION REPORT

MEETING DATE: July 16, 2026

APPLICANT/OWNER: Owen White

REQUESTED ACTION: Certificate of Appropriateness (COA)

DATE OF APPLICATION: June 7, 2026

LOCATION: 110A Shearwater Drive – Ward 2
Shearwater Historic District

PARCEL NUMBER: 60130590.072



Figure 1: Historic Preservation Commission Property Signage

I. **REQUEST SUMMARY:**

The applicant, Owen White, is requesting approval of a Certificate of Appropriateness (COA) to install a 12' x 24' swimming pool in the rear yard, including a concrete pool deck and a 4' black aluminum fence surrounding the pool area.

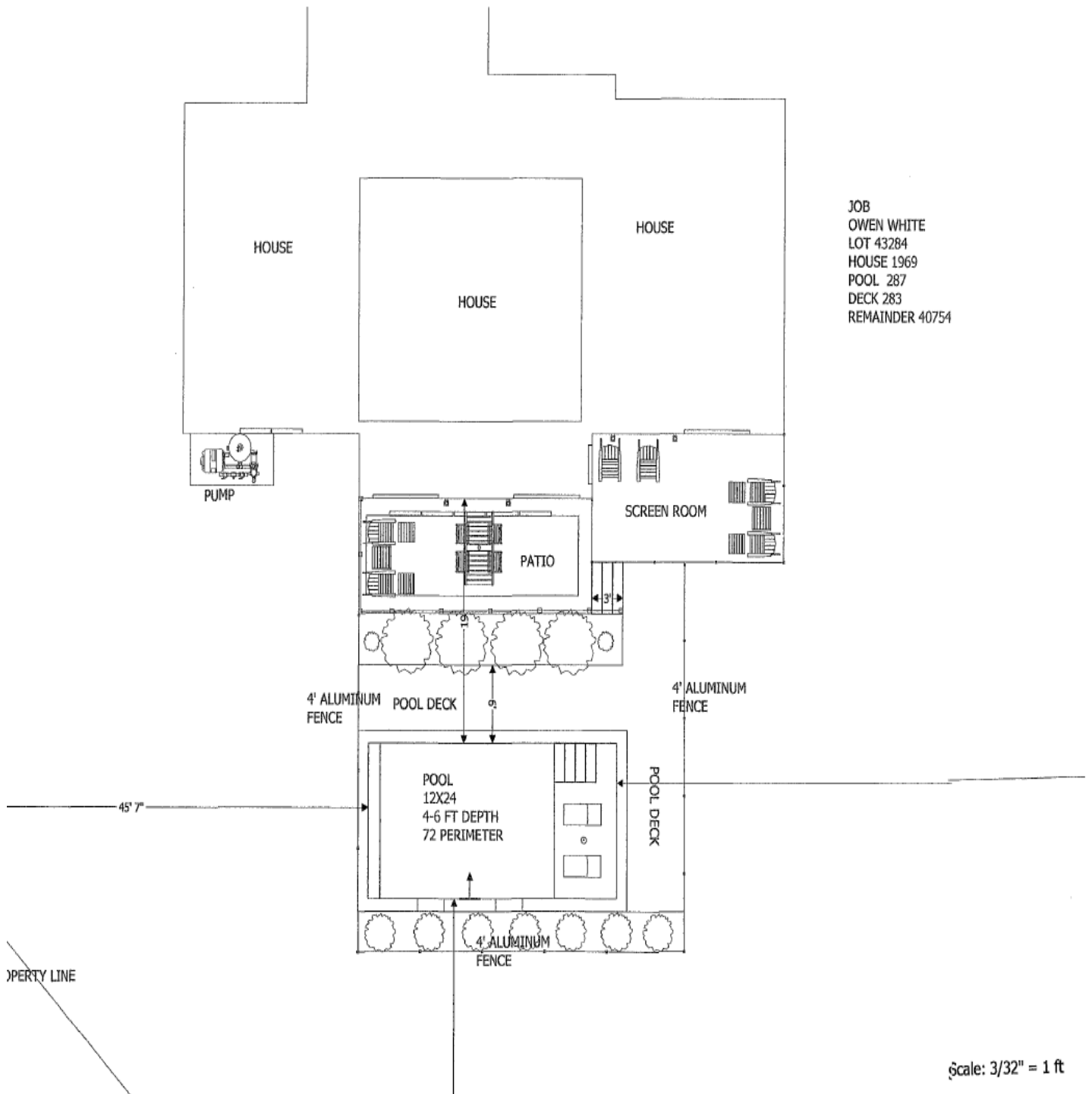


Figure 2: Site plan

II. ZONING/LAND USE:

The subject property is zoned R-1, Low-Density Single-Family – single-family dwelling



Figure 3. Subject Property and Adjacent Zoning Districts



Figure 4: Shearwater Historic District

III. **SHEARWATER HISTORIC DISTRICT:**

The Shearwater Historic District is a scenic waterfront area characterized by bluffs overlooking the Mississippi Sound, dense vegetation, and homes set along long private drives. The district reflects a range of architectural styles—including Southern farmhouse, Bungalow, French Provincial, and Colonial Revival—illustrating its gradual development while maintaining a strong relationship with the natural landscape.

The district is also historically significant as the home of Shearwater Pottery, widely recognized through the work of artist Walter Inglis Anderson and his brother, Peter Anderson. Unlike more urban historic districts, Shearwater's character is defined as much by its natural setting as by its architecture.

IV. **OCEAN SPRINGS HISTORIC DESIGN GUIDELINES:**

Recreation & Mechanical: Modern recreation and mechanical features should not be visible from the public view. They should never be placed on the façade of a building or in the front yard. Generally, it is best for such features to be placed at the rear of the property. Placement to the side may be acceptable provided that the feature is screened from public view.

Walls & Fences: The Historic District Design Guidelines recognize fences as important site features that contribute to the character of the district. New fences should be compatible with the architectural style of the property and surrounding neighborhood. While front-yard fences should generally remain low and open in design, the guidelines specifically permit privacy fencing in rear yard areas. Backyard privacy fences are considered appropriate when located behind the primary structure and designed in a manner that minimizes visual impacts on adjacent properties and public rights-of-way.



Figure 5. Proposed Rendering

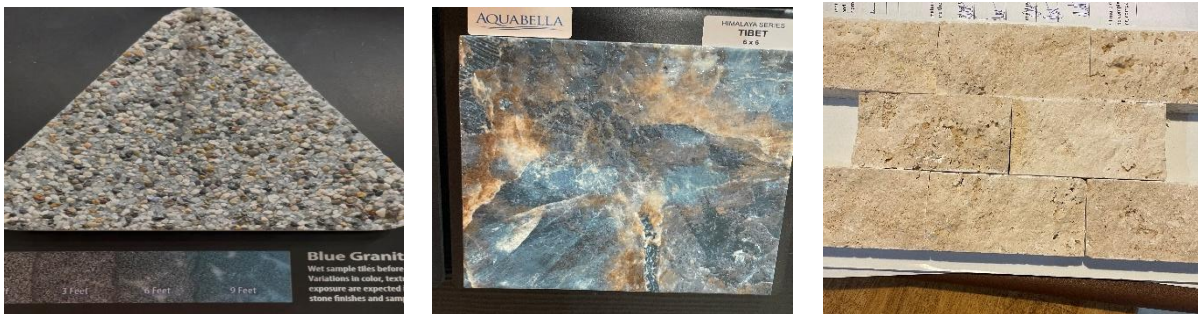


Figure 6. Proposed Materials



V. FINDINGS:

- The proposed swimming pool and associated improvements will be located within the rear yard, consistent with the Historic District Design Guidelines for the placement of recreational features.
- The proposed 4-foot black fence surrounding the pool area is located within the rear yard and is consistent with the Historic District Design Guidelines for backyard fencing.
- The proposed pool includes a Blue Granite pebble-finish interior, Tibet tile waterline border, Ivory tile accents on the water wall feature, and Ivory Travertine coping with a bullnose finish, as shown in the submitted plans and material specifications.

VI. PUBLIC NOTICES:

- Historic Preservation Commission yard sign was posted on property on June 26, 2026
- Notifications were mailed to adjacent property owners within a 500-foot radius on June 26, 2026.

VII. PUBLIC FEEDBACK

None received as of July 10, 2026

VIII. POTENTIAL MOTION

A motion to recommend **approval** of Certificate of Appropriateness to install a 12' x 24' swimming pool in the rear yard, including a concrete pool deck and a 4' black aluminum fence surrounding the pool area.

-OR-

A motion to recommend **denial** of Certificate of Appropriateness to install a 12' x 24' swimming pool in the rear yard, including a concrete pool deck and a 4' black aluminum fence surrounding the pool area.



City of Ocean Springs
Historic Preservation Commission
1018 Porter Ave /PO Box 1800 Ocean Springs, MS 39564
(228) 875-4415

— CERTIFICATE OF APPROPRIATENESS APPLICATION —

Application Date: _____

[Applications are due by the 7th of each month for consideration the FOLLOWING month.]

APPLICATION FEE: \$50.00 (NON-REFUNDABLE)– Cash, Check (Payable to CITY OF OCEAN SPRINGS), C/C – 3% fee : \$1.00 fee is per Ordinance 2022-17 following requirements of Section 25-60-5 MS Code Annotated *** APPLICANT MUST ATTEND HEARING *******
applicant responsible for all public mailer fees

Property Address: 110A Shearwater Drive

Property Owner(s): OWEN WHITE

Parcel ID Number: _____ Approximate Age of Home: 3

ACCESS: Upon application submittal, City Officials and HPC Members are authorized to enter property to view proposal unless checked below.

☐ Check here if City Officials and HPC members DO NOT have permission to enter property.

Applicant [Check one]: ☐ Architect ☐ Contractor ☒ Owner ☐ Other _____

Name: OWEN WHITE

Address: 110 A Shearwater Drive

City: Ocean Springs State: MS Zip: 39564

Phone: 205-415-1981 Email: OWHITJ@GATTN.COM

Property Owner [if Different]:

Name: _____

Address: _____

City: _____ State: _____ Zip: _____

Phone: _____ Email: _____

DIRECTIONS: Check box which best represents your request (more than one box may be checked), and **ATTACH** the corresponding checklist to help ensure a complete application.

☒ New Construction, Additions, Extensive Renovation / Repair

☐ Minor Renovation / Repair

☐ Exterior Painting (Contributing Structures Only)

☒ Landscaping and Site Improvements (i.e. Fencing)

☐ Signage

☐ Demolition

PLEASE CHECK DISTRICT/LISTING

- | | | |
|---|--|--|
| ☐ BOWEN | ☐ MARBLE SPRINGS | ☒ SHEARWATER |
| ☐ INDIAN SPRINGS | ☐ OLD OCEAN SPRINGS | ☐ SULLIVAN-CHARNELY |
| ☐ LOVER'S LANE | ☐ RAILROAD | ☐ INDIVIDUAL LISTING |

Requirements:

- PROOF OF OWNERSHIP REQUIRED
- All work in the Historic District OR on Individually Listed Structures must comply with the *City of Ocean Springs Historic District Design Guidelines*. The Guidelines are available at City Hall and for review at the Ocean Springs Library. This form must be completed in its entirety, with any attachments, before Historic Preservation Commission (HPC) consideration will be scheduled. Incomplete applications can result in project delays.
- Architectural plans and rendering are encouraged; if not available, roughly scaled and dimensional drawings will suffice. Documentation must be provided in a format that can be easily copied for the design process. Architectural drawing, construction details, landscape plans, etc., should be printed on paper no larger than 11" X 17". HPC is concerned with exterior features. Interior floor plans and features are not necessary.
- **SIGN:** A sign will be placed in the front yard of the property prior to the HPC meeting to notify surrounding property owners of pending application. If the sign is not returned a \$ 25.00 fee will be assessed with the building permit.

Notes:

- Certificate of Appropriateness (COA) remains in force for two (2) years and may be extended for one (1) additional year. However, if a period of one (1) year passes and no initial construction has occurred, the COA is voided, and a new application must be submitted and approved before work may begin.
- Certificate of Appropriateness does not relieve the Property Owner from the responsibility of obtaining any other required permits. Building and other permits may be required, even if a COA is not required. For more information contact the Building Department at (228) 875-6712.
- The information on this application represents an accurate description of the proposed work and the undersigned has omitted nothing which might affect the decision of the Commission. The undersigned hereby certifies that the project described in the application, as detailed by plans and specification attached, will be constructed in exact accordance with aforesaid plans and specifications. It is understood that a Building Permit will be required in addition to the Certificate of Appropriateness. Oath not required, but answer subject to rules of perjury.

OWEN WHITE
Printed Name of Owner

[Signature]
Signature of Owner

Printed Name of Authorized Agent

Signature of Authorized Agent

6-7-26
Date

***** **APPLICANT MUST ATTEND HEARING** *****

— CERTIFICATE OF APPROPRIATENESS APPLICATION —
DESCRIPTION OF REQUEST ATTACHMENT FOR:

MINOR RENOVATION OR REPAIR

NOTE: Architectural plans and rendering are encouraged; if not available, roughly scaled and dimensional drawings will suffice. Documentation must be provided in a format that can be easily copied for the design process. Architectural drawing, construction details, landscape plans, etc., should be printed on paper no larger than 11" X 17". HPC is concerned with exterior features. Interior floor plans and features are not necessary.

Required Attachments:

1. For work which includes changes to the exterior of existing buildings, the following is required:
 - a. _____ Elevations;
 - b. _____ Floor Plans; and
 - c. _____ Photographs of each face of the building to be renovated with details of the areas of work.

Description: INSTALL A 12' X 24' Pool in backyard
with 4' BLACK FENCE with concrete pad
Pictures + dimensions included

— Attach Additional Sheets if Needed —

— CERTIFICATE OF APPROPRIATENESS APPLICATION —
DESCRIPTION OF REQUEST ATTACHMENT FOR:

EXTERIOR PAINTING (CONTRIBUTING STRUCTURES ONLY)

NOTE: Architectural plans and rendering are encouraged; if not available, roughly scaled and dimensional drawings will suffice. Documentation must be provided in a format that can be easily copied for the design process. Architectural drawing, construction details, landscape plans, etc., should be printed on paper no larger than 11" X 17". HPC is concerned with exterior features. Interior floor plans and features are not necessary.

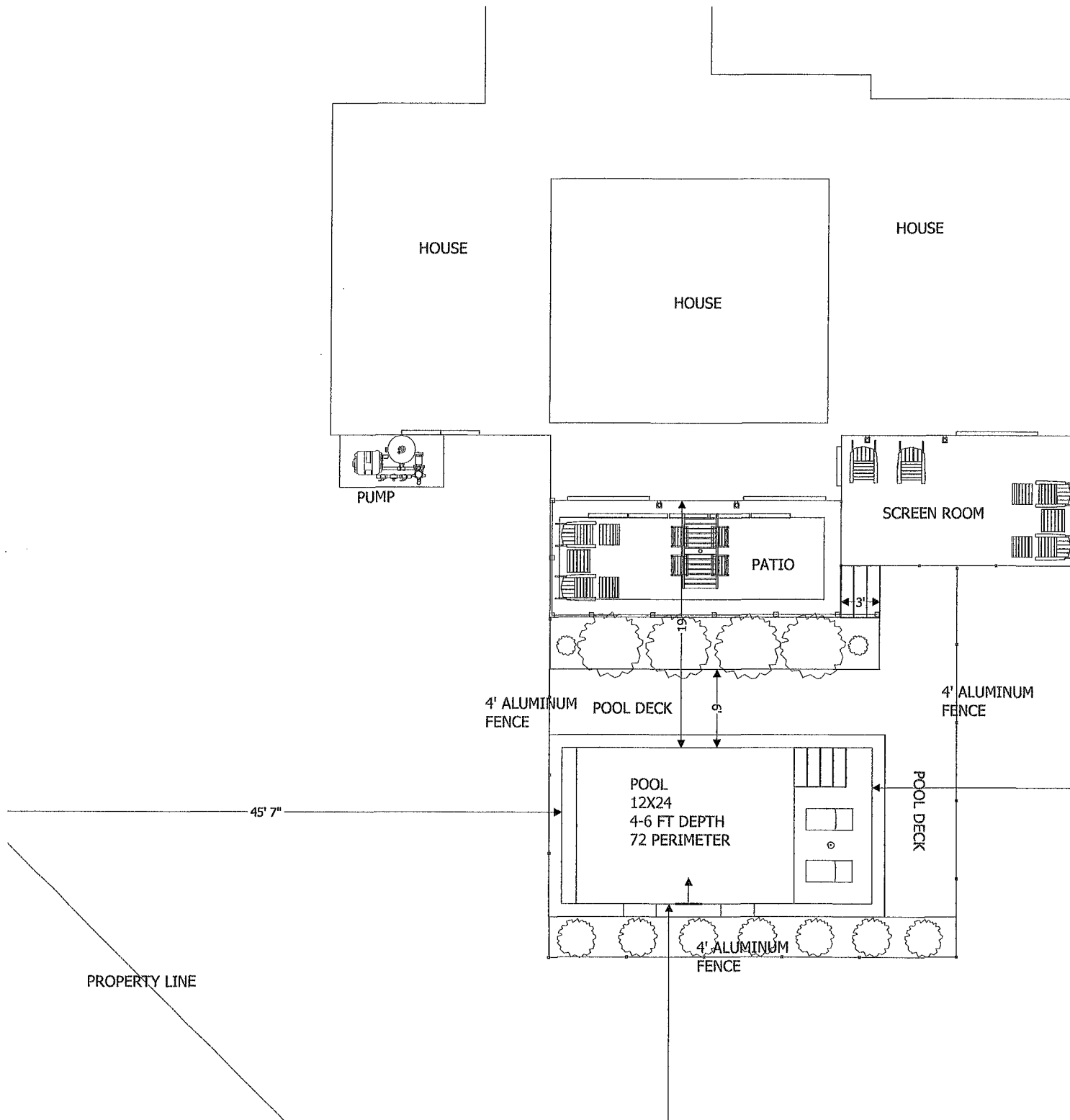
Required Attachments:

1. Period color schemes are encouraged; however, other colors may be acceptable. **Submit color samples for:**
 - a. _____ Main Body;
 - b. _____ Trim or Decorative Features; and
 - c. _____ Accent areas such as lattice, shutters, porch, deck, etc.

Description: _____

N/A

— Attach Additional Sheets if Needed —



JOB
OWEN WHITE
LOT 43284
HOUSE 1969
POOL 287
DECK 283
REMAINDER 40754





OFFICIAL RECORDS JACKSON COUNTY
Josh Eldridge
CHANCERY CLERK
RECORDING FEE: \$27.00
#202102822 BK:2009 PG:779-784
02/04/2021 09:57:15 AM 6 PGS
RVANHORN, DC Rept#3372



202102822 6 PGS

Prepared by:
David B. Pilger
Attorney at Law
1406 Bienville Blvd., Suite 101
Ocean Springs, MS 39564
(228) 215-0011

Grantors:
Frances Sue White
Kathy S. Lantrip
& Nancy J. Gables
110 Shearwater Drive
Ocean Springs, MS 39564
Telephone: (228) 990-4072

Return To:
David B. Pilger
Attorney at Law
1406 Bienville Blvd., Suite 101
Ocean Springs, MS 39564
(228) 215-0011
File #O187015X

Grantees:
Owen E. White
110 Shearwater Drive
Ocean Springs, MS 39564
Telephone: (228) 990-4072

INDEXING INSTRUCTIONS: Parcel of land situated in Sec. 30, T7S, R8W, Jackson County, MS

STATE OF MISSISSIPPI
COUNTY OF JACKSON

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the price and sum of TEN AND NO/100 DOLLARS (\$10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, we, **Frances Sue White, Kathy S. Lantrip, and Nancy J. Gables**, do hereby release and quitclaim unto **Owen E. White**, all of that certain tract, piece or parcel of land situated in Jackson County, Mississippi, together with all improvements, buildings, fixtures, and appurtenances thereunto belonging, and being more particularly described as follows, to-wit:

Legal Description Attached as Exhibit "A"

No title exam was performed, and no title examination was requested. The description used on this deed was provided by the Client. No search was made of public records to determine the accuracy of said description and said attorney, in preparing this deed, has relied, at the request of the Client, on the representation of the Grantor that the description provided is proper and accurate.

WITNESS MY SIGNATURE, on this the 14 day of November, A.D., 2020.

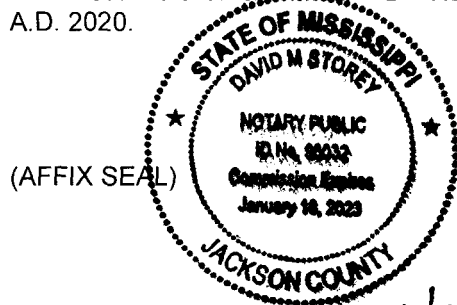
Frances Sue White
Frances Sue White

A C K N O W L E D G E M E N T

STATE OF MISSISSIPPI
COUNTY OF JACKSON

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the jurisdiction aforesaid, **Frances Sue White**, who acknowledged before me that she signed, executed and delivered the above and foregoing instrument on the day and year thereof, for the use and purposes therein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, on this the 14 day of November, A.D. 2020.



David M. Storey
NOTARY PUBLIC

My commission expires: 1/18/2023

WITNESS MY SIGNATURE, on this the 14 day of November, A.D., 2020.

Kathy S. Lantrip
Kathy S. Lantrip

A C K N O W L E D G E M E N T

STATE OF MISSISSIPPI
COUNTY OF JACKSON

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the jurisdiction aforesaid, **Kathy S. Lantrip**, who acknowledged before me that she signed, executed and delivered the above and foregoing instrument on the day and year thereof, for the use and purposes therein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, on this the 14 day of November, A.D. 2020.



David M. Storey
NOTARY PUBLIC

My commission expires: 1/18/2023

WITNESS MY SIGNATURE, on this the 9 day of October, A.D., 2020.

Nancy J. Gables
Nancy J. Gables

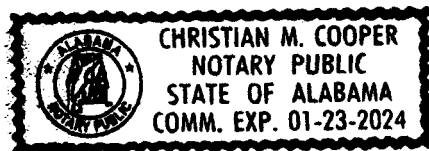
A C K N O W L E D G E M E N T

STATE OF MISSISSIPPI
COUNTY OF JACKSON

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the jurisdiction aforesaid, **Nancy J. Gables**, who acknowledged before me that she signed, executed and delivered the above and foregoing instrument on the day and year thereof, for the use and purposes therein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, on this the 9th day of OCTOBER, A.D. 2020.

(AFFIX SEAL)



Christian M. Cooper
NOTARY PUBLIC

My commission expires: 1/23/2024

EXHIBIT "A"

PARCEL 1 DESCRIPTION per preliminary survey by The Woodlands Group (attached):

COMMENCE AT A POINT BEING USED AS THE SOUTHEAST CORNER OF LOT 15, POINT-O-PINES SUBDIVISION, AS PER MAP OR PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE CHANCERY CLERK OF JACKSON COUNTY, MISSISSIPPI IN PLAT BOOK 2 PAGE 21 ; THENCE ALONG THE NORTH MARGIN OF SHEARWATER DRIVE, RUN NORTH 64°07'45" WEST 108.38 FEET TO A POINT; THENCE RUN SOUTH 25°52'15" WEST 29.57 FEET TO A POINT ON THE SOUTH MARGIN OF SHEARWATER DRIVE AND THE POINT OF BEGINNING; THENCE, ALONG THE SOUTH MARGIN OF SHEARWATER DR, RUN NORTH 64°15'35" WEST 25.42 FEET TO A POINT; THENCE RUN NORTH 64°17'06" WEST 104.81 FEET TO A POINT; THENCE RUN NORTH 64°52'47" WEST 25.01 FEET TO A POINT; THENCE RUN SOUTH 42°55'19" WEST 207.61 FEET TO A POINT; THENCE RUN SOUTH 64°37'03" EAST 181.32 FEET TO A POINT; THENCE RUN NORTH 35°51'30" EAST 200.65 FEET TO THE POINT OF BEGINNING. HAVING AN AREA OF 0.76 ACRES, MORE OR LESS.

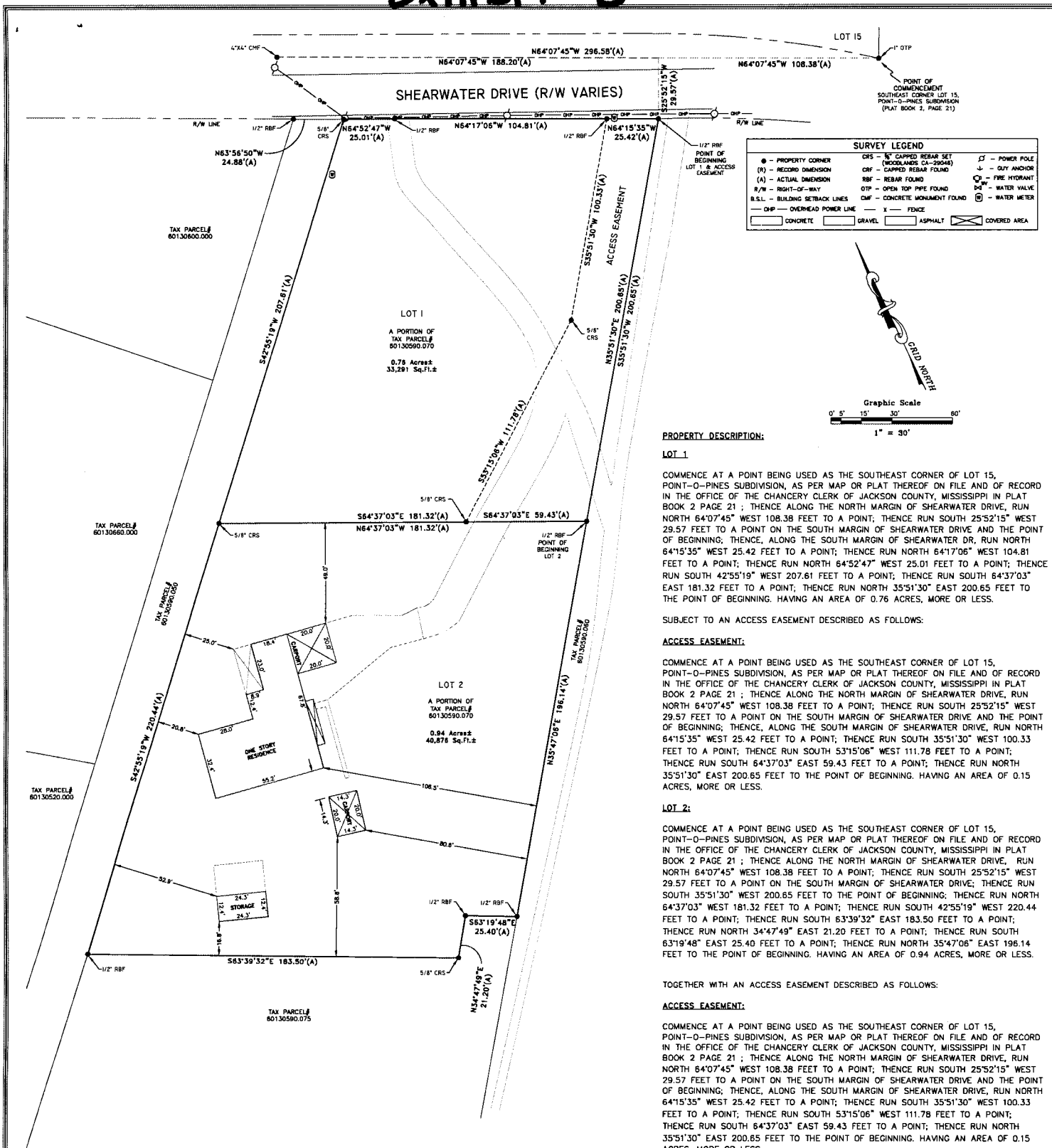
LESS AND EXCEPT:

EASEMENT DESCRIPTION:

COMMENCE AT A POINT BEING USED AS THE SOUTHEAST CORNER OF LOT 15, POINT-O-PINES SUBDIVISION, AS PER MAP OR PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE CHANCERY CLERK OF JACKSON COUNTY, MISSISSIPPI IN PLAT BOOK 2 PAGE 21 ; THENCE ALONG THE NORTH MARGIN OF SHEARWATER DRIVE, RUN NORTH 64°07'45" WEST 108.38 FEET TO A POINT; THENCE RUN SOUTH 25°52'15" WEST 29.57 FEET TO A POINT ON THE SOUTH MARGIN OF SHEARWATER DRIVE AND THE POINT OF BEGINNING; THENCE, ALONG THE SOUTH MARGIN OF SHEARWATER DRIVE, RUN NORTH 64°15'35" WEST 25.42 FEET TO A POINT; THENCE RUN SOUTH 35°51'30" WEST 100.33 FEET TO A POINT; THENCE RUN SOUTH 53°15'06" WEST 111.78 FEET TO A POINT; THENCE RUN SOUTH 64°37'03" EAST 59.43 FEET TO A POINT; THENCE RUN NORTH 35°51'30" EAST 200.65 FEET TO THE POINT OF BEGINNING. HAVING AN AREA OF 0.15 ACRES, MORE OR LESS.

*As described in the survey by James Fraiser, III of The Woodlands Group, Surveying Solutions dated 1/4/2021 attached hereto as Exhibit "B"

Exhibit 'B'



SURVEYOR'S NOTES:

- UNLESS STATED OTHERWISE HEREON, THIS PLAT WAS PREPARED WITHOUT BENEFIT OF AN ABSTRACT OF TITLE. NO LIABILITY IS ASSUMED BY THE UNDERSIGNED FOR LOSS RELATING TO ANY MATTER THAT MIGHT BE DISCOVERED BY AN ABSTRACT OR TITLE SEARCH OF THE PROPERTY.
- REPRODUCTIONS OF THIS PLAT ARE NOT VALID UNLESS SEALED WITH AN ORIGINAL SURVEYOR'S SEAL.
- TYPE OF SURVEY - BOUNDARY SURVEY (PARCEL DIVISION)
- ALL BEARINGS BASED ON GLOBAL POSITIONING SYSTEM OBSERVATION USING THE NORTH AMERICAN DATUM OF 1983. ALL DISTANCES SHOWN ARE GROUND DISTANCES. ALL MEASUREMENTS WERE MADE IN ACCORDANCE WITH U.S. STANDARD FEET.
- FIELD WORK WAS PERFORMED 12/15/2020.
- THIS IS A CLASS "C" SURVEY.

SURVEYOR'S CERTIFICATION:

STATE OF MISSISSIPPI, COUNTY OF JACKSON
I, JAMES FRAISER III, A LICENSED PROFESSIONAL SURVEYOR IN JACKSON COUNTY, MISSISSIPPI, HEREBY CERTIFY THAT ALL PARTS OF THIS PLAT AND DRAWING HAVE BEEN COMPLETED IN ACCORDANCE WITH THE CURRENT REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN THE STATE OF MISSISSIPPI TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

James Fraiser III
JAMES FRAISER III
DATE 1/04/2021
MS. LICENSE NO. 30740
THE WOODLANDS GROUP LLC
P.O. BOX 843, OCEAN SPRINGS, MS 39566
PHONE: 228-818-4763



REFERENCE MATERIAL	DATE
1. RECORD DEED BOOK 1916 PAGE 653	11/17/2019
2. RECORD DEED BOOK 1902 PAGE 6861	9/17/2018
3.	
4.	

BOUNDARY SURVEY
TAX PARCEL#60130590.070
SHEARWATER DRIVE, OCEAN SPRINGS,
JACKSON COUNTY, MISSISSIPPI
SECTION-30, TOWNSHIP-7-SOUTH, RANGE-B-WEST

CLIENT: WHITE	DATE: 12/15/2020
FIELD WORK BY: J. KA	DRAWING NO: 2012-HBS
DRAWN BY: KJ	SHEET 1 OF 1
CHECKED BY: JP	SCALE: 1"=30'

THE WOODLANDS GROUP
Surveying Solutions

**This notice is being mailed to you as the owner of property near the project described below.
Copies are sent via standard mail at the cost of the applicant.**

City of Ocean Springs
Planning Department
P.O. Box 1800
Ocean Springs, MS 39566-1800
228-875-4415

PUBLIC NOTICE

PUBLIC NOTICE is hereby given that the City of Ocean Springs Historic Preservation Commission will hold a public meeting in the regular meeting place of the Board of Aldermen located in City Hall at:

1018 Porter Avenue
Ocean Springs, MS, 39564

Thursday, July 16, 2026, at 6:00 p.m.

Regarding the following:

110A Shearwater Drive – PIDN: 60130590.072 – Owen White – Requesting approval of a Certificate of Appropriateness (COA) to install a 12' x 24' swimming pool in the rear yard, including a concrete pool deck and a 4' black aluminum fence surrounding the pool area

Written comments related to the above request will be accepted and may be mailed to the City of Ocean Springs Planning Department, Post Office Box 1800, Ocean Springs, MS 39566-1800 or emailed to acrose@oceansprings-ms.gov or rwilliams@oceansprings-ms.gov.

All parties of interest shall have an opportunity to be heard at the public meeting.

**CITY OF OCEAN SPRINGS
PLANNING DEPARTMENT
POST OFFICE BOX 1800
OCEAN SPRINGS, MS 39566-1800
228-875-4415**

HISTORIC PRESERVATION COMMISSION REPORT

MEETING DATE: July 16, 2026

APPLICANT: Craig Smith

OWNER: Stuart & Ann Weidie

REQUESTED ACTION: Certificate of Appropriateness (COA)

DATE OF APPLICATION: June 1, 2026

LOCATION: 306 Shearwater Drive - Ward 2
Shearwater Historic District

PARCEL NUMBER: 60130610.025



Figure 1: Historic Preservation Commission Meeting Property Signage

I. REQUEST SUMMARY:

The applicant, Craig Smith on behalf of Stuart and Ann Weidie, is requesting approval of a Certificate of Appropriateness (COA) to construct a 4' tall, black painted, wooden and wire fence beginning at the side of the existing brick columns and run east and west to the side property lines. The proposed fence location is highlighted in yellow on the site plan below.

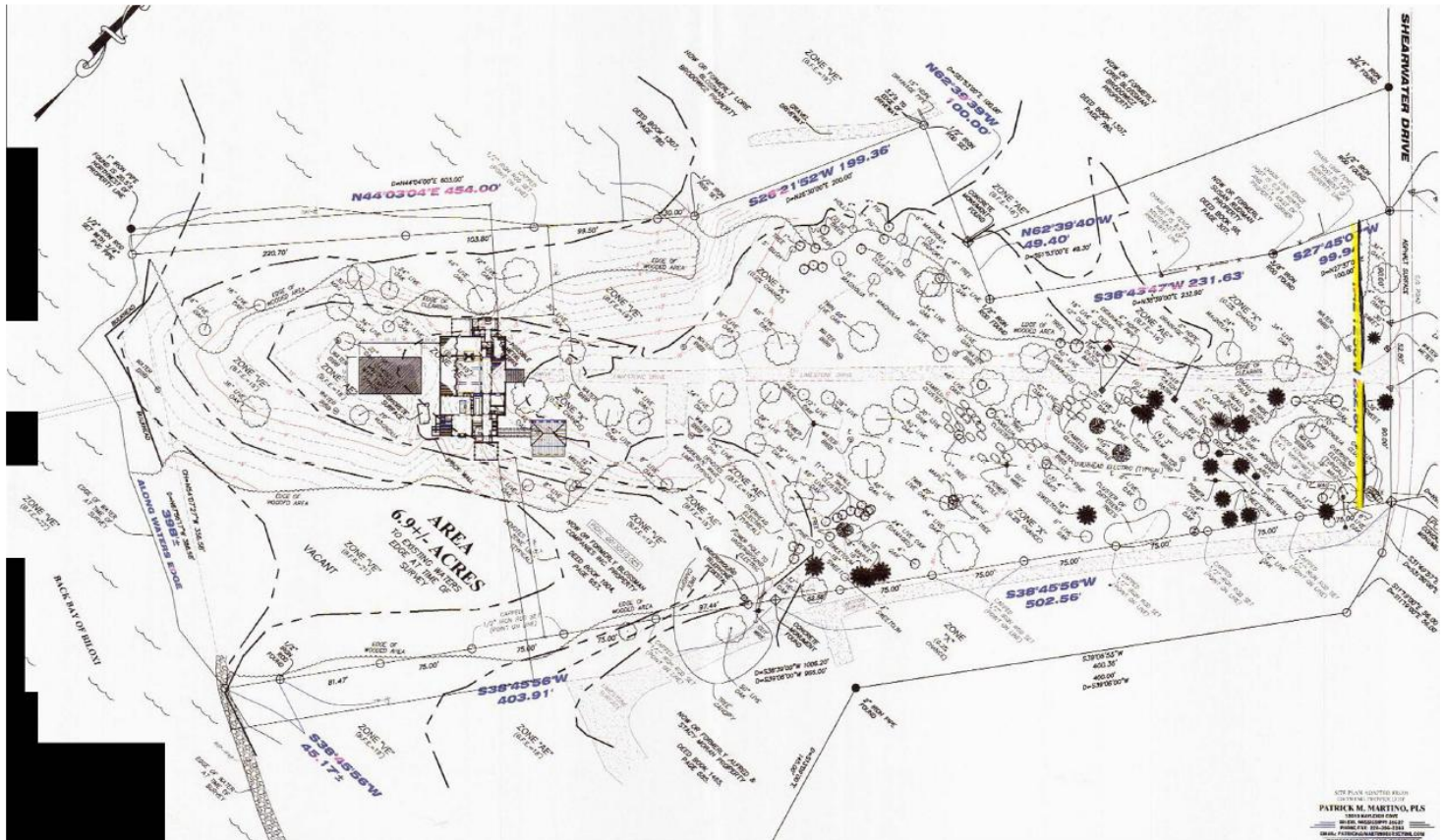


Figure 2: Proposed Site Plan

II. ZONING/LAND USE:

The subject property is zoned R-1, Low Density Single Family Residential with a single-family dwelling.



Figure 3: Adjacent Property Zoning

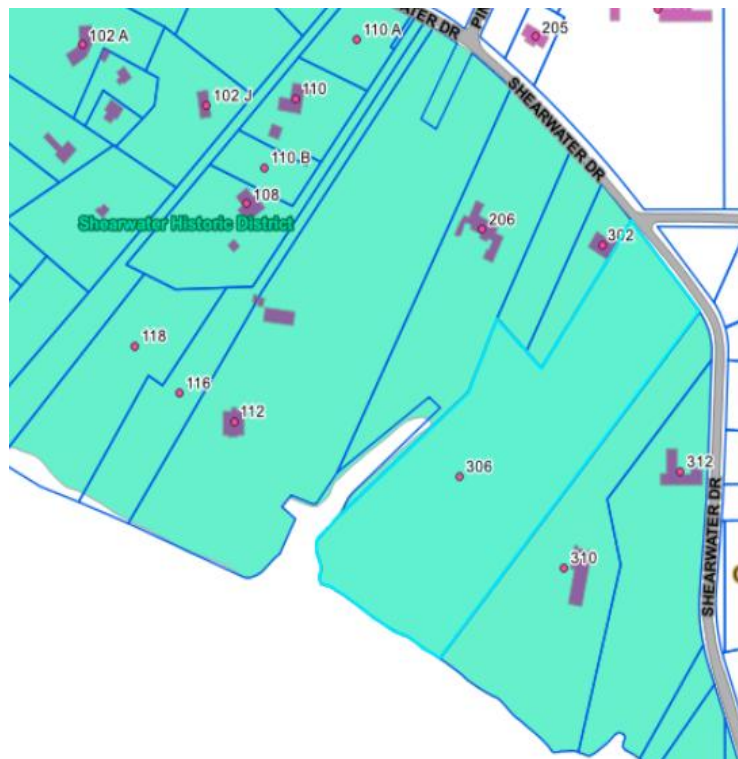


Figure 4: Shearwater Historic District

III. SHEARWATER HISTORIC DISTRICT:

The Shearwater Historic District is a significant waterfront residential area overlooking the Mississippi Sound, characterized by its scenic bluffs, mature vegetation, and historic architectural development. Continuously occupied since the early 1800s, the district contains remnants of early estates and reflects Ocean Springs' growth through a collection of residential structures built primarily between 1937 and 1978. Newer construction has generally respected the district's historic setting and waterfront character. The district is best known as the home of Shearwater Pottery, a nationally recognized artistic and cultural landmark associated with Walter Inglis Anderson and the Anderson family. More than the individual buildings themselves, the district's significance lies in the relationship between the pottery complex, its natural setting, and the surrounding historic residences. Architectural styles found throughout the district include Southern farmhouse, bungalow, French Provincial farmhouse, and Colonial Revival, all of which contribute to its unique historic and cultural identity.

IV. OCEAN SPRINGS HISTORIC DESIGN GUIDELINES:

- **Fences:** Traditionally, fences and walls served several purposes ranging from marking boundaries, keeping animals in or out, and stopping erosion. Picket fences are the most common fence type within Ocean Springs' historic districts, with some examples of wrought iron fencing and masonry retaining walls. Historically, fence purposes have remained largely consistent, with the primary contemporary exception being privacy. New fences should closely reflect established district precedents; front yard fences should not exceed four feet in height and should feature open, non-solid designs, while backyard privacy fences are acceptable.

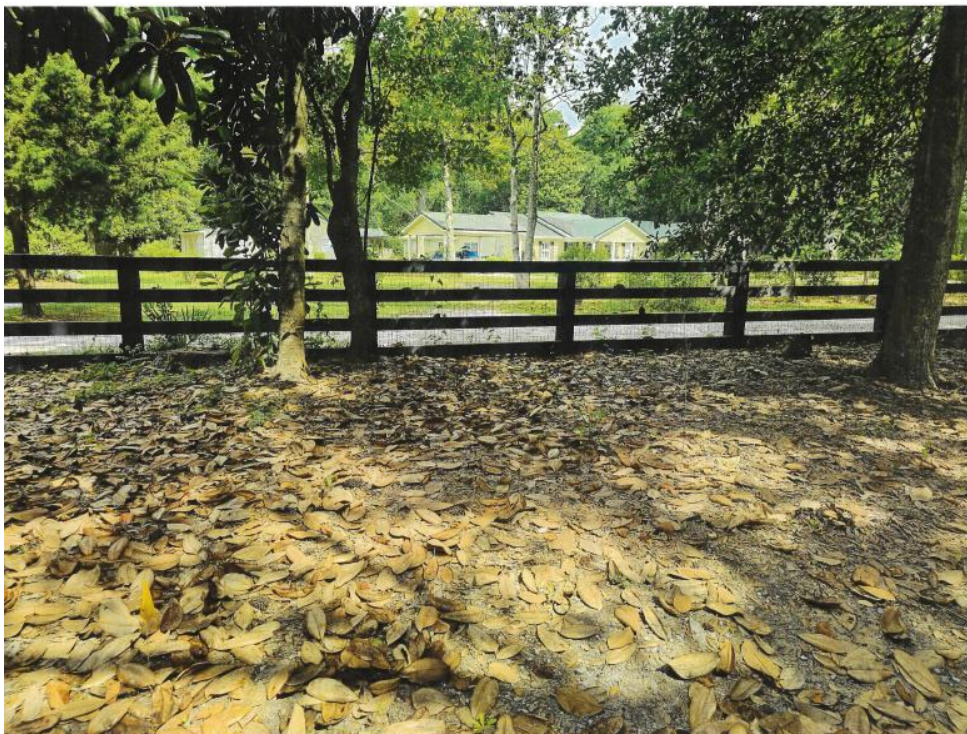


Figure 5: Proposed Fencing

V. FINDINGS:

- The principal structure is not classified as a contributing resource within the Shearwater Historic District.
- The proposed fence is four feet in height and is consistent with the maximum fence height recommended by the UDC and Historic Design Guidelines.
- The fence utilizes an open wood-and-wire design rather than a solid privacy fence.
- The proposed fence is visible from the public right-of-way and is limited to the driveway entrance.
- Similar open fencing styles exist throughout the district.

VI. PUBLIC NOTICES:

- Historic Preservation Commission yard sign was posted on June 26, 2026.
- Notifications were mailed to adjacent property owners within a 500-foot radius on June 26, 2026.

VII. PUBLIC FEEDBACK

None received as of July 10, 2026.

VIII. POTENTIAL MOTION

A motion to recommend **approval** of Certificate of Appropriateness (COA) to construct a 4' tall, black painted, wooden and wire fence beginning at the side of the existing brick columns and run east and west to the side property lines.

-OR-

A motion to recommend **denial** of Certificate of Appropriateness (COA) to construct a 4' tall, black painted, wooden and wire fence beginning at the side of the existing brick columns and run east and west to the side property lines.



City of Ocean Springs
Historic Preservation Commission
1018 Porter Ave /PO Box 1800 Ocean Springs, MS 39564
(228) 875-4415

— CERTIFICATE OF APPROPRIATENESS APPLICATION —

Application Date: _____

[Applications are due by the 7th of each month for consideration the FOLLOWING month.]

APPLICATION FEE: \$51.00 – Cash, Check (Payable to CITY OF OCEAN SPRINGS), C/C – 3% fee
\$1.00 fee is per Ordinance 2022-17 following requirements of Section 25-60-5 MS Code Annotated

***** **APPLICANT MUST ATTEND HEARING** *****

applicant responsible for all public mailer fees

Property Address: 306 SHEARWATER

Property Owner(s): STUART & ANN WELDE

Parcel ID Number: _____ **Approximate Age of Home:** 2 yrs

ACCESS: Upon application submittal, City Officials and HPC Members are authorized to enter property to view proposal unless checked below.

☐ **Check here** if City Officials and HPC members **DO NOT** have permission to enter property.

Applicant [Check one]: ☐ Architect ☒ Contractor ☐ Owner ☐ Other _____

Name: CRAIG SMITH

Address: 7216 OCEAN SPRINGS ROAD

City: OCEAN SPRINGS **State:** MS **Zip:** 39564

Phone: 228-327-2727 **Email:** SMITH3272727@GMAIL.COM

Property Owner [if Different]:

Name: STUART WELDE

Address: 306 SHEARWATER

City: OCEAN SPRINGS **State:** MS **Zip:** 39564

Phone: ~~228-327-2727~~ **Email:** SEWBOLGE@CROSSMANGAS.COM
~~228~~ 228-872-8747

DIRECTIONS: Check box which best represents your request (more than one box may be checked), and **ATTACH** the corresponding checklist to help ensure a complete application.

☐ New Construction, Additions, Extensive
Renovation / Repair

☐ Minor Renovation / Repair

☐ Exterior Painting (Contributing Structures Only)

☒ Landscaping and Site
Improvements (i.e. Fencing)

☐ Signage

☐ Demolition

PLEASE CHECK DISTRICT/LISTING

- | | | |
|---|--|--|
| ☐ BOWEN | ☐ MARBLE SPRINGS | ☒ SHEARWATER |
| ☐ INDIAN SPRINGS | ☐ OLD OCEAN SPRINGS | ☐ SULLIVAN-CHARNELY |
| ☐ LOVER'S LANE | ☐ RAILROAD | ☐ INDIVIDUAL LISTING |

Requirements:

- PROOF OF OWNERSHIP REQUIRED
- All work in the Historic District OR on Individually Listed Structures must comply with the *City of Ocean Springs Historic District Design Guidelines*. The Guidelines are available at City Hall and for review at the Ocean Springs Library. This form must be completed in its entirety, with any attachments, before Historic Preservation Commission (HPC) consideration will be scheduled. Incomplete applications can result in project delays.
- Architectural plans and rendering are encouraged; if not available, roughly scaled and dimensional drawings will suffice. Documentation must be provided in a format that can be easily copied for the design process. Architectural drawing, construction details, landscape plans, etc., should be printed on paper no larger than 11" X 17". HPC is concerned with exterior features. Interior floor plans and features are not necessary.
- **SIGN:** A sign will be placed in the front yard of the property prior to the HPC meeting to notify surrounding property owners of pending application. If the sign is not returned a \$ 25.00 fee will be assessed with the building permit.

Notes:

- Certificate of Appropriateness (COA) remains in force for two (2) years and may be extended for one (1) additional year. However, if a period of one (1) year passes and no initial construction has occurred, the COA is voided, and a new application must be submitted and approved before work may begin.
- Certificate of Appropriateness does not relieve the Property Owner from the responsibility of obtaining any other required permits. Building and other permits may be required, even if a COA is not required. For more information contact the Building Department at (228) 875-6712.
- The information on this application represents an accurate description of the proposed work and the undersigned has omitted nothing which might affect the decision of the Commission. The undersigned hereby certifies that the project described in the application, as detailed by plans and specification attached, will be constructed in exact accordance with aforesaid plans and specifications. It is understood that a Building Permit will be required in addition to the Certificate of Appropriateness. Oath not required, but answer subject to rules of perjury.

STUART WELIE

Printed Name of Owner



Signature of Owner

CRAIG SMITH

Printed Name of Authorized Agent



Signature of Authorized Agent

3/27/2026

Date

******* APPLICANT MUST ATTEND HEARING *******

— CERTIFICATE OF APPROPRIATENESS APPLICATION —

DESCRIPTION OF REQUEST ATTACHMENT FOR:

MINOR RENOVATION OR REPAIR

NOTE: Architectural plans and rendering are encouraged; if not available, roughly scaled and dimensional drawings will suffice. Documentation must be provided in a format that can be easily copied for the design process. Architectural drawing, construction details, landscape plans, etc., should be printed on paper no larger than 11" X 17". HPC is concerned with exterior features. Interior floor plans and features are not necessary.

Required Attachments:

1. For work which includes changes to the exterior of existing buildings, the following is required:
 - a. _____ Elevations;
 - b. _____ Floor Plans; and
 - c. _____ Photographs of each face of the building to be renovated with details of the areas of work.

Description: _____

ADD FENCE TO SWG OF EXISTING BRICK COLUMNS RUNNING
EAST AND WEST

— Attach Additional Sheets if Needed —





OFFICIAL RECORDS JACKSON COUNTY
Josh Eldridge
CHANCERY CLERK
RECORDING FEE: \$26.00
#202011470 BK:1979 PG:312-313
06/15/2020 09:49:26 AM 2 PGS
CSHOWS,DC Ropt#12175



202011470 2 PGS

Index as: **Section 30, Township 7 South, Range 8 West, Jackson County, Mississippi**

Prepared By and Return To:

Sarah D. Rimes
1000 North Halstead Road, Suite B
Ocean Springs, MS 39564
(228) 875-2307
MS Bar No. 101555

State of Mississippi
County of Jackson

WARRANTY DEED

FOR AND IN CONSIDERATION OF the price and sum of Ten and No/100 Dollars (\$10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **The Blossman Companies, Inc., a Mississippi Corporation**, 809 Washington Avenue, Ocean Springs, MS 39564, 228-875-2261, do hereby sell, convey and warrant unto **Stuart E. Weidie and Ann P. Weidie, as joint tenants with full rights of survivorship and not as tenants in common**, PO Box 1110, Ocean Springs, MS 39566, 228-875-2261, all of that certain tract, piece or parcel of land situated in Jackson County, Mississippi, together with all improvements, buildings, fixtures, and appurtenances thereunto belonging, and being more particularly described as follows, to-wit:

That certain tract or parcel of land situated in fractional Section 30, Township 7 South, Range 8 West, Jackson County, Mississippi, more particularly described as commencing at an iron pipe (formerly on the center line of Anola Avenue) which is 211 feet South and 55 feet West of the Northeast corner of U.S. Government lot 4, of said fractional Section 30, run thence south 38 degrees 39' West a distance of 27 feet to a point on the South margin of Shearwater Drive and the point of beginning, from said point of beginning run thence North 42 degrees 12' West along the South margin of Shearwater Drive 232.9 feet, run thence South 27 degrees 37' West 100 feet to a point, run thence South 38 degrees 39' West 232.9 feet to a point, run thence North 61 degrees 53' West a distance of 49.3 feet to a monument marking a corner of the Blossman property, run thence North 61 degrees 53' West 100 feet to a point, run thence South 26 degrees 30' West 200 feet, run thence South 44 degree 04' West 603 feet, more or less, to a point on the shore of the Mississippi Sound, run thence Easterly along the meanderings of said shore 430 feet, more or less, to a point which is South 38 degrees 39' West 1006.2 feet more or less, from the point of beginning, run thence North 38 degrees 39' East 1006.02 feet, more or less, to the point of beginning. Together with all riparian and/or litoral rights thereunto belonging. Being a part of the property conveyed by Sara McQ. Taylor to Camille M. Ruddiman by deed dated December 17, 1947, recorded in Book 98, Page 307 of the Deed Records of Jackson County, Mississippi.

The above described property constitutes no part of the homestead of the Grantor(s) above.

This conveyance is subject to any and all covenants, rights of way, easements, oil, gas, and other mineral reservations, restrictions and other reservations of record in the office of the Chancery Clerk of Jackson County, Mississippi.

It is agreed and understood that the taxes for the current year have been prorated as of this date on an estimated basis, and when said taxes are actually determined, if the proration as of this date is incorrect, the Parties hereto agree to make all necessary adjustments on the basis of an actual proration.

WITNESS MY SIGNATURE, on this the 11th day of June, 2020

THE BLOSSMAN COMPANIES, INC.

David M. Reynolds
David M. Reynolds
Vice President and Chief Operations Officer

State of Mississippi
County of Jackson

PERSONALLY appeared, before me, the undersigned authority in and for the said County and State, within my jurisdiction, the within named David M. Reynolds, who acknowledged to me that he is Vice President and Chief Operations Officer of The Blossman Companies, Inc., a Mississippi Corporation, and for and on behalf of said corporation and as its act and deed he signed, executed, and delivered the above and foregoing instrument of writing for the purposes mentioned on the day and year therein mentioned after first having been duly authorized by said corporation so to do.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE this 11th day of June, 2020

[Signature]
Notary Public

My Commission expires: 4/17/2024

Parcel Number: 60129810.000



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Planning Department
P.O. Box 1800
Ocean Springs, MS 39566-1800
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