



**HISTORIC PRESERVATION COMMISSION MEETING AGENDA
CITY OF OCEAN SPRINGS - HISTORIC PRESERVATION COMMISSION
THURSDAY, SEPTEMBER 10, 2026 - 6:00 PM**

- 1. Call Meeting to Order**
- 2. Approval of Minutes**
 - a. August 13, 2026
- 3. Old Business**
- 4. New Business**
- 5. Audience Request**
- 6. Administrative**
- 7. Adjourn**

The Minutes of the City of Ocean Springs
Historic Preservation Commission
Thursday, August 13, 2026

1. Call meeting to order

Vice Chairman Owen White called the meeting to order on Thursday, August 13, 2026, at 6:00 p.m.

Let the record reflect that Bonnie Munro submitted her resignation from the Historic Preservation Commission, and Preston Lewis was appointed by the Board of Aldermen to fill the resulting vacancy and serve the remainder of the unexpired term through July 31, 2027.

Commission members present were Susan Wooten, Kathy Stafford, Robert Brown, Charles Fowler, Karen Chewning and Preston Lewis. Also present were Amanda Crose, Planning Director and Rae Williams, Planning Technician.

2. Approval of Minutes

a. June 11, 2026

A motion was made by Charles Fowler, seconded by Susan Wooten to approve the June 11, 2026, meeting minutes as presented. The motion carried unanimously.

b. June 15, 2026 - Special Call

A motion was made by Karen Chewning, seconded by Kathy Stafford to approve June 15, 2026, Special Call meeting minutes as presented. The motion carried unanimously.

c. July 16, 2026

A motion was made by Susan Wooten, seconded by Karen Chewning to approve July 16, 2026, meeting minutes as presented. The motion carried unanimously.

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**

The Commission noted that this request proceeded to the Board of Aldermen for consideration without a prior recommendation from the Historic Preservation Commission and was approved at the Board's Regular Meeting on August 4, 2026.

- b. 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**

The Commission noted that this request proceeded to the Board of Aldermen for consideration without a prior recommendation from the Historic Preservation Commission and was approved at the Board's Regular Meeting on August 4, 2026.

- c. 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**

Staff advised that the applicant was unable to attend due to medical concerns; however, a representative was present.

The Commission discussed the location of the proposed fence in relation to the property lines. Staff confirmed that the site plan showed the fence within the subject property and noted that one public comment had been received regarding potential encroachment onto adjoining property.

A motion was made by Susan Wooten, seconded by Karen Chewning, to recommend approval of a Certificate of Appropriateness (COA) for a four (4) foot tall, black-painted wood-and-wire fence extending from the existing brick columns to the respective side property lines at 306 Shearwater Drive. The motion carried unanimously.

4. New Business

a. Election of Officers

The Commission conducted its annual Election of Officers. Ballots were distributed to the Commission members, and the votes were tallied by staff.

Following the tally of votes, the following officers were elected to serve for the 2026 – 2027 term:

- **Chairman** – Owen White
- **Vice Chairman** – Robert Brown
- **Secretary** – Kathy Stafford

b. Discussion of Historic Preservation Commission By-Laws

The Planning Director presented proposed revisions to the Historic Preservation Commission By-Laws, explaining that the amendments primarily update outdated language and align the By-Laws with the Unified Development Code, City ordinances, applicable state law, and current Commission procedures.

The Commission discussed the proposed revisions. No action was taken, and the By-Laws will be placed on a future agenda for consideration of a formal recommendation to the Board of Aldermen.

- c. 502 Jackson Ave - PIDN: 60137198.000 - Starks Contracting Co., on behalf of St. Alphonsus Catholic Church - Requesting approval of a Certificate of Appropriateness (COA) to revise the window configuration for the previously approved covered entry located on the west side of the building along Jackson Ave.**

The Planning Director explained that the larger campus improvement project had previously been approved by the Historic Preservation Commission and Board of Aldermen in 2025. The current request was limited to a revision of the window configuration on the west elevation of the previously approved enclosed breezeway addition.

Jennifer Blount with Allred Architectural Group represented the request and explained that the previously approved arched storefront-style openings were being replaced with smaller rectangular windows more consistent with the existing building. A transom window was also proposed above the door.

The Commission discussed the revised design and found the proposed window configuration more consistent with the existing building.

A motion was made by Charles Fowler, seconded by Karen Chewning, to recommend approval of a Certificate of Appropriateness (COA) to revise the window configuration of the previously approved enclosed breezeway addition on the west elevation at 502 Jackson Avenue. The motion carried unanimously.

- d. 319 Washington Ave - PIDN: 60137386.000 - James Hase with Versamax, LLC, on behalf of Curt & Ellen Gabardi - Requesting approval of a Certificate of Appropriateness (COA) to:**
- 1. Remove and replace approximately 60 feet of existing 5-foot tall dog-eared wooden fence along the south property line and extend the fence approximately 70 feet to the rear property line, including the installation of a 30-inch wide gate.**
 - 2. Repaint the existing rear deck Sherwin-Williams SW 7076 - Cyberspace.**

The Planning Director reviewed the request with the Commission, explaining that the existing black metal fence along the front of the property would remain unchanged. The request included replacement and extension of the existing wooden fence along the south property line, installation of a gate, and repainting of the existing rear deck.

James Hase with Versamax LLC was present to represent the case.

A motion was made by Susan Wooten, seconded by Karen Chewning, to recommend approval of a Certificate of Appropriateness (COA) to remove and replace approximately sixty (60) feet of existing five (5) foot tall dog-eared wooden fence along the south property line and extend the fence approximately seventy (70) feet to the rear

property line, including installation of a thirty (30) inch wide gate, and to repaint the existing rear deck Sherwin-Williams SW 7076 – Cyberspace at 319 Washington Avenue. The motion carried unanimously.

4. Audience Request

- a. None

5. Administrative

- a. None

7. Adjourn

A motion was made by Karen Chewning, seconded by Robert Brown, to adjourn the meeting. The motion carried unanimously.

The meeting ended at 6:20 p.m.

DRAFT