



City of Ocean Springs Historic Preservation Commission
1018 Porter Avenue
Ocean Springs, MS 39564

Thursday, September 15, 2022 @ 6:00 p.m.

A G E N D A

1. Call meeting to order

2. Old Business – None.

3. New Business

- a) 1416 Bowen Avenue / PID# 60137128.000 – Susan Mueller – Request for Certificate of Appropriateness (COA) to install a fence along the southern property line.
- b) 1313 Bowen Avenue / PID# 60137072.000 – Tammy Dale – Request for COA to construct a shed/workshop within the rear yard.
- c) 1208 Bowen Avenue / PID# 61190012.000 – Tyler Smith – Request for COA to replace the existing concrete front steps with brick steps.

4. Approval of Minutes

- a) August 11, 2022

5. Administrative

- a) 510 Jackson Avenue / PID# 60137196.000 – Richard Harris – Request to change paint colors without the need for a COA. *(Approved 08/18/2022)*

6. Audience Request

7. Elections

- a) HPC Members (Chairman – Vice-Chairman – Secretary)
- b) Sign Committee (Three members needed)

8. Commission Discussion

- a) **Demolition**

9. Adjourn

CITY OF OCEAN SPRINGS
COMMUNITY DEVELOPMENT AND PLANNING
POST OFFICE BOX 1800
OCEAN SPRINGS, MS 39566-1800
228-875-4415

HISTORIC PRESERVATION COMMISSION REPORT

MEETING DATE: September 15, 2022

APPLICANT(S): Roy Murrell
CURRENT OWNER? Yes No
If No, - List Current Owner: Susan Mueller

REQUESTED ACTION: Approval of Certificate of Appropriateness (COA) for the construction of a fence.

DATE OF APPLICATION: August 2, 2022

LOCATION: 1416 Bowen Avenue / PID# 60137128.000 / Bowen Avenue Historic District

ADJACENT ZONING/LAND USE:

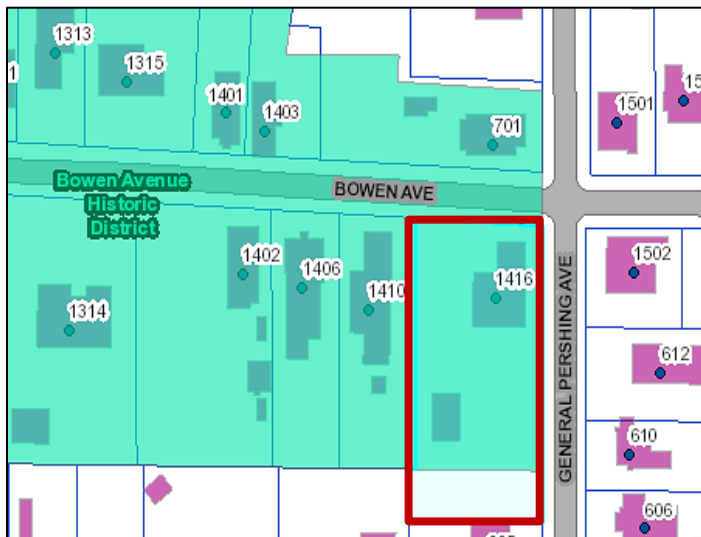
Subject Property: R-2, Single-Family Residential District – single family dwelling;

North: across Bowen Avenue – single-family dwellings;

East: across General Pershing Avenue – single-family dwellings;

South and West: single-family dwellings.

VICINITY:



DESCRIPTION OF THE REQUEST:

- The COA is requested to construct a six-foot-tall cedar fence along the property line separating the parcels.

COA CONSIDERATIONS:

- According to the MS Dept. of Archives and History (MDAH) Historic Resources Inventory, the house was built in 1904 and is a “Folk Victorian” structure.

FINDINGS:

- The Bowen Avenue Historic District is described as a linear area of three blocks of street-oriented dwellings showing a diversity of influences.
- 1416 Bowen is a corner lot, with the dwelling facing Bowen Avenue. The proposed fence will be located along the rear (southern) lot line of 1416 Bowen Avenue.
- There is an existing picket fence along the General Pershing Avenue frontage of both parcels.
- The area of the southern parcel that is within 25 feet of General Pershing Avenue is the front yard of that parcel. The UDC allows fences up to four (4) feet in height within that front yard area.

STAFF CONCLUSION: The requested modifications are consistent with the guidelines for the Bowen Ave. Historic District and with the UDC fence requirements provided that the section of fence within 25 feet of the General Pershing Ave. right-of-way is not over 4 feet in height.

POTENTIAL MOTION:

To recommend approval of a Certificate of Appropriateness for the construction of a cedar fence along the south property line of 1416 Bowen Avenue provided that the section of fence within 25 feet of the General Pershing Avenue right-of-way is not over 4 feet in height.



City of Ocean Springs

HISTORIC PRESERVATION COMMISSION

ADDRESS: 1014 Porter Ave, Ocean Springs, MS. 39564 PH: (228)-875-4415 FAX: (228)-872-5427

— CERTIFICATE OF APPROPRIATENESS APPLICATION —

Application Date: 8/2/22
 [Applications are due by the 7th of each month for consideration the FOLLOWING month.]

APPLICATION FEE: \$50.00 – Cash, Check (Payable to CITY OF OCEAN SPRINGS), C/C – 3% fee

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

Property Address: 1416 Bowen Ave Ocean Springs 39564
 Property Owner(s): Susan C. Mueller
 Parcel ID Number: 60137128.000 Approximate Age of Home: 115

ACCESS: Upon application submittal, City Officials and HPC Members area 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 General Pershing adjoining property / not owner

Name: ROY MURRELL
 Address: 1127 IBERVILLE DR.
 City: OCEAN SPRINGS State: MS Zip: 39564
 Phone: (228) 324-0377 Email: REMURRELL@BELLSOUTH.NET

Property Owner [if Different]:
 Name: Susan Mueller
 Address: 117 Kenneth St
 City: CAMARILLO State: CA Zip: 93010
 Phone: 949 922 4045 Email: missmelissam@gmail.com

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

- | | | |
|---|--|---|
| <input checked="" type="checkbox"/> BOWEN | <input type="checkbox"/> MARBLE SPRINGS | <input type="checkbox"/> SHEARWATER |
| <input type="checkbox"/> INDIAN SPRINGS | <input type="checkbox"/> OLD OCEAN SPRINGS | <input type="checkbox"/> SULLIVAN-CHARNELY |
| <input type="checkbox"/> LOVER'S LANE | <input type="checkbox"/> RAILROAD | <input type="checkbox"/> INDIVIDUAL LISTING |

Requirements:

- 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.

Susan C. Mueller Susan C. Mueller
Printed Name of Owner Signature of Owner

Printed Name of Authorized Agent Signature of Authorized Agent

Date

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

— CERTIFICATE OF APPROPRIATENESS APPLICATION —

DESCRIPTION OF REQUEST ATTACHMENT FOR:

LANDSCAPING AND SITE IMPROVEMENTS SUCH AS FENCING

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.

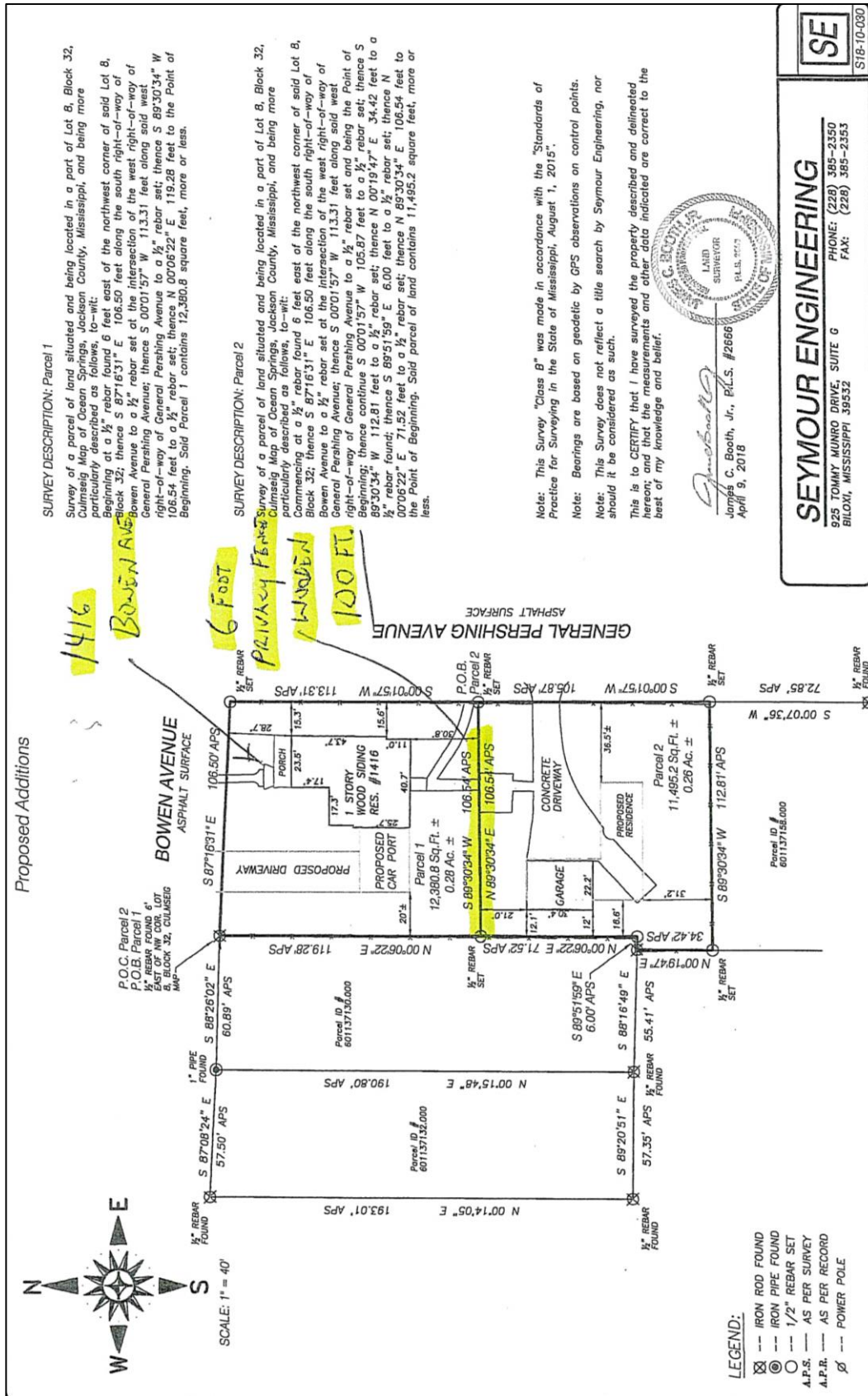
Required Attachments:

- a. _____ Drawing or photograph of the type of fence, wall, or gate proposed;
- b. _____ Site plan with dimensions, showing placement of any proposed change to the property as it relates to the property boundaries and all other buildings or site facilities – including protected trees; and
- c. _____ A description of the materials to be used.

Description: _____

— Attach Additional Sheets if Needed —

PROPOSED FENCE :



SURVEY DESCRIPTION: Parcel 1

Survey of a parcel of land situated and being located in a part of Lot B, Block 32, Culmseeig Map of Ocean Springs, Jackson County, Mississippi, and being more particularly described as follows, to-wit: Beginning at a 1/2" rebar found 6 feet east of the northwest corner of said Lot B, Block 32; thence S 87°16'31" E 106.50 feet along the south right-of-way of Bowen Avenue to a 1/2" rebar set at the intersection of the west right-of-way of General Pershing Avenue; thence S 00°01'57" W 113.31 feet along said west right-of-way of General Pershing Avenue to a 1/2" rebar set; thence S 89°30'34" W 106.54 feet to a 1/2" rebar set; thence N 00°06'22" E 119.28 feet to the Point of Beginning. Said Parcel 1 contains 12,380.8 square feet, more or less.

SURVEY DESCRIPTION: Parcel 2

Survey of a parcel of land situated and being located in a part of Lot B, Block 32, Culmseeig Map of Ocean Springs, Jackson County, Mississippi, and being more particularly described as follows, to-wit: Commencing at a 1/2" rebar set east of the northwest corner of said Lot B, Block 32; thence S 87°16'31" E 106.50 feet along the south right-of-way of Bowen Avenue to a 1/2" rebar set at the intersection of the west right-of-way of General Pershing Avenue; thence S 00°01'57" W 113.31 feet along said west right-of-way of General Pershing Avenue to a 1/2" rebar set and being the Point of Beginning; thence continue S 00°01'57" W 105.87 feet to a 1/2" rebar set; thence S 89°30'34" W 112.81 feet to a 1/2" rebar set; thence N 00°19'47" E 34.42 feet to a 1/2" rebar found; thence S 89°51'59" E 6.00 feet to a 1/2" rebar set; thence N 00°06'22" E 71.52 feet to a 1/2" rebar set; thence N 89°30'34" E 106.54 feet to the Point of Beginning. Said parcel of land contains 11,495.2 square feet, more or less.

Note: This Survey "Class B" was made in accordance with the "Standards of Practice for Surveying in the State of Mississippi, August 1, 2015".

Note: Bearings are based on geodetic by GPS observations on control points.

Note: This Survey does not reflect a title search by Seymour Engineering, nor should it be considered as such.

This is to CERTIFY that I have surveyed the property described and delineated herein; and that the measurements and other data indicated are correct to the best of my knowledge and belief.



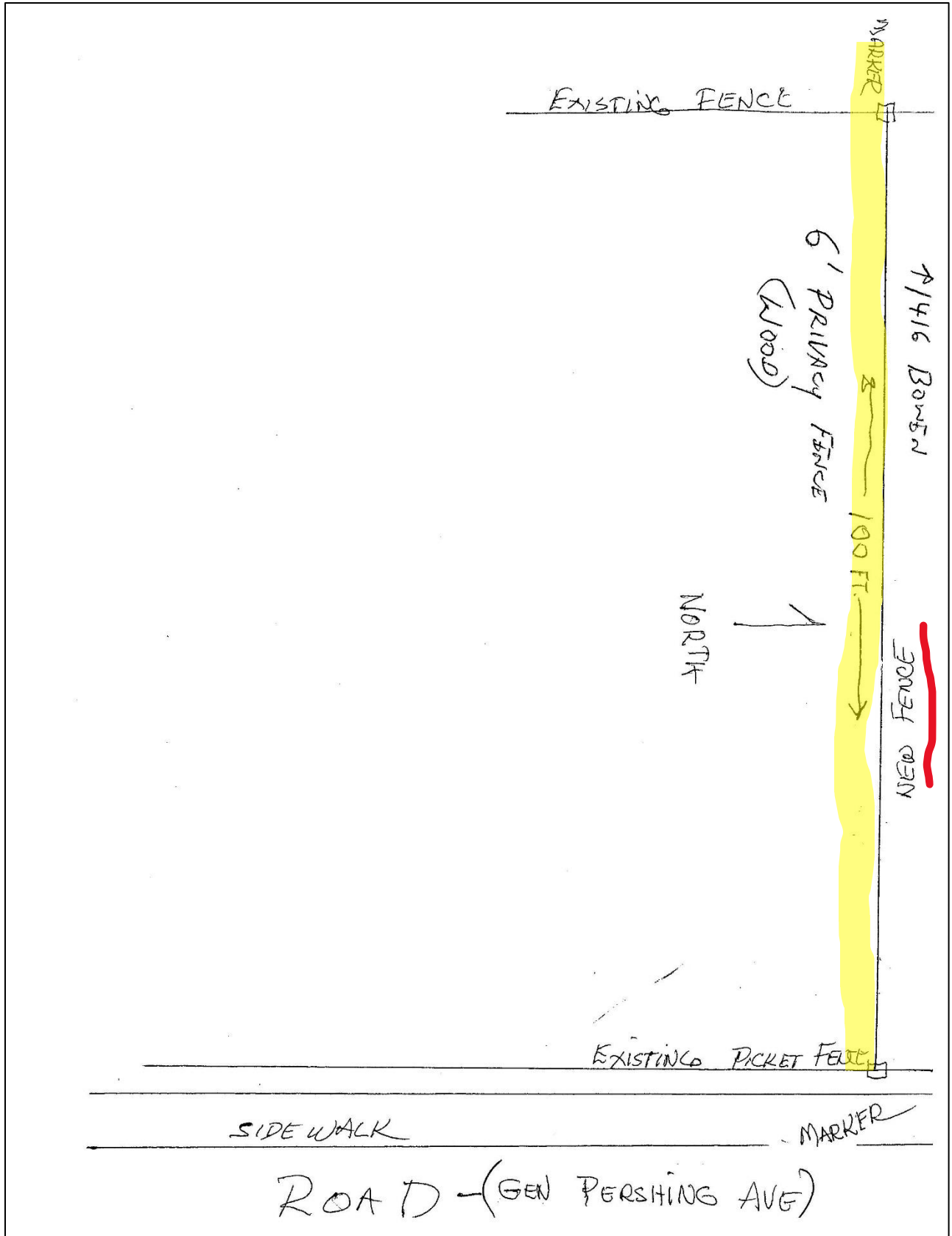
James C. Booth, Jr., P.L.S. #2666
April 9, 2018

SEYMOUR ENGINEERING

925 TOMMY MUNRO DRIVE, SUITE G
BILOXI, MISSISSIPPI 39532
PHONE: (228) 395-2350
FAX: (228) 395-2353



S18-10-030



CITY OF OCEAN SPRINGS
COMMUNITY DEVELOPMENT AND PLANNING
POST OFFICE BOX 1800
OCEAN SPRINGS, MS 39566-1800
228-875-4415

HISTORIC PRESERVATION COMMISSION REPORT

MEETING DATE: September 15, 2022

APPLICANT: Tamara E. Dale
CURRENT OWNER? Yes ✓ No

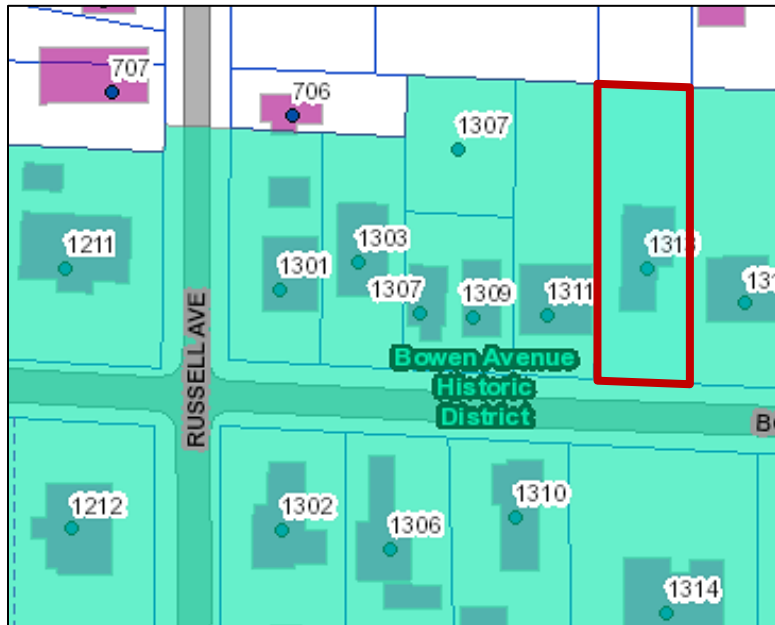
REQUESTED ACTION: Approval of Certificate of Appropriateness (COA) for the construction of an accessory building and exterior painting.

DATE OF APPLICATION: August 7, 2022

LOCATION: 1313 Bowen Avenue / PID# 6013702.000 / Bowen Avenue Historic District

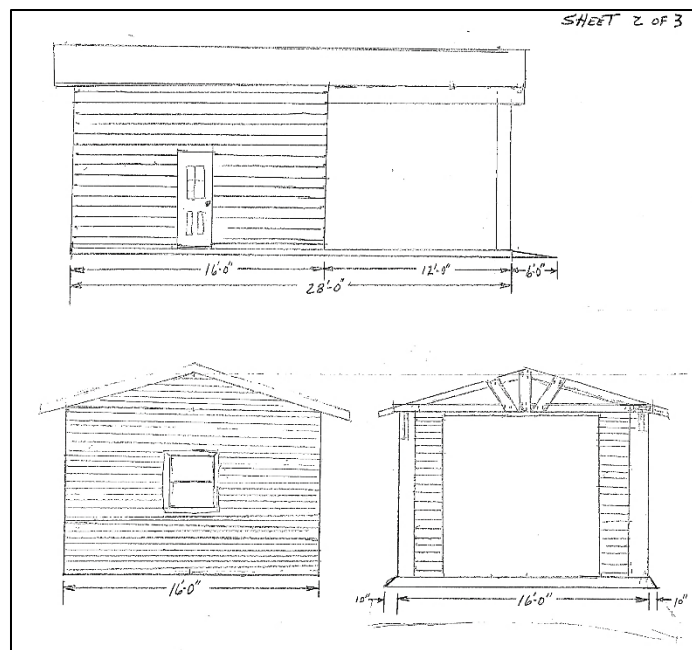
ADJACENT ZONING/LAND USE:

Subject Property: Single-Family Residential District – single family dwelling;
North: CMX-1, Neighborhood Commercial District – restaurant under construction;
South, East and West: single-family dwellings;



DESCRIPTION OF THE REQUEST:

- The COA is requested to construct an accessory structure in the rear yard. The structure will be 448 sq. ft. and be used as a workshop with an open breezeway. The building is partially completed.



COA CONSIDERATIONS:

- According to the MS Dept. of Archives and History (MDAH) Historic Resources Inventory, the house was built in 1910 and is a “vernacular Shotgun with Lateral Wing house”.

FINDINGS:

- The Bowen Avenue Historic District is described as a linear area of three blocks of street-oriented dwellings showing a diversity of influences.
- Building elevation drawings are attached. The scope of work states that the building will have a metal roof, Hardie-plank siding, and paint to match the existing house.

STAFF CONCLUSION: The requested accessory building will be consistent in appearance to the existing dwelling. Its location in the rear yard, small size and appearance are consistent with the Historic District Guidelines.

MOTION:

To recommend approval of a Certificate of Appropriateness for construction of an accessory building at 1313 Bowen Avenue as described in the application and site plan.



City of Ocean Springs

HISTORIC PRESERVATION COMMISSION

ADDRESS: 1014 Porter Ave, Ocean Springs, MS. 39564 PH: (228)-875-4415 FAX: (228)-872-5427

CERTIFICATE OF APPROPRIATENESS APPLICATION

Application Date: [blank]
[Applications are due by the 7th of each month for consideration the FOLLOWING month.]
APPLICATION FEE: \$50.00 - Cash, Check (Payable to CITY OF OCEAN SPRINGS), C/C - 3% fee
***** APPLICANT MUST ATTEND HEARING *****

Property Address: 1313 BOWEN AVE
Property Owner(s): TAMMY DALE
Parcel ID Number: [blank] Approximate Age of Home: [blank]

ACCESS: Upon application submittal, City Officials and HPC Members area 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 [x] Owner [] Other
Name: TAMARA E. DALE
Address: 1313 BOWEN AVE
City: OCEAN SPRINGS State: MS Zip: 39564
Phone: 228-218-4104 Email: [blank]

Property Owner [if Different]:
Name: [blank]
Address: [blank]
City: [blank] State: [blank] Zip: [blank]
Phone: [blank] Email: [blank]

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.

- [x] New Construction, Additions, Extensive Renovation / Repair (with note: OUT BUILDING)
[x] Minor Renovation / Repair
[x] Exterior Painting (Contributing Structures Only)
[] Landscaping and Site Improvements (i.e. Fencing)
[] Signage
[] Demolition

PLEASE CHECK DISTRICT/LISTING

- | | | |
|---|--|---|
| <input checked="" type="checkbox"/> BOWEN | <input type="checkbox"/> MARBLE SPRINGS | <input type="checkbox"/> SHEARWATER |
| <input type="checkbox"/> INDIAN SPRINGS | <input type="checkbox"/> OLD OCEAN SPRINGS | <input type="checkbox"/> SULLIVAN-CHARNELY |
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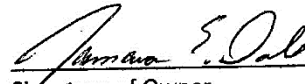
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- **SIGN:** A sign will be placed in the front yard of the property prior to the HPC meeting to notify surrounding property owners of pending application. If the sign is not returned a \$ 25.00 fee will be assessed with the building permit.

Notes:

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- 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.

TAMARA E. DALE
Printed Name of Owner


Signature of Owner

Printed Name of Authorized Agent

Signature of Authorized Agent

8-3-22
Date

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

— CERTIFICATE OF APPROPRIATENESS APPLICATION —

DESCRIPTION OF REQUEST ATTACHMENT FOR:

New Construction, Additions, Extensive Renovation / 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.

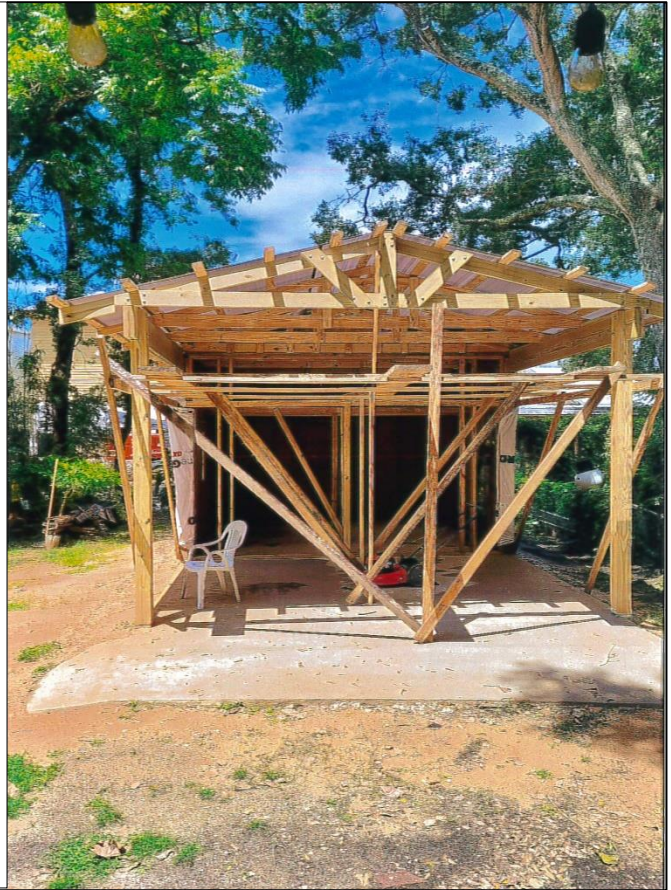
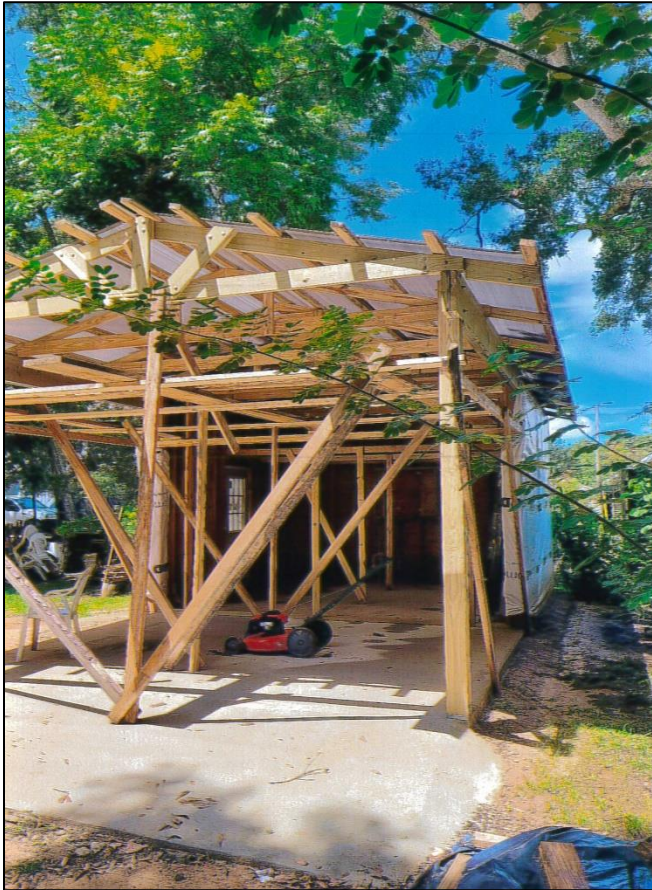
Required Attachments:

1. ~~Two (2)~~ sets of scaled drawing, which shall include:
 - a. A site plan illustrating location of proposal as well as all other structures on the site, with dimensions, setback distances, landscaping, driveways, walkways and protected trees;
 - b. A floor plan, with dimensions as it impacts the exterior of the structure;
 - c. A drawing with dimensions of all affected exterior elevations;
 - d. Notes describing exterior materials to be used. (i.e. walls, roof, trim, cornice, windows, doors, etc.);
 - e. Detailed drawings or photographs of any decorative architectural details. (i.e. columns, balustrades, modillions, etc.); and
 - f. Paint samples and plan keyed to location of each color (*Pivotal Structures Only*).
2. Photographs of the subject structure to be worked on, and adjacent property structures.
 - a. Subject property; and
 - b. Adjacent property structures.

Description: WORKSHOP WITH COVERED AREA.

— Attach Additional Sheets if Needed —

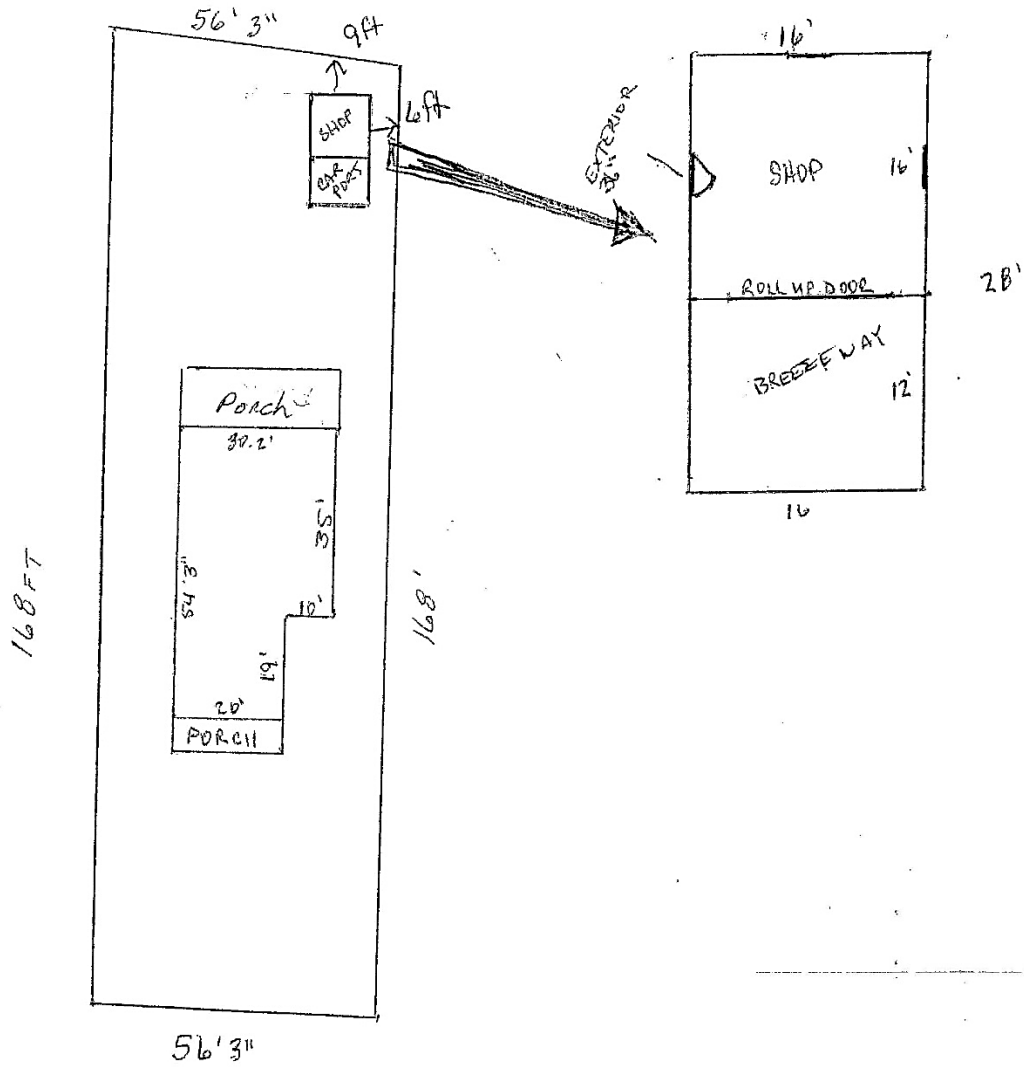
EXISTING CONDITIONS:



SITE PLAN:

SHEET 1 OF 3

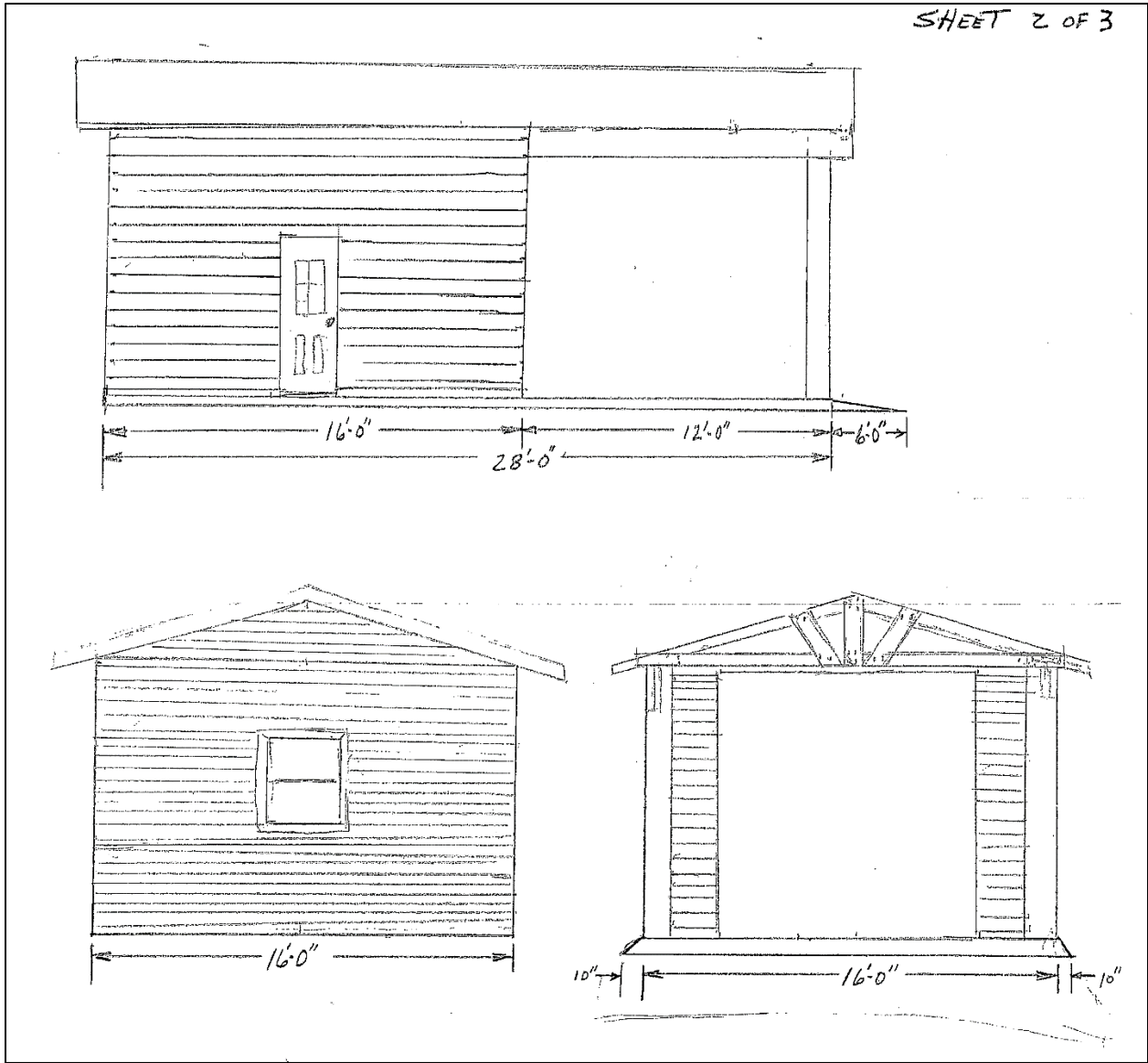
1313 BOWEN AVE.



----->

..... Bowen Ave -----

ELEVATIONS:



BUILDING DETAILS

SLAB

12" x 12" FOOTER

- 2 EA, #5 REBAR ON CHAIRS
- 5 MIL POLY
- WIRE MESH
- 3500 PSI CONCRETE WITH FIBER & 6" SLUMP
- 10" GALVANIZED ANCHOR BOLT WITH 3"x3" S₅ WASHER AND NUTS

WALLS, 10'-0" HIGH

- 2" x 6" STUDS
- 1/2" PLYWOOD, (CDX)
- 2" x 4" ROOF RAFTERS
- 2" x 4" CEILING JOIST
- 2" x 4" STRIPPING FOR METAL ROOFING

ROOF

- 3-12 Pitch
- METAL ROOFING

Shop exterior

- HARDIE PLANK, PAINTED SAME COLOR AS RESIDENCE
- 2 EA, WINDOWS, 30-30 1/1 WHITE VINYL
- 1 EA, ENTRANCE DOOR, 36" W, STEEL
- 1 EA, DOOR, ROLL UP, 10'-0" W, STEEL

BREEZE WAY

- 6" x 6" TREATED POST
- 2" x 12" BEAM, TREATED

CITY OF OCEAN SPRINGS
COMMUNITY DEVELOPMENT AND PLANNING
POST OFFICE BOX 1800
OCEAN SPRINGS, MS 39566-1800
228-875-4415

HISTORIC PRESERVATION COMMISSION REPORT

MEETING DATE: September 15, 2022

APPLICANT: Tyler Smith/T. Smith Investments LLC
CURRENT OWNER? Yes ✓ No

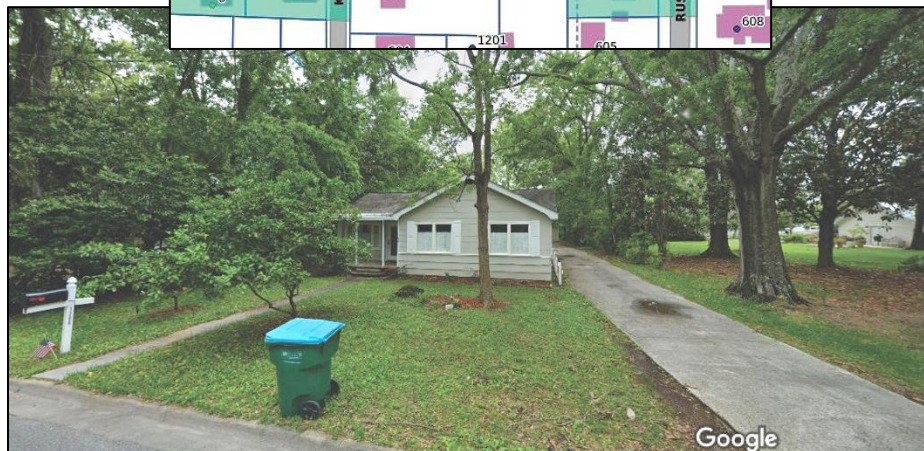
REQUESTED ACTION: Approval of Certificate of Appropriateness (COA) for 1) the installation of red brick pavers on the porch floor, steps and walkway, and 2) installation of exterior light fixtures.

DATE OF APPLICATION: August 7, 2022

LOCATION: 1208 Bowen Avenue / PID# 61190012.000 / Bowen Avenue Historic District

ADJACENT ZONING/LAND USE:

Subject Property: R-2, Single-Family Residential District – a single family dwelling;
North, South, East, West: R-2, Single-Family Residential District single-family dwellings.



DESCRIPTION OF THE REQUEST:

- The COA request is to install red brick pavers on the porch floor, porch steps and walkway, and to install exterior light fixtures. The applicant provided a photo of a dwelling entryway to illustrate generally how the front porch will appear with the proposed modifications.

COA CONSIDERATIONS:

- According to the MS Dept. of Archives and History (MDAH) Historic Resources Inventory, the house was built in 1960 and is a “Minimal Traditional house”.

FINDINGS:

- The Bowen Avenue Historic District is described as a linear area of three blocks of street-oriented dwellings showing a diversity of influences.

STAFF CONCLUSION:

- The requested modifications to the front porch are in character with the Bowen Avenue Historic District.

MOTION:

To recommend approval of a Certificate of Appropriateness for the installation of red brick pavers on the porch floor, steps and walkway, and for the installation of exterior light fixtures at 1208 Bowen Avenue as described in the application.



City of Ocean Springs

HISTORIC PRESERVATION COMMISSION

ADDRESS: 1014 Porter Ave, Ocean Springs, MS. 39564 PH: (228)-875-4415 FAX: (228)-872-5427

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Application Date: _____
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APPLICATION FEE: \$50.00 – Cash, Check (Payable to CITY OF OCEAN SPRINGS), C/C – 3% fee

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

Property Address: 1208 Bowen Avenue, Ocean Springs

Property Owner(s): Tyler Smith for T Smith Investments, LLC

Parcel ID Number: 61190012.000 Approximate Age of Home: 62 years

ACCESS: Upon application submittal, City Officials and HPC Members area 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: Tyler Smith

Address: 630 Washington Ave, Suite D1

City: Ocean Springs State: MS Zip: 39564

Phone: 601-695-0230 Email: tyler@tsmithinvestments.com

Property Owner [if Different]:

Name: same as applicant

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.

- | | |
|---|---|
| <input type="checkbox"/> New Construction, Additions, Extensive Renovation / Repair | <input type="checkbox"/> Landscaping and Site Improvements (i.e. Fencing) |
| <input checked="" type="checkbox"/> Minor Renovation / Repair | <input type="checkbox"/> Signage |
| <input type="checkbox"/> Exterior Painting (Contributing Structures Only) | <input type="checkbox"/> Demolition |

PLEASE CHECK DISTRICT/LISTING

- | | | |
|---|--|---|
| <input checked="" type="checkbox"/> BOWEN | <input type="checkbox"/> MARBLE SPRINGS | <input type="checkbox"/> SHEARWATER |
| <input type="checkbox"/> INDIAN SPRINGS | <input type="checkbox"/> OLD OCEAN SPRINGS | <input type="checkbox"/> SULLIVAN-CHARNELY |
| <input type="checkbox"/> LOVER'S LANE | <input type="checkbox"/> RAILROAD | <input type="checkbox"/> INDIVIDUAL LISTING |

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Tyler Smith

Printed Name of Owner

Tyler Smith

Signature of Owner

Printed Name of Authorized Agent

Signature of Authorized Agent

8-15-22

Date

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

— CERTIFICATE OF APPROPRIATENESS APPLICATION —

DESCRIPTION OF REQUEST ATTACHMENT FOR:

New Construction, Additions, Extensive Renovation / 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.

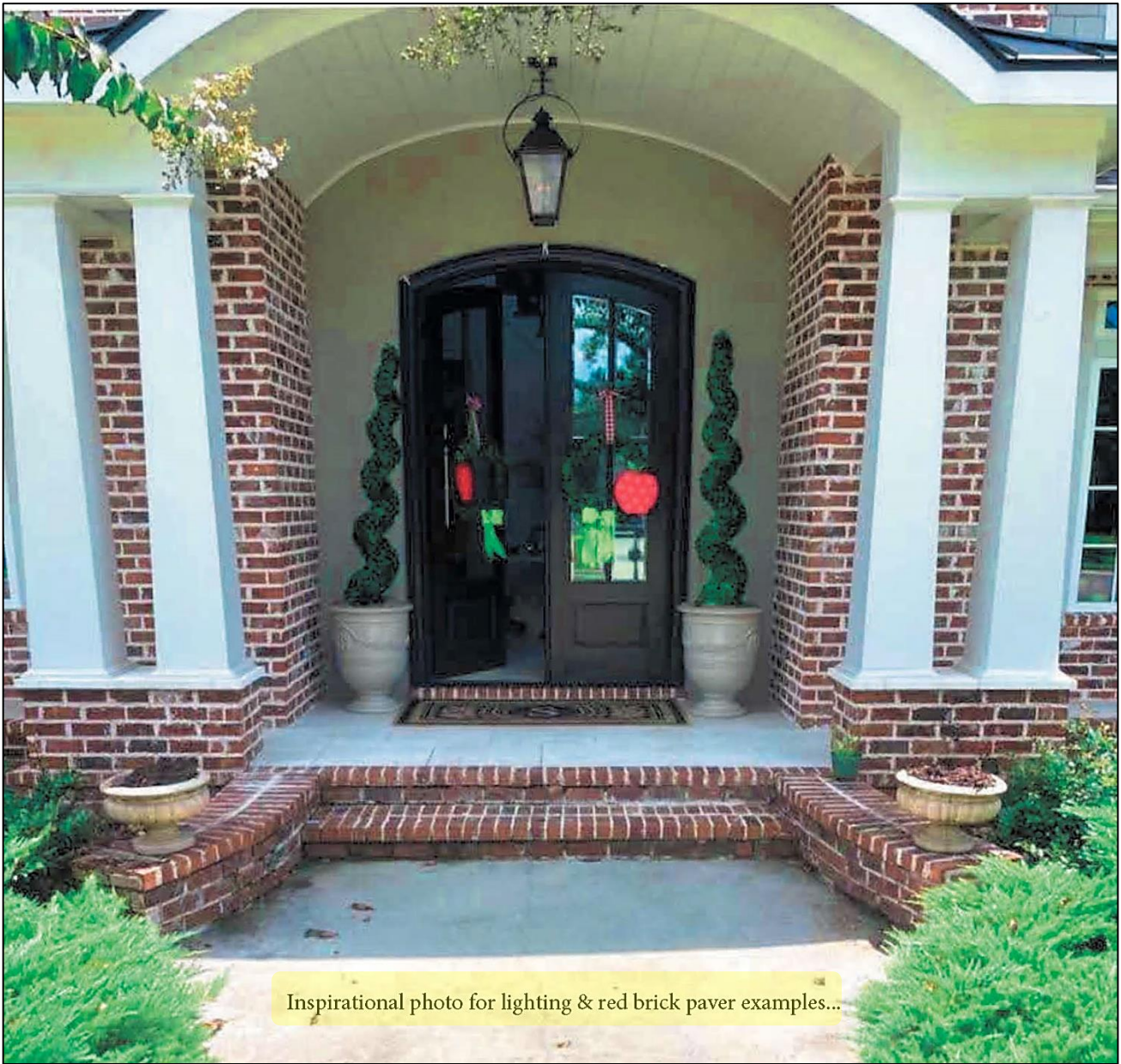
Required Attachments:

1. **Two (2)** sets of scaled drawing, which shall include:
 - a. A site plan illustrating location of proposal as well as all other structures on the site, with dimensions, setback distances, landscaping, driveways, walkways and protected trees.;
 - b. A floor plan, with dimensions as it impacts the exterior of the structure;
 - c. A drawing with dimensions of all affected exterior elevations;
 - d. Notes describing exterior materials to be used. (i.e. walls, roof, trim, cornice, windows, doors, etc.);
 - e. Detailed drawings or photographs of any decorative architectural details. (i.e. columns, balustrades, modillions, etc.); and
 - f. Paint samples and plan keyed to location of each color (*Pivotal Structures Only*).
2. Photographs of the subject structure to be worked on, and adjacent property structures.
 - a. Subject property; and
 - b. Adjacent property structures.

Description: The inspirational property photo is attached to depict the look of what the front porch of 1208 Bowen Ave will look like upon approval of this COA. I would like to add light fixtures, as well as red brick pavers to the flooring of the porch, lining of the steps, and a short walkway.
Once complete, the look will be classic and fit nicely within the City of Ocean Springs Historic District Design Guidelines. The simple red brick pavers will provide a clean, contemporary look to this property, all while preserving the characteristics that define the downtown Ocean Springs Historic District.
I am very happy to hear your feedback. Thank you for your consideration.

— Attach Additional Sheets if Needed —

INSPIRATIONAL PHOTO FOR LIGHTING AND BRICK:



Inspirational photo for lighting & red brick paver examples...

The Minutes of the City of Ocean Springs
Historic Preservation Commission
Thursday, August 11, 2022

1. Call meeting to order

A meeting of the City of Ocean Springs Historic Preservation Commission was called to order by Chairman Carlos Barbosa at 6:00 p.m. on Thursday, August 11, 2022. Members present were Michael Burns, Tyler Cox, Michael Doster, and Charliene Roemer. Karen Chewning and Matthew Pavlov were absent. Also present were Wade Morgan, City Planner, and Amanda Moser, Planning/Grants Coordinator.

2. Old Business

- a) 418 Martin Avenue – Amended Certificate Of Appropriateness (COA) for renovations to include carport

W. Morgan explained the original COA was approved in 2019. When the new owner came before the HPC for a COA regarding renovations, the carport was not shown on the plans, indicating it would be removed, however, it was not specifically discussed during presentation.

C. Barbosa asked if the amendment is for just the carport or the house as well. W. Morgan clarified it is for the carport only.

A motion was made by C. Roemer seconded by M. Doster to recommend approval of the amended COA for 418 Martin Avenue.

3. New Business

- a) 1211 Bowen Avenue / PID# 60137096.000 – Patrick Gray – Request for COA for renovations.

W. Morgan introduced the proposal. The request is to paint the exterior brick to a pale blue as well as the trim. Various replacement of windows and doors with brick are also requested.

Patrick Gray, applicant, addressed the commission. He requested in his application to replace a door on the north elevation with a window, but now is requesting to brick it up completely. He is also requesting to use vinyl composite windows.

C. Barbosa asked if the vinyl composite has a flat finish, so it looks like wood from the road. The applicant replied yes.

A motion was made by C. Roemer seconded by M. Doster to recommend approval of a COA for 1211 Bowen Avenue with the amendment to not replace, on the rear of the house, a window, and to brick it and also to use vinyl windows instead of wooden. The motion was carried unanimously.

- b) 206 Washington Avenue / PID# 60137514.000 – Connie Moran – Request for COA to install porch ceiling fans.

W. Morgan introduced the proposal. Ceiling fans will welcome an increase in the use of the porch. A window on the south side of the dwelling has become rotten and is in need of replacing.

A motion was made by M. Doster seconded by T. Cox to recommend approval of a COA for the installation of two (2) ceiling fans on the porch at 206 Washington Avenue and to replace the upstairs window as described. The motion was carried unanimously.

4. Approval of Minutes

- a) July 14, 2022

A motion was made by M. Burns seconded by C. Roemer to recommend approval of the minutes as submitted. The motion was carried unanimously.

5. Administrative Approval – None.

6. Audience Request

7. Commission Discussion

- a) Demolition

W. Morgan discussed structures over 50 years old that are not in historic districts must be approved by the Board of Aldermen when demolition is requested. The Board of Aldermen would like the HPC to review other avenues to amend the ordinance. It can be eliminated, amended, etc.

M. Burns asked if certain properties could be protected as well, such as Ishee houses or historic buildings. The members agreed that is something to think about. W. Morgan offered to research and provided photographs at next month's meeting and discuss further.

8. Adjourn

A motion was made by C. Roemer seconded by M. Doster to adjourn the meeting. The motion was carried unanimously.

DRAFT

