

3 United States Department of the Interior
National Park Service

NRHP

OCT 06 2021

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions.

LISTED

1. Name of Property

Historic name: Scranton Historic District

Other names/site number: Downtown Pascagoula Historic District

Name of related multiple property listing: _____

(Enter "N/A" if property is not part of a multiple property listing)

2. Location

Street & number: Roughly bounded by Krebs Avenue, Pascagoula Street, Convent Avenue, and Frederic Street

City or town: Pascagoula State: Mississippi County: Jackson

Not For Publication: Vicinity:

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,

I hereby certify that this X nomination ___ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

In my opinion, the property X meets ___ does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

 national statewide X local

Applicable National Register Criteria:

X A B X C D

<u>Katie Blont</u>	<u>8-2-21</u>
Signature of certifying official/Title:	Date
_____ State or Federal agency/bureau or Tribal Government	

In my opinion, the property ___ meets ___ does not meet the National Register criteria.	
_____ Signature of commenting official:	_____ Date
_____ Title :	_____ State or Federal agency/bureau or Tribal Government

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4. National Park Service Certification

I hereby certify that this property is:

- entered in the National Register
- determined eligible for the National Register
- determined not eligible for the National Register
- removed from the National Register
- other (explain:) _____

Signature of the Keeper

Date of Action

5. Classification

Ownership of Property

(Check as many boxes as apply.)

- Private:
- Public – Local
- Public – State
- Public – Federal

Category of Property

(Check only **one** box.)

- Building(s)
- District
- Site
- Structure
- Object

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Number of Resources within Property

(Do not include previously listed resources in the count)

Contributing	Noncontributing	
<u>47</u>	<u>31</u>	buildings
<u>1</u>	_____	sites
_____	_____	structures
_____	_____	objects
<u>52</u>	<u>32</u>	Total

Number of contributing resources previously listed in the National Register 5

6. Function or Use

Historic Functions

(Enter categories from instructions.)

COMMERCE/TRADE/ business

COMMERCE/TRADE/ professional

COMMERCE/TRADE/ organizational

COMMERCE/TRADE/ financial institution

COMMERCE/TRADE/ specialty store

COMMERCE/TRADE/ department store

COMMERCE/TRADE/ restaurant

COMMERCE/TRADE/ warehouse

DEFENCE/ supply depot

DOMESTIC/ single dwelling

DOMESTIC/ secondary structure

EDUCATION/ school

GOVERNMENT/ city hall

GOVERNMENT/ fire station

GOVERNMENT/ municipal building

GOVERNMENT/ county courthouse

HEALTH CARE/ medical business/office

INDUSTRY/PROCESSING/EXTRACTION/ industrial storage

LANDSCAPE/park

RECREATION AND CULTURE/ gymnasium

RELIGION/ religious facility

RELIGION/ church school

RELIGION/ church-related residence

SOCIAL/ meeting hall

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THEATER/ movie theater
TRANSPORTATION/ rail-related

Current Functions

(Enter categories from instructions.)

- COMMERCE/TRADE/ business
 - COMMERCE/TRADE/ professional
 - COMMERCE/TRADE/ specialty store
 - COMMERCE/TRADE/ restaurant
 - COMMERCE/TRADE/ warehouse
 - DEFENCE/ supply depot
 - DOMESTIC/ single dwelling
 - DOMESTIC/ secondary structure
 - EDUCATION/ school
 - GOVERNMENT/ city hall
 - GOVERNMENT/ municipal building
 - GOVERNMENT/ county courthouse
 - HEALTH CARE/ medical business/office
 - INDUSTRY/PROCESSING/EXTRACTION/ industrial storage
 - LANDSCAPE/ park
 - RECREATION AND CULTURE/ gymnasium
 - RELIGION/ religious facility
 - RELIGION/ church school
 - VACANT/NOT IN USE
- _____

7. Description

Architectural Classification

(Enter categories from instructions.)

- LATE 19TH AND 20TH CENTURY AMERICAN MOVEMENTS/ Commercial Style
 - MODERN MOVEMENT/ Moderne
 - MODERN MOVEMENT / Mid-Century Modern
- _____
- _____

Materials: (enter categories from instructions.)

Principal exterior materials of the property: Brick, Stucco, CMU, Sheet metal Metal

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Narrative Description

(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)

Summary Paragraph

The Scranton Historic District is the downtown core of Pascagoula, Mississippi that consists of commercial, governmental, ecclesiastical, residential, and light industrial sites that reflect urban planning patterns of the late nineteenth and early twentieth centuries. Laid out in the 1870's the district has experienced change and development typical for Mississippi downtown commercial districts since then, however, even after numerous hurricanes in the last 150 years, the downtown retains its original street plan. The proposed district covers approximately 47.5 acres of flat terrain and has a slightly irregular street grid bound by Krebs Avenue, Pascagoula Street, Convent Avenue, and Frederic Street. The district is divided north and south by an east/west oriented rail yard.

Narrative Description

Located on the Mississippi Gulf Coast, with the Mississippi Sound to the south and the Pascagoula River and its tributaries on the west, Pascagoula is characterized by its maritime location. The Scranton Historic District is roughly four by three blocks wide and is defined by two significant factors: the Pascagoula River to the west of the district, and the former Louisville & Nashville rail yard running east/west just north of the center of the district. The rail line was completed across the Mississippi Gulf Coast in 1870, connecting New Orleans, LA and Mobile, AL for the first time directly by rail. At this time, the town of Scranton was established on the east bank of the Pascagoula River, about a mile north of the beachfront town of Pascagoula. It was not until the turn of the twentieth century that the two communities would merge, corresponding with the growth of commerce and industry in the Scranton area. When they combined, the new town became known as Pascagoula. Due to its location near the mouth of the Pascagoula River and access to upland timber supplies, the area had long been a center for shipbuilding and the lumber trade. These activities only increased after the establishment of the rail line; with intermodal connections, Scranton became a distribution center for the surrounding area and the entire state beginning in the late 19th century, a role it continues to play to this day.

While dominated by commercial properties today, initially the district contained an equal mix of single family detached housing and commercial enterprises. However, boom cycles around the world wars, and an interwar bust cycle that included two disastrous fires in 1921, led to only a few single-family houses remaining in the area today. The district's boundaries reflect those of the original downtown district for Scranton, which remains today as the downtown district for Pascagoula.

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Few structures within the proposed district boundaries predate 1900. Many were built between 1920 and 1959 after portions of the area were destroyed by fire and eventually redeveloped during a post-World War II building boom that would crescendo in 1956. With the new type of development in the post-war era came the introduction of paved surface parking lots to the area. In the 1970s, a pedestrian mall was developed at the core of the district along two blocks of Delmas Avenue. While the mall reinvigorated the area temporary, more properties adjacent to the mall core were converted to paved surface parking. In the wake of this urban renewal, was the birth of the modern historic preservation movement in Pascagoula, which began with the National Register listing of the Louisville & Nashville Railroad Depot [Pascagoula Depot] (Inv. 78) in 1974, followed by the Old City Hall and Central Fire Station No. 1 (Inv. 25) [Fig. 13] in 1978. The Walter Gautier House (Inv. 2), & the Laura Westphal House (Inv. 55) were added in 1991, with the International Order of Odd Fellows (I.O.O.F.) Hall (Inv. 53) most recently added in 2021.

The district is flat and laid out in a grid pattern with avenues running from east to west, and streets running north to south. These thoroughfares are paved in asphalt and average between twenty-five and forty feet wide, with Pascagoula Street, a major north/south corridor averaging fifty feet in width. Concrete sidewalks are throughout the district on both sides of the streets. The buildings, with few exceptions, are built right up to the sidewalk. The lots vary in size, ranging from a minuscule example of 404 square feet, to entire blocks for the large institutions. Buildings are typically one-story, masonry, with flat roofs. The densest area of development is on Delmas Avenue between Magnolia and Pascagoula Streets which contains 20 of the district's 84 buildings, and most of these have shared party walls. The district has limited tree cover, and green spaces have been created along Delmas Avenue where several buildings have been demolished in the past 20 years. Many of these demolitions have occurred as a result of damage caused by Hurricane Katrina in 2005. Despite the loss of these buildings the area retains a strong sense of place.

The architectural styles represented in the district follow a typical pattern of development common to Mississippi, with the distinction of having been through several phases of repair and renovations due to hurricane damage. The commercial building stock in the Scranton Historic District is represented by early and mid-20th-century commercial styles, nearly all of which are masonry, or masonry-veneer construction. The residential structures are wood-frame, one-story, in Queen Anne, Italianate, and Minimal Traditional styles that were prominent before World War II. After World War II, the modernistic styles remained dominant through the end of the period of significance, however there are several revival style buildings that were constructed near the end of the period of significance.

Of the 84 total surveyed resources, 53 are contributing, 31 resources are non-contributing, and 5 resources have been previously listed. Most resources in the district are commercial (56), followed by institutional (8), governmental (8), residential (8), educational (2) and lastly industrial and transportation (one each). To determine contributing status, these resources were evaluated based on age and degree of integrity. Properties fifty years of age or greater were generally considered contributing if they still reflect the historic feeling of the commercial area and generally retain their historic appearance.

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INVENTORY OF RESOURCES

The inventory is arranged alphabetically by street name in ascending numerical order. Buildings are classified as "contributing" (C) or "non-contributing" (NC) to the historic character of the district. Buildings identified as "previously listed" (PL) have been previously listed individually to the National Register and are contributing structures to the Scranton Historic District.

CANTY STREET

1 C. 3006 Canty Street c.1906

Fannie Longhridge House

One-story, wood frame cottage. Pier foundation. Side gable roof with closed eaves is clad in ribbed metal. House is clad in clapboards. A shed roof porch spans the front façade. Supported by four tapered 4x6 posts, the porch has a wood deck and sawed balustrade. The porch shelters two slab doors and two one-over-one windows. w-d-d-w.

2. PL 3012 Canty Street 1882

Walter Gautier House

One-and-one-half-story house. Pier foundation, side gable roof is clad in ribbed metal. Centered on the roof is a large, bayed dormer, with three ganged two-over-two light windows. The dormer has a gable roof, with the gable clad in diamond cut shingles. A scroll sawed detail is at the gable peak. House is clad in clapboard siding. A hipped roof porch is supported by six turned posts with corner brackets and a turned balustrade. Porch deck is wood. Porch shelters paired one-over-one windows on either side of a centered 13-marginal-light-over-seven-panel door. Door is topped by a transom.

2a. NC 3012 Canty Street c.2000

One-story, wood frame front gable shed. Clad in plywood siding it has a sheet metal roof.

3. C 3102 Canty Street c.1970

Two-story, masonry, office building. Slab foundation, hipped roof. Set back from the street behind a small lawn, the building is constructed of CMU in stack bond. Front wall of building is slightly recessed (until recently it was behind a wooden screen that was removed c.2010) On the first floor is an off centered metal frame glass door, flanked on either side by a single-light picture window. A broad stucco floor plate delineates the floor change. The second story has a full width balcony with wooden balustrade. Two identical three light sliding doors access the balcony. To the left of the building is a masonry privacy screen.

4. C 3106 Canty Street c.1970

One-story, masonry, three bay office building. Slab foundation, flat roof. Exterior cladding is painted brick laid in running bond. Front elevation has blank brick walls for the left and right bay and a storefront in the center bay. Storefront has centered, metal frame glass double door topped with a single light transom. To the left and right of the doors are four vertical panels with

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a pebble dash surface, topped with a square single-light transom. A small pent roof clad in ribbed metal roofing shelters the storefront.

5. C **3108 Canty Street** **c.1972**
Professional Office **Fig. 3**

One-story, masonry, asymmetrical, modernist, two-bay office building. Slab foundation. Exterior cladding is tan, crinkle face brick laid in running bond. The flat roof is hidden behind a brick parapet. Above openings and porches are precast concrete panels of exposed aggregate. Below windows are smooth stucco panels. The left bay contains an off-center four-light metal window. The right bay is an undercut porch supported by two stucco columns with recessed base and capitals. The porch shelters a four-light metal window and a metal storefront entrance with a single door. The porch deck is exposed aggregate concrete and there are two, square, cast concrete planters.

6. C **3112 Canty Street** **c.1972**
Professional Office **Fig. 4**

Two-story, masonry, symmetrical, French Colonial Revival office building. Slab foundation. Exterior cladding is variegated red brick laid in running bond, with brick quoins at the corners. The hipped roof is clad in asphalt shingles and there are two front facing dormers. The front facing gable dormers are clad in clapboards and each have a single nine-light, arch-top window. On the front façade three openings are equally spaced on each floor. The first floor has a centered fifteen-light double doors with ten-light sidelights, all topped with an eight-light fanlight transom. Flanking either side of this doorway are fifteen-light double doors topped with six-light fanlights transom. The second story has a projecting balcony, with a simple metal rail, sheltered by the undercut roof supported by six turned posts. There are three identical fifteen-light double doors topped with six-light transoms and flanked by louvered decorative shutters. Building sits to the rear of the lot, behind a parking area and a large oak tree.

7. C **3215 Canty Street** **c.1945/c.1974**

One-story, masonry, symmetrical, commercial building. Slab foundation. Exterior cladding is red brick laid in running bond up to the picture window header, above this it is stucco. The flat roof has no parapet or overhang. Three equal size metal picture windows have lally column mullions are above a brick knee wall. To the right of the windows is a single-light, metal frame commercial door. A small fabric awning shelters the store front. Brick cladding on exterior may date to the c.1974 downtown plaza rehabilitation.

8. NC **3217 Canty Street** **c.1945/c.1994**

One-story, masonry, commercial building. Slab foundation. Exterior cladding is painted comb face brick laid in running bond. The flat roof has a slight overhang with a wood fascia and vinyl soffit. A storefront opening has been infilled with brick allowing for new openings. Progressing left to right across the façade are a single light rectangular window, a six-panel vinyl door, and paired ten-light double doors, all trimmed with wood. A fabric awning supported by thin aluminum poles shelters the sidewalk.

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9. C **3223-3225 Canty Street** **c.1945/c.1994**

One-story, masonry, symmetrical, three bay, commercial building. Slab foundation. Exterior cladding is painted comb face brick laid in running bond. The flat roof has a built-up fascia. Outer bays are mirror images. Each are recessed with a brick wall with a built-in planter on the outer side and T-111 infill and paired fifteen-light vinyl doors on the inner side. The center bay is slightly projecting and is clad in pebble dash tiles. There are four vertically oriented single light windows, trimmed in wood trim. A fabric awning supported by thin aluminum poles shelters the sidewalk.

CONVENT AVENUE

10. C **501 Convent Avenue** **1904 c.1960**
St. Vincent DePaul Society (fmr Our Lady of Victories Elementary School)

One-story, masonry, symmetrical, building. Chain wall foundation. Exterior cladding is red, comb face brick laid in running bond. The flat roof is behind a brick parapet wall topped by a metal cap. A projecting flat awning, supported by two metal posts, shelters nine-light-over-two-panel double door topped by a four-light transom. A small concrete porch is accessed by a stairway on either side of the door, behind a brick knee on either side of the doorway are two, one-over-one vinyl windows. Original windows were four-light aluminum windows. In the southeast corner of the building is a corner stone from the Infant Jesus Academy building that existed on the site from 1904-c.1960. Building was drastically altered to its current appearance c.1960

11. NC **501A Convent Avenue** **c.2007**
Resurrection School Cafeteria

One-story, double-height, masonry, symmetrical, three bay building. Raised slab foundation. Exterior cladding is red brick laid in running bond, with cast stone accents. The side roof has is clad in asphalt shingles. A projecting porch, supported by brick piers, spans the front façade with seven openings equally spaced. The center bay is projecting gable roof behind a parapet wall. This bay features a double-height arched opening leading to an arched, glazed, double-height, double doorway. The bays on either side are identical, with flat roofs, each sheltering three four-light metal windows, and a ramp with pipe handrails. A brick planter spans the front façade, breaking in the center for a set of concrete steps.

12. C **503 Convent Avenue** **1953/c.2020**
Convent of Our Lady of Victories
Gaston Krebs Construction Company

Two-story, masonry, symmetrical, institution residential building. Slab foundation. Exterior cladding is red brick laid in running bond, with buff brick accents. The hipped roof has deep eaves and is clad in asphalt shingles. Where the ridge meets the front pitch is a metal Celtic cross. Each story has a porch that spans the front façade with five openings equally spaced on each floor, two windows flanking a centered door. The undercut porch roof is supported by six,

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two-story, buff brick piers. The first floor has a centered door with a one-light transom. Flanking either side of this doorway are two, one-light vinyl windows with decorative louvered shutters. The second floor has a centered door with a one-light transom. Flanking either side of this doorway are two, one-over-one vinyl windows. Each story has a concrete porch deck and dimensional lumber railing. Original windows were four-light aluminum windows.

13. C **600 Convent Avenue** **1974**
Jackson County Emergency Operation Center **Fig. 10**
Slaughter, Smith, and Allred, Architects
Ben Ratcliff, Contractor

Two-story, Brutalist Style pile. Raised slab foundation, flat roof. Concrete frame clad in stone panels. On the first floor the frame is expressed with polished granite panels set in between. A projecting flat roof porch supported by a concrete wall that acts as a signboard, is centered on the front elevation. Entered from either side on concrete steps (or a handicap ramp from the east) with wing walls. On the second story the entire wall surface is clad in limestone panels. Four bound windows with single light sash are equally spaced across the second story front façade.

14. NC **601 Convent Avenue** **1998**
Jackson County Courts Building **Fig. 22**

Two-story, masonry, symmetrical, office building. Slab foundation. Exterior cladding is variegated red brick laid in running bond, with oversized brick quoins at the corners. The hipped roof is clad in standing seam metal. There is a heavy cornice clad in render, with oversized, stylized dentils with vents tucked directly under the cornice line. The first floor has a centered projecting portico clad in render and supported by four ganged Tuscan columns atop brick plinths. The frieze of the portico has the words JACKSON COUNTY COURTS BUILDING. The portico shelters two identical doorways; double doors with a single-light transom and four-light sidelights. The windows on the first floor are small square windows, ganged in groups of three. The second story windows are large, rectangular, paired single-light windows, with a small decorative concrete panel between each window. This building is connected to the Jackson County Court House (3104 Magnolia Street) via a second story bridge.

15. NC **705 Convent Avenue** **c.1982**

Two-story, masonry, symmetrical, Colonial Revival office building. Raised slab foundation. Exterior cladding is variegated red brick laid in running bond, with brick quoins at the corners. The hipped roof is clad in asphalt shingles with one front facing dormer. The front facing gable dormer is clad in clapboards and has an arch-top louvered vent. The first floor has a centered fifteen-light double doors with ten-light sidelights, all topped with an eight-light fanlight transom, within a recessed entryway. This is accessed from a concrete porch and simple metal railing which spans the front façade. The second story has three eight-over-eight sash windows.

16. NC **717 Convent Avenue** **c.1982**

One-story, masonry, symmetrical, three bay, Craftsman Revival office building. Raised slab foundation. Exterior cladding is a mix of wood clapboard, stucco, and uncut irregular coursed stonework. The side gable roof is clad in asphalt shingles with one, large shed dormer. The

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dormer sides are clad in clapboards and has five front facing lights. The centered storefront double doors have sidelights above stone knee walls, all topped with a three-light transom. This is accessed from a concrete porch which spans the front façade. The outer bays are symmetrical, with inward slanting engaged columns of stone. Infilled between columns is wood clapboard.

DELMAS AVENUE

17. C **409 Delmas Avenue** **c.1965**
One-story, masonry, symmetrical, building. Slab foundation. Exterior cladding is grey, rock face Norman concrete brick laid in running bond. Side walls are concrete block, laid up in stack bond, with the east wall made of shadow block. The flat roof has is behind a parapet wall topped by a metal cap. The front façade openings are w-d-w-w, and evenly spaced. The door is a metal frame glass door, and the windows are rectangular metal frame single light.

18. NC **421 Delmas Avenue** **c.2000**
Sutton Building **Fig. 6**
Two-story, masonry, symmetrical, office building. Slab foundation. Exterior cladding light red brick laid in running bond, with red brick detailing and a deep grooved clay tile wainscot. The hipped roof is clad in asphalt shingles. Deep eaves are supported by wood knee brackets. A projecting two-story entry portico has a hipped roof and a two-story arched opening. A single-light, metal frame, double door is topped with a single-light transom. The second story has a large metal frame window with an astrated glazing pattern. The front elevation on either side of this entryway is symmetrical, with three one-over-one windows on the first floor, and four one-over-one windows on the second floor. The building sits back from the street behind a parking area.

19. NC **502 Delmas Avenue** **c.1965/c.1990**
Fmr Carpenters Local Union #569 Hall
One-story, masonry, office building. Slab foundation. Exterior cladding concrete block in stacked bond. The hipped roof is clad in r-panel metal and has eaves. The façade is asymmetrical with an undercut colonnade, supported by square posts, running much of the façade. The colonnade shelters three one-light windows and a recessed entryway, consisting of a double door storefront. To the left is of the colonnade is a bay with corners notched to incorporate windows.

20. C **511 Delmas Avenue** **1946/2006**
Fmr Bacot and Granberry Building / Johnson Brothers Jewelry Company
Two-story, masonry, symmetrical, building. Slab foundation. Exterior cladding red crinkle face brick laid in running bond, with painted brick side and rear walls. The flat roof is hidden behind a brick parapet wall topped with a dimensional lumber and sheet metal cap. A projecting hipped visor roof is clad in asphalt shingles. This roof spans the front façade and shelters all first-floor openings (w-d-dd-d-w). Doors are wood with one large light over a panel. Windows are square,

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single lights. The second story has three, paired, two-over-two vinyl windows. Original windows were six-over-one.

21. NC 535 Delmas Avenue 1938/c.1980
Fmr Pascagoula National Bank Building / Fmr Pascagoula Police Department / Plaza West
R.W. Naef, Architect
L.C. Winterton, Engineer
A. Ziegenfelder, General Contractor
A. Sumedinger, Jr., Plumbing Contractor
C.E. Kelly, Flooring Contractor
Dunnaway Plumbing and Heating Co.
T.C. Stout, Roofing & Sheetmetal Contractor
Acoustical & Specialties Incorporated, Sound Conditioning
Supreme Electric Shop, Electrical Contractor

Two-story, masonry, Spanish Revival Style, former bank building. Chain wall foundation. Exterior clad in white stucco, with a cast stone wainscot. The flat roof is hidden behind a parapet wall topped with a clay tile pent roof, with a stepped parapet detail above the main entrance. The front entrance is a simplified Churrigueresque door surround, sheltering a recessed metal frame double door topped with a single light transom. First floor openings are w-dd-w-w, with jack arches above windows. The second-floor fenestration are w-w-w, topped by a belt course. Windows are two leaf casement windows. Original windows on the first floor were multi-light metal casement, and the second floor were one-over-one DHS. A wood utility pole, just east of the building is connected to the structure by two metal pipes that, presumably, once carried wires for the telephone exchange into the building.

22. NC 610-616 Delmas Avenue c.1923/2007

One-story, masonry, two bay, commercial building. Slab foundation. Exterior clad in red brick in running bond, with a basket weave signboard. Buildings is constructed of panel face concrete block, which was the original façade material. The flat roof is hidden behind a parapet wall topped with sheet metal flashing. The front façade has two store fronts. The left storefront as a rectangular, single-light, metal frame window flanking either side of a doorway with a recessed wooden, single-light-over-two-panel door with a single-light-over-one-panel sidelight. This doorway is topped with a single light transom. The right storefront is a large glass storefront over a stucco knee wall, that angles into a centered entryway with a wooden, single-light-over-two-panel door with a single-light-over-one-panel sidelight. This doorway is topped with a single light transom. To the left of the building is a patio covered with a hipped roof clad corrugated metal and supported by metal posts.

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23. C 618-622-630 Delmas Avenue 1956/1968

Slaughter & Smith Architects (renovation)

Fletcher Construction (renovation)

One-story, masonry, three-unit, commercial building. Slab foundation. Exterior clad in salvage brick in running bond, with a frame, clapboard-clad signboard. Buildings is constructed of concrete block, with painted brick veneer on the sides. The flat roof is hidden behind a clapboard parapet wall topped with sheet metal flashing. The front façade has three store fronts. The right unit is a large glass storefront over a brick knee wall, that angles into a centered entryway with a metal frame, single-light double doors. The doorway is topped with a single light transom. The center unit has, on the right, a deeply recessed metal frame, single-light door, with single light sidelights flanking on either side of the door. To the left of the doorway is an 18-light wood frame picture window. The left unit has, on the left, a deeply recessed metal frame, single-light door, with single light sidelights flanking on either side of the door. To the right of the doorway is an 18-light wood frame picture window.

24. C 617-619 Delmas Avenue 1923/c.1945

Frm Mercantile Bank

One-story, masonry, two bay, Neo-Classical bank building. Slab foundation. Exterior clad in buff brick in running bond, with stucco signboards. The flat roof is hidden behind a brick parapet wall with a simple concrete cornice all topped with a concrete parapet cap and sheet metal flashing. The front façade has two store fronts. The right is double height and the primary storefront with three arched openings each with a concrete keystone. The center opening is an entrance of wood six-panel double doors topped with a 52-astral-light arched transom. Flanking either side of the entry way are three ganged one-over-one windows, each separated by mullions, with the center window being twice the width as the outer ones. These windows are topped with transoms made up of three ganged one-light windows, each separated by mullions, with the center window being twice the width as the outer ones. The left bay, a pre-1950 addition that is slightly recessed and has a lower roofline, is subservient to the right bay. The storefront is clad in EIFS and contains a single one-over-one window paired with a six-panel wood door.

25. PL 623 Delmas Avenue 1924/c.1982/2020

Frm Old City Hall and Central Fire Station No. 1 / Scranton's Restaurant Fig. 13

Charles H. Owen, Architect

A. Ziegenfelder, Builder

Two-story, masonry, symmetrical, Mission Style municipal building. Slab foundation. Exterior front façade is clad in smooth white stucco with oversized decorative accents of rough stucco. The side and rear walls are common brick laid in common bond. The gable roof is hidden behind stucco parapet walls with a simple concrete cornice all topped with a concrete parapet cap with a centered bell-cote motif. The front façade has two storefronts. The right originally acted as the fire department with a roll up overhead door to the left (still intact behind a modern anodized aluminum double door storefront) and to the right wood, single-light double doors (that led to the second story). While the left storefront served as the city hall with a three ganged one-over-one wood windows, each separated by mullions, with the center window being twice the

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width as the outer ones. These windows are topped with hammered glass transoms made up of three ganged one-light windows, each separated by mullions, with the center window containing four-lights, while the outside transom lights have a curved outside corner. To the left for this window are wood, single-light double doors. Centered on the second floor are five ganged wood double doors of four-lights-over-one-panel. Each door unit is topped with a four-light transom. These doors originally opened onto a Juliette-style wood balcony, with a balustrade of square rails emphasized with a single astral pattern detail in the center. The original balcony was widened c.1982, and it is now supported by three metal posts. To either side of the balcony are single six-over-six wood DHS. Above these windows are quatrefoils incised in rough-textured stucco. Centered above the balcony is an oval vent with wood louvers. Arched above the vent is the inset text reading "PASCAGOULA CENTRAL FIRE CO." while below the vent is text reading "EST. 1883" Windows on the sides and rear of the building are eight-over-eight wood DHS.

26. NC 633 Delmas Avenue 1956/c.2014
Frm J.C. Penney

One-story, masonry, double height, former department store building. Slab foundation. Concrete block construction with exterior clad in buff roman, crinkle face brick in running bond, currently painted. Double height pilasters at each corner frame a modern style signboard that originally carried projecting letters spelling out "J. C. PENNEY CO." Below this was originally an asymmetrical storefront that has since replaced with an EIFS wall. The flat roof is hidden behind a brick parapet wall topped with a concrete parapet cap and sheet metal flashing. The front façade has a centered arched entrance, with two, recessed, six-panel wood doors. A key EIFS stone is centered on a belt course directly above the entryway. On either side of the entry way are two single-light, vinyl rectangular windows.

27. C 634-636 Delmas Avenue c.1930/c.1956/c.1974

One-story, masonry, double height, two-bay, commercial building. Slab foundation. Brick construction in common bond. Double height pilasters of crinkle face brick at each corner and between the bays frame a signboard. (brick pilasters were possibly added c.1974 as part of the urban renewal project). The flat roof is hidden behind a brick parapet wall topped with a concrete parapet cap and sheet metal flashing. The right bay is a recessed glass-metal frame door with a single light sidelight all topped with a single-light transom to the right. To the left is a single picture window above a brick knee wall. This storefront is topped with four courses of clapboard. The left bay is bricked in with a singled recessed glass-metal frame door topped with a single-light transom, offset to the left.

28. C 641 Delmas Avenue c.1921/c.1956
Fmr "Henkel's 5, 10, .25"

One-story, stucco clad masonry, double height, two-bay, commercial building. Slab foundation. Multiple belt coursing and decorative stepped banding create a framed signboard. The gable roof is hidden behind a stepped and angled parapet wall. The metal frame storefront spans the entire façade and is divided into three sections. The center is slightly recessed behind two metal lally columns a centered double door, with a single door at either corner of the recess. The outer two

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sections are identical containing three panes topped with three transoms. An aluminum awning cover spans the façade, directly above the store front.

29. C **645 Delmas Avenue** **c.1930/c.1956/2020**
One-story, stucco clad, double height, commercial building. Slab foundation. The flat roof is hidden behind a signboard and parapet wall. The metal frame storefront spans the entire façade and is divided into three asymmetrical parts. The center is a recessed metal frame glass door. The right contains a glass picture window above a stucco knee wall. The left is a picture window above a stucco knee wall that is angled back toward the door.

30. C **651 Delmas Avenue** **c.1930/c.1956/c.1974**
One-story, stucco clad, double height, two store front, commercial building. Slab foundation. The flat roof is hidden behind a signboard and parapet wall topped with metal flashing. The storefront spanning the entire façade is glass display windows above a terrazzo tile clad knee wall. The façade is nearly symmetrical except for the entryways. The right recessed doorway, a single metal frame glass door topped with a narrow single-light transom, is angled 45* to the street, where the left recessed doorway metal frame glass door is flanked on either side by large sidelights, all topped with single light transoms. Brick cladding on east elevation may date to the c.1974 downtown plaza rehabilitation.

31. NC **702 Delmas Avenue** **c.1921/c.1956/c.2018**
One-story, stucco clad masonry, double height, two-bay, commercial building. Slab foundation. Recessed panels in the signboard. The flat roof is hidden behind a stepped and angled parapet wall topped with a concrete cap and metal flashing. The original store front has been removed and replaced with two board & baton clad bays. The right bay contains a centered one-light-over-one-panel wooden door flanked on either side by a narrow single-light window. The left bay contains one-light-over-one-panel wooden double doors. To the left of the door is a square single-light window.

32. C **703-707 Delmas Avenue** **1940/c.1974**
Fmr Wiggig Drug Store
J. Warren McCleskey, Architect
Roy Savage, Contractor.
Cader Emmett Kelly, Flooring.
George Lauth, Jr., Interior.
Gentile Bros., Plumbing and Electrical.
Two-story, stuccoed, commercial building. Slab foundation. The gable roof clad in asphalt shingles is hidden behind a false front topped with a cap. The store front is symmetrical, with two two-light metal frame windows centered, flanked on the outside by a metal frame glass door and sidelight that is sheltered by a hipped standing seam awning. The right bay contains a centered one-light-over-one-panel wooden door flanked on either side by a narrow single-light window. Above the store front is a painted panel that possibly covers the original storefront transom.

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33. NC 709 Delmas Avenue c.1938/2020

Two-story, wood frame, commercial building. Slab foundation. The hipped roof is hidden behind a false front. Building is currently under construction and no store front exist. A single door, off set to the right has been framed up. The second story contains three ganged single-light double doors topped with a single light transom. Building is currently clad in synthetic building paper.

34. C 710 Delmas Avenue c.1930/c.1956/2020

One-story, masonry, symmetrical commercial building. Slab foundation. The flat roof is hidden behind a pent roof awning (shared with 718 Delmas Ave). Building is clad in painted brick laid in running bond. Consisting of three bays the center is recessed and contains two metal frame glass doors, each with a side light. Door and sidelights are each topped with a single light transom. The outer bays contain a large single light window atop a low, brick knee wall.

35 C. 711 Delmas Avenue 1956/c.1974

**McLellan's
McLellan Stores Company, New York. Builder
R.E. Landriault, Construction Superintendent.**

One-story, masonry, symmetrical commercial building. Slab foundation. The flat roof is hidden behind a parapet wall with a cap. Building is clad in stucco with a wide belt course just below the parapet. Centered is a large, brick lined, shallow arched, opening sheltering an arched doorway with a single wood frame glass door with two side lights on either side of the door. Built in planters are in front of the outer most sidelights. On either side of the entrance are two sets of paired, one-light vinyl windows. The windows sit just above a brick belt course.

36. C 718 Delmas Avenue c.1960

One-story, masonry, commercial building. Slab foundation. The flat roof is hidden behind a pent roof awning (shared with 710 Delmas Ave). Building is clad in painted brick laid in running bond. The store front is angled in on the left side to shelter the metal frame glass door topped with a single light transom. To the right of the door is a large two-light metal frame picture window.

37. C 720-722 Delmas Avenue c.1960

One-story, masonry, two-bay commercial building. Slab foundation. The flat roof is hidden behind a pent roof awning clad in fabric. The front elevation is clad in black, crinkle face brick laid in running bond. The side elevations are constructed of concrete block laid in stack bond. The left bay has a centered metal frame glass double door topped with a single light transom. Flanking either side of this doorway are two-light metal frame picture windows atop concrete block knee walls. The right bay contains three arched openings, the rightmost containing a recessed, metal frame glass doorway with side lights, each topped with a transom light. The other two arches contain a square, single-light, metal frame window. Filling the opening above and below the window are concrete block laid in stack bond.

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38. C **723 Delmas Avenue** **c.1946/c.2000**
One-story, masonry, commercial building. Slab foundation. The flat roof is hidden behind a parapet with belt coursing. The front elevation is clad in EIFS, matching the adjacent building (733 Delmas Ave.) A centered recessed entryway contains metal frame glass double doors, flanked by large sidelights, and topped with a single light transom. On either side of the recessed entrance are single light display windows atop rough-face, buff color Norman brick laid in running bond.

39. NC **726 Delmas Avenue** **c.1921/c.2000**
Two-story, EIFS clad masonry, commercial building. Slab foundation. The flat roof is hidden behind a parapet with a stepped cornice. There is no fenestration on the second-floor front elevation. The first-floor openings are w-w-d-w. A centered entryway contains an offset four-panel wood door, flanked by a two-panel panel. Above the door is an unadorned tympanum. The windows are single light vinyl topped with an unadorned tympanum. While not built as a lodge, Pascagoula's Masonic Lodge 419 FAM occupied the second floor of the building beginning in 1928 until moving to their current location on Market Street in 1959.

40. NC **733 Delmas Avenue** **c.1946/c.2000**
Frm Bargain Annex
One-story, masonry, Art Moderne Style, commercial building. Slab foundation. The flat roof is hidden behind a parapet with belt coursing. The front elevation is EIFS, matching the adjacent building (723 Delmas Ave.) Building addresses the corner of Delmas Avenue and South Pascagoula Street with a curved corner and stepped parapet that creates a signboard. The main entrance is on this curved corner and is sheltered by a curved stucco awning supported by four Tuscan columns two of which are engaged. The entrance consists of a mismatched wood double door (the right doors is glass with wood frame, the left door is a single light over four panels. Flanked on either side by 24-light glass block sidelights and all topped with a large, three-light transom. Street elevations have equally spaced pilasters with engaged columns. Between some of the pilasters are single-light vinyl windows with an arched four-light transom with a key stone.

41. NC **734 Delmas Avenue** **1957/c.1974/2000**
Gulf Mills Department Store
One-story, masonry, commercial building. Slab foundation. The flat roof is hidden behind a parapet with a stepped cornice and topped with a EIFS cap. The front elevation is EIFS clad, with a brick wainscot in running bond and brick pilasters (this brick may date to the creation of a downtown mall c.1974.) The entrance is centered on the façade and is recessed under a pediment with a tympanum inset. The pediment is supported by two square brick columns laid up in stack bond. The entrance consists of a wood single-light door flanked on either side by a single-light sidelight, all topped with a narrow, single-light transom. On either side of the entryway are three, equally spaced, single-light vinyl windows with an arched single-light transom with a key stone.

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FREDERIC STREET

42. C **3204 Frederic Street** **1956**
Our Lady of Victories Gymnasium Auditorium / Resurrection Catholic School Gymnasium
John T. Collins, Architect
W.P. Brabston Sr., Engineer

Large, masonry, Gymnasium. Slab foundation and flat roof. Building is clad in comb face, variegated red brick laid up in running bond, with buff color brick accents. Parapet walls on east and west elevations, while the roof overhangs on the north and south elevations. The Frederic Street elevation has a centered double metal door with a single-light. Reached by a small concrete stoop with metal handrails, this door is sheltered by a metal canopy supported by two brick piers. Above this doorway is a brick-bound panel of buff brick. Panel originally contained eight windows, all but two have been bricked in. Remaining widows are metal frame five-light. Above the bound panel is a small buff brick cross. On the left side of this elevation is a smaller two-story annex, with an off-centered entrance, and two, two-light metal windows. On the Delmas Street elevation the façade is symmetrical with single-light metal double doors at each end. Spanning the façade is a shallow concrete awning that shelters 12 ribbon windows. Centered on the façade are two metal doors. Above this is a large buff brick cross. Above this is a large panel reading “RESURRECTION CATHOLIC SCHOOL”, flanked on their side by a shield logo and “EST. 1882”. Above this sing are Art Moderne letters spelling out “OUR LADY OF VICTORIES GYMNASIUM AUDITORIUM”

KREBS AVENUE

43. C **501 Krebs Avenue** **c.1956/c.1960**
Lewis Printing

One-story, CMU masonry, two-bay, light industrial building. Slab foundation, and flat roof with slight overhang. Right bay contains two pairs of two-light metal windows. Roofline is stepped up slightly from left bay. Left bay contains a centered wood frame single-light glass door. To the left of the door is a single light window. To the right is a paired two-light metal window. Fascia and roof overhand projects and curve slightly outward. All windows have cast concrete lintels.

44. NC **501A Krebs Avenue** **c.2000**
Lewis Printing

One-story, metal, light industrial building. Slab foundation, and side gable roof clad in metal. Building is clad in R-panel metal. A metal frame, single-rectangular-light door is offset to the right. Windows are rectangular single-light, with a paired window to the left of the door. Behind the building is a double height, two-vehicle carport. Slab foundation, front gable roof. Metal roofing with a metal louvered vent in plywood clad gable. Open sides. Roof supported by dimensional lumber posts.

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45. C **507 Krebs Avenue** **c.1939**
One-story, wood frame, three-bay, asymmetrical Minimal Traditional Style house. Brick chain wall foundation with brick vents, and side gable roof clad in R-panel metal. House is clad in broad wood clapboards. Right bay is a projecting porch supported by two square posts. Center bay contains a centered projecting entry porch. This small porch has a front facing gable supported by two square posts. The concrete stoop has decorative metal balustrade. This porch shelters a six-panel wood door. To either side of the porch is a six-over-six wood DHS. Left bay contains a projecting wing with a hipped roof. Centered in this bay are paired six-over-six wood DHS.

46. C **510 Krebs Avenue** **c.1979**
U.S. Navy Supervisor of Shipbuilding (American Bonded Storage Company)
Kirby Building Systems, Inc., Manufacturer **Fig. 9**
One-story, double height, metal warehouse. Slab foundation, side gable roof clad in metal. Warehouse is clad in vertically oriented metal panels with a chevron profile. The building spans the block between Frederic and Magnolia Streets, and features several roll up doors and loading docks along the railroad tracks. The Krebs Avenue side of the buildings features several roll up doors and loading docks, and roughly centered on this elevation is a personnel entrance, sheltered by a marquee over two entrances. Under the marquee the building is clad in dark red variegated brick laid in running bond. Both entrances are identical, a centered metal frame glass door topped with a square single-light transom. The door is flanked on either side by large sidelights atop brick knee walls.

47. NC **515 Krebs Avenue** **c.1884/c.1970/c.2014**
Frm F. D. Becht Tonsorial Parlors
One-story, wood frame, building. Brick foundation, and front gable roof clad in asphalt shingles (buildings had a stepped false front removed c.2014.) A small four-over-four vinyl window is in the gable. Building is clad in vinyl siding. A projecting shed roof porch with a ribbed metal roof is supported by three square posts and has a board and baton knee wall. The porch shelters a fifteen-light vinyl door, offset to the right and a six-over-one window. Building currently appears to be a residence.

47a. NC **515 Krebs Avenue**
Garage
One-story, side gable, garage.

48. NC **517 Krebs Avenue** **c.2005**
One-story, brick clad, house. Slab foundation, and hipped roof clad in asphalt shingles. Bricks are a deep red variegated, laid up in running bond. Offset on the right of the front elevation are two paired vinyl nine-over-six windows, flanked by one green, louvered shutter to the left of the windows. To the right of the front elevation is a stucco wall with brick trim and a metal, double leaf gate. Through this gate appears to be access to a main entrance.

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48a. NC 517 Krebs Avenue
Garage

One-story, front gable, garage.

49. C 525 Krebs Avenue c.1900/c.1915/c.1945
Fmr Pascagoula National Bank

Two-story, stucco clad masonry, commercial building. Slab foundation. The flat roof is hidden behind a parapet topped by double slant, glazed terracotta wall coping. Stucco is scored to resemble stone laid in running bond, with jack arches above the windows. The first-floor openings are www-d-www. A centered Neoclassical door surround contains a one-light-over-two-panel metal door, flanked on each side by a narrow one-light-over-one-panel sidelight. Above the door is an arched, eight-light wood transom. On either side of the entrance are four-light wooden picture windows above a stucco knee wall and topped with four single-light transoms. The second story has three, equally spaced paired, six-over-six DHS atop panels. Above each window is a small louvered vent. Below the outer two windows are small, profiled ledges supported each by two acanthus leaf brackets. Part of a Neoclassical Style renovation for the Pascagoula National Bank undertaken c.1915 was a large, two-story portico supported by four sets of paired, fluted Tuscan columns atop pedestals were. These columns were removed c. 1945. Iron railing from the building's c.1900 second story balcony survives as Juliet balconies on the east side elevation.

50. NC 605 Krebs Avenue c.1986
Antiques Treasures and Treats

One-story, metal clad, commercial building. Slab foundation, and gable roof clad in metal. Building is clad in vertically oriented, ribbed metal. Across the front elevation opening are ww-w-dd-w-ww. A metal frame glass double door is centered on the front elevation. This entrance is sheltered by a simple pergola, supported by two fluted columns. Windows are one-over-one metal frame, with decorative green shutters and sheltered by dome awnings. To the east of the building is a paved yard that contains a myriad of movable, metal clad, front gable, storage sheds.

51. C 617 Krebs Avenue 1975
Pascagoula Central Fire Company Hall

One-story, masonry, organizational hall. Slab foundation, and front gable roof clad in asphalt shingles. Building is clad in painted brick, laid in running bond. Centered on the front elevation is a metal frame glass double door is topped with a single-light transom. The front gable is deep to provide shelter for the entrance. Google Street view imagery shows glass gilding that reads; "ORGANIZED 1883 PASCAGOULA CENTRAL FIRE CO. NO1 BUILDING CONSTRUCTED 1975"

52. C 619 Krebs Avenue c.1965
One-story, masonry, commercial building. Slab foundation, and flat roof hidden behind a low parapet topped with metal flashing. Building is clad in painted rock face roman brick, laid in

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running bond. Side elevations are constructed of textured concrete block. Centered on the front elevation is a metal frame glass double door is topped with a narrow single-light transom. The front gable is deep to provide shelter for the entrance. Four-light picture windows, spanning the façade, flank this entrance. These windows sit above a brick knee wall.

53. PL 703-705-707 Krebs Avenue 1907/c.1956
International Order of Odd Fellows (I.O.O.F.) Hall

Two-story, masonry, commercial building & lodge hall. Slab foundation. The flat roof is hidden behind a parapet with a decorative concrete cornice and topped by a concrete cap. At the front corners of the parapet is a round finial. Building is constructed on simulated rock face Palmer concrete block. The first floor was remodeled during the mid-20th century. It is recessed behind two large lally columns. It is clad in buff, rockface roman brick. The store front is symmetrical with a centered wood two-panel double door topped by a large transom detailed with information regarding the I.O.O.F. lodge. On either side of this doorway are storefront that mirror one another. The consists of wooden frame single-light double doors topped with a single light transom. One-light picture windows flank either side of these doors. Atop brick knee walls the outer window is angled. The windows and door transom units are all topped each by a transom. A corrugated metal and concrete egg and dart belt course denoted the second-floor level. There are five, five-light aluminum replacement windows on the second floor. These windows have concrete sills, lintels, and hoods. Stippled concrete block quoins are visible on the second floor.

54. NC 709 Krebs Avenue c.1922/c.1956/2010

One-story, wood frame, commercial building. Slab foundation, and flat gable roof, hidden behind a false front (clad in stucco), is clad in asphalt shingles. Front elevation is clad in drop siding, while the east elevation is clad in red brick, laid in running bond. A shed roof of standing seam metal supported by three metal posts extends over the sidewalk. The front façade is recessed under the roof line. The left bay contains a deeply recessed wood frame single light double doors topped by a single light transom. The right bay contains three ganged, narrow, single-light wood frame windows.

55. PL 711 Krebs Avenue c.1896
Laura Westphal House

One-story, wood frame, Italianate Style, center hall house. Pier foundation of CMU and brick. The gable-on-hip roof is clad in slate on the front elevation, asphalt shingles on remaining. Centered on the front gable is a gable dormer, with two, paired, one-over-one DHS windows. Front elevation is clad in wide drop siding with wood quoin blocks at corners. Side elevations clad in wood clapboards. Porch deck is concrete, atop a CMU chain wall with metal vents. Undercut porch is supported by six, fluted six-by-four posts. A centered entrance is recessed, consisting of a one-light-over-one-panel wood door, flanked on either side by a one-light-over-one-panel sidelight. Both door and sidelights are each topped by a one-light transom. Flanking either side of the entry way are two one-over-two wood DHS windows. Openings sheltered by the porch all have flat hood molds.

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56. NC **720 Krebs Avenue** **2000**
Jackson County Chamber of Commerce

One-story, brick clad, Classical Revival Style building. Slab foundation. Gable-on-hip roof is clad in asphalt shingles. An undercut porch wraps the north, east, and west elevations. Supported by Tuscan columns and features a denticulated fascia. Centered on the north elevation is a projecting gable that is clad in siding and contains a four-light fanlight. From either side of this projection are entry doors each are one-leaded-light-over-one-panel, with a one-leaded-light-over-one-panel sidelight, all topped with a vinyl five light transom. Windows are vinyl, twelve-light casements, often paired, and topped with an eight light-transom

MAGNOLIA STREET

57 C. **3104 Magnolia Street** **1949/1994/c.2005**
Jackson County Court House **Fig. 2**
Carl L. Olshner, Architect
Lester C. Winterton, Engineer
W.K. Upchurch, Construction Company

Five-story, stone clad, symmetrical, three-bay, Stripped Classical Style courthouse. The roof is flat, hidden behind a parapet topped with a metal cornice. Different massings of the building are stepped (center; four stories, left & right sides; three stories, and rear; five stories). The first floor is a walk-in basement, clad in reddish-brown polished granite. The main floor is on a piano-nobile reached by a staircase centered on the front façade. A shallow projecting portico is supported by six pilasters, creating five intercolumniation spaces. The center three openings each contain a metal frame glass double door. Each intercolumniation contains five, square, single-light windows. Just below the portico cornice, incised in the stone are the words “JACKSON COUNTY COURTHOUSE”. Flanking either side of the portico are a bas relief sculpture of workers engaged in their trade; to the right are depicted three fishermen, to the left are depicted three male shipfitters. The outer two bays are stepped back and are one-story shorter than the center bay. The second and third floors share four vertically oriented window units consisting of a single-light window on each floor, separated by a square panel. On the south side elevation is a one-story porte-cochere supported by two square columns. The building is connected to the Jackson County Courts Building by a second story bridge on the rear of the building. There is a lawn between the building and magnolia street, that includes decorative plantings, interpretive plaques, and memorials. Over-all design of the building was completed by October of 1941, as an architects’ rendering, closely resembling the completed structure, appeared in the Oct. 7, 1941 *Daily Herald* (Biloxi, MS). Affixed near the porte-cochere is a fallout shelter plaque stating the buildings fallout shelter capacity as 2,485 persons.

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58. NC 3109 Magnolia Street c.1883, 1937, 1998-1999
Our Ladies of Victory Catholic Church

One-story, masonry, symmetrical, three-bay, Colonial Revival Style church. Chain wall foundation. The cross-gable roof is clad in asphalt shingles, and topped with an octagonal, louvered lantern and spire. Building is clad in red brick laid in running bond with pilasters at each corner. Gable ends are clad in white stucco. A projecting gable portico is supported by two Tuscan columns, and shelters two-panel double doors topped by a two-panel transom. The doors are reached by a concrete porch, with concrete pyramidal steps and delicate, metal handrails. Flanking either side of the entrance is an arched top, stained glass windows. Building was drastically altered to its current appearance in 1998-1999.

59. C 3207 Magnolia Street 1958-1960
Fmr Pascagoula Moss Point Bank Fig. 5
Bank Building & Equipment Corp., Designers and Architects
M.T. Reed Co., Contractor

Four-story, masonry, asymmetrical, Modern Style office building. Slab foundation, flat roof. One of the buildings most notable feature is on the south elevation; a parapet wall with four repeating concrete arches. Stucco space between the parapet and the roof deck is stippled with projecting lintel CMU to create decorative shadows. Anchoring the building to the corner is a tower clad in rough face (painted) brick laid in running bond. Facing Magnolia Street is the main entrance, a recessed entry way that is part of an aluminum curtain wall with double metal frame glass doors sheltered by a simple marquee. Between the sidewalk and first floor curtain walls are large brick planters. On the first floor the curtain wall is placed behind cylindrical concrete columns that support the building. On the second, third, and fourth floors, the floor plate extends beyond the fenestration to create a brise-soleil. Fenestration on these floors are a curtain wall system consisting of a louvered hopper window at the bottom (alternated with a fixed pane), a rectangular window and topped with a panel. On the north side of the building is a one-story light red brick clad wing with minimal fenestration. North and west of the building is an asphalt parking area. Period publications describe this as parking for 132 cars. The building originally had vertically oriented sun louvers that were removed prior to 2005.

59a. NC 3207 Magnolia Street c.1985
Fmr Pascagoula Moss Point Bank auto bank

One-story, concrete frame, symmetrical, drive through bank. Flat roof, concrete post-and-beam construction. Two driving bays on either side of a central teller space clad in vertically oriented black metal.

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60. NC **3212 Magnolia Street** **c.1956**
One-story, wood-frame, commercial building. Slab foundation. A shed roof is clad in ribbed sheet metal. Walls are clad in stucco and have a heavy cornice line. A centered projecting gable supported by two square posts shelters the entrance; a metal frame glass door, flanked by two large sidelights atop stucco knee walls. Building sits back from the road behind a parking lot.

PASCAGOULA STREET

61. C **3010 Pascagoula Street, South** **1894/1955**
Christ Lutheran Church
Chris Nelson, Builder
A one-story, double height, wood frame, Stick Style Church. Brick chain wall foundation. Front gable roof with closed eaves is clad in asphalt shingles. Stickwork details are in the front facing gable peak. A round window with quatrefoil glazing is centered in the flush board clad gable. Building is clad in buff brick laid in running bond. Left of the main gable is a square tower, with pent roofs stacked in triplicate below an open belfry that supports a spire with brackets. The windows have a triangular arch and are five-over-four-lights. A centered front entrance is sheltered by a projecting open gable porch supported by two brick posts and wood brackets. Concrete steps and porch deck have a decorative cast iron rail. Porch shelters wood four-panel double doors, that are topped with a triangular arch that contains a three-light transom, the bottom two lights of which are curved on their top.

62. C **3033 Pascagoula Street, South** **c.1979**
Port of Pascagoula Jackson County Port Authority Administrative offices. **Fig. 19**
One-story, ground hugging Organic Style building. Slab foundation, low gable roof with deep closed eaves with a striated fascia is clad in rolled asphalt roofing and has several prominent domed skylights. Post and beam construction. Building is oriented east/west the building has battered end walls clad in large rubble stone. Remaining walls are covered in synthetic shingles (original wood shingles replaced c.2013). Ribbon windows along the eaves. A port cochere is centered on the north elevation and is supported by four piers of large rubble stone. Each pier has custom lighting fixtures made of wood.

62a. NC **3033 Pascagoula Street, South** **c.2013**
One-story, frame, support building. Pier foundation surrounded by diamond pane lattice. Side gable roof with shallow eaves and a striated fascia. Shingle cladding and a ribbon window mimic those on the main Port Authority Administrative offices. A slab door is reached by a small wooden porch.

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63. C **3042 Pascagoula Street, South** **c.1965**
Christ Lutheran Church Memorial Hall

One-story, masonry, church building. Resting on a concrete slab, the building has an L-shaped footprint, with a wing projecting to the north at the rear of the building. A gable roof with deep, closed eaves, is clad in asphalt shingles. The building is clad in buff brick laid in running bond. An undercut porch supported by brick piers runs the north side of the building and turns to shelter the west elevation of the rear wing. The brick of the front elevation is separated in the middle by vertically oriented panel of plywood siding that serves as a sign board of offset block lettering that reads "CHRIST LUTHERAN CHURCH MEMORIAL HALL". Windows openings are treated in a similar fashion. Metal frame one-over-one windows are bordered above and below by vertically oriented panels of plywood siding. The building sits approximately 50' back from the street behind a circular driveway. A gable roof walkway supported by brick piers connects the memorial hall to the church.

64. NC **3103 Pascagoula Street, South** **c.2004**
Wolfe, McDuff & Oppie Professional Building

Two-story, masonry clad, Colonial Revival office building. Convent Avenue elevations is symmetrical, while Pascagoula Street elevation is asymmetrical. Slab foundation, hipped roof with boxed eaves is clad in asphalt shingles. Building is clad in red variegated brick laid in running bond. First floor has jack arch lintels, while a header belt course is the sill for the second floor. Windows are six-over-six vinyl. Convent Avenue (south facing) elevation are three bays. The center bay projects slightly from the façade. In the center bay a front facing gable, clad in stucco, has a round, four light vinyl window and a full cornice return the entrance has a gable surround that shelters a recessed six-light-over-one-panel door, topped with a three-light transom. On either side of the doorway is a window, while the second story has three windows across. The symmetrical outer bays both contain two windows on each floor. Pascagoula Street (east facing) elevation consists of three bays. The left bay is symmetrical, with a six-light-over-one-panel double door topped with a four-light transom on each floor, flanked on either side by a window. A small porch shelters the first-floor door. It has a flat roof supported by two sets of paired square columns with a second story balustrade that mimics the column placement below. The center bay is stepped back and contains two windows on each floor. The right bay is one-story, consisting of a hyphen connecting a projecting, gable front bay, that contains a centered window topped by a three-light transom.

65. C **3107-3109 Pascagoula Street, South** **1946**
Robertson's Appliances

J. Warren McClesky, Architect
J.H. Hollinsworth, General Contractor
W.J. Ditsworth, Masonry Contractor

One-story, double height, masonry commercial building. Slab foundation, flat roof is hidden being a brick parapet topped with a flush cast stone cap. Building is clad in variegated buff color oversized comb face brick laid in running bond. Front façade has three bays, a centered, recessed entrance consisting of a metal frame glass double door topped with a single light

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transom. The right bay is a bayed metal frame glass storefront, that wraps the corner and continues along the north elevation. The left bay is a two light picture window. The façade is sheltered by a shed awning of ribbed metal. To the left of the front elevation is a one-story wing. An angled wall contains fifteen light metal door topped with a boarded over transom. To the left of this is a metal frame one-light picture window. To the rear of the building is a mezzanine level that contained office space. This portion of the building contains both eight and six light metal windows. A 1946 article regarding the completion of construction noted that the office of architect J. Warren McClusky was located on the second floor.

66. C **3255 Pascagoula Street, South** **c.1956**

One-story, masonry, commercial building. Slab foundation, flat roof behind brick parapet wall, topped with rowlock belt courses. Clad in painted brick laid in running bond. Metal frame picture windows span the front façade creates two storefronts, accessed via metal frame glass doors. The window turns the corner to Railroad Street. A domed fabric canopy shelters the façade.

67. C **3405 Pascagoula Street, North** **1951/c.1995**

One story, masonry, commercial building. Slab foundation, flat roof behind brick parapet wall topped with metal flashing. Painted brick is laid in running bond. The front entrance is angled to address the corner of Krebs Avenue and Pascagoula Street. It is made up of metal frame glass double door, flanked on either side by large single-light glass sidelights. The entrance is sheltered by a pent roof supported by a single Tuscan column at the corner. The pent roof is clad in asphalt shingles and spans the Pascagoula Street elevation, sheltering metal frame single light picture windows. Some windows are covered over with decorative panels. At equal intervals on this elevation are engaged Tuscan columns.

68. C **3419 Pascagoula Street, North** **c.1940**

One-story, masonry clad, commercial building. Chain wall foundation, gable on hip roof clad in asphalt shingles with boxed eaves. Painted brick is laid in running bond. The gable is filled with a wood louvered vent. There are gable dormers on the north and south elevation. An entrance is centered on the Pascagoula Street elevation. It is a slab door within a brick arch. On either side of the doorway are brick filled arches of the same size. The entry is reached by a wide set of concrete steps. On either side of the entry way are two paired three-over-one wood DHS. The original main entrance may have been from the side, as a two-sided staircase with a decorative rail leads to a boarded over double door.

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WATTS AVENUE

69. C **502 Watts Avenue** **1947, 1956, 1958, 1961**
Our Lady of Victories Catholic High School / Resurrection Catholic School **Fig. 8**
John T. Collins, Architect

Two-story, masonry, rambling, Art Moderne / International Style high school building. Slab foundation. The earliest portion of the building has hipped roof two story wing and a one-story wing with a gable-on-hip roof. Each wing has a small, louvered, metal cupola at the ridge line. Both are clad in asphalt shingles with shallow eaves. Painted brick is laid in common bond. Window sash are two-light and three-light vinyl DHS ganged in groups of twos and threes. The most prominent feature of this portion of the building is a two-story arch, that contains a recessed double doorway while on the second floor it contains a niche, backed with basket weave brick work, which contains a stone statue of the Virgin Mary holding infant Jesus. This arch is flanked, on the second story, by large round nine-light windows. The additions to the building are flat roof with overhanging eaves. Clad in tannish red brick, laid in running bond, while stair towers are accentuated by buff brick laid in stack bond, with an inset cross of brown brick. There are two open air pass-throughs, sheltered by an enclosed second story. Windows are paired three-over-two vinyl DHS.

On the Magnolia Street elevation, the building sits back behind a lawn. In this lawn are a brick sign board with lettering reading "Resurrection Catholic Middle/High School", a Sacred Heart of Jesus statue, and a simple shrine to the Virgin Mary.

70. C **603 Watts Avenue** **1956**
Municipal Building / Pascagoula City Hall **Fig. 11**
Claude H. Lindsley, Architect

One-story, masonry, three bay, Modern Style municipal building. Slab foundation, flat roof. Center bay is slightly projecting and beveled back at a centered double door entrance in a metal storefront. On either side of the doorway above a red granite knee wall four single-light windows topped with four single-light transoms. In the transom above the door is lettering in a deco font that spells "Municipal Building:" The windows are protected by a decorative rail. The bay is clad in travertine. Above the entrance on the parapet in a block font are letters spelling "Joe D. Cole JR. Municipal Building." The flat roof is hidden behind a parapet topped with a scalloped detail. The two outer bays are identical, with a flat roof deeply overhanging eave and a corrugated metal cornice. Clad in buff roman brick laid in stack bond, while the corners are clad in travertine. Ribbon windows, consisting of paired three-light awning casement windows, span the façade.

70a. C **603 Watts Avenue** **c.1974**
Urban Renewal Park **Fig. 12**

To the west of the building are the most intact remains of the c.1974 urban renewal project that converted Delmas Avenue into a pedestrian mall. The park is narrow and is the depth of half a city block. A yellow brick wall with incorporated planters and benches surrounds the park. The

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ground is paved with concrete, with a variety of surface treatments. A trellis canopy covered portions of the park, however much of this feature has been removed as of 2019.

71. NC **702-704-706-708 Watts Avenue** **c.1960/c.2000**
One-story, masonry, four bay, Modern Style professional building. Slab foundation, flat roof behind a parapet wall topped with metal flashing. Right and left center bays are walls for deep red brick laid in running bond. Left and right center bays consist of a stucco sign board, with a recessed stucco wall below. Doors are metal frame glass, topped with a single-light transom. Windows are single light with an arched top. Left bay is w-d. Right center bay is d-w-w-w-d-w-d.

72. NC **707 Watts Avenue** **c.1956/c.2000**
One-story, masonry, professional building. Slab foundation, flat roof behind a stucco parapet wall topped with metal flashing. Clad in painted brick laid in running bond. Doors are metal single-light-over-two-panel, topped with a single-light transom. Doors are sheltered by an interpretive pediment, supported by two engaged columns. Windows are single light. Openings on the Watts Avenue façade are w-d-w-d-w-d-w-d.

73. NC **710-712-714 Watts Avenue** **c.1960/c.2000**
One-story, masonry, three bay, Modern Style professional building. Slab foundation, flat roof behind a parapet wall topped with metal flashing. Front elevation is clad in red roman brick with a broken face, with the side elevation is constructed of a red comb face brick, all in running bond. Doors are metal frame glass, topped with a single-light transom. Windows are single light with an arched top. Left bay is w-w-d, set in an angled wall. Right and center bay are both d-w-w.

74. C **716 Watts Avenue** **c.1956/c.1985**
Dentist office
One-story, masonry, three bay, Modern Style professional building. Slab foundation, original flat roof has been topped with a front gable roof clad in asphalt shingle (gable is clad in Masonite). Building is clad in buff brick laid in running bond. The right bay is a projecting curved wall of header bricks. The center bay is recessed and contains a single metal four panel-and-five-light-fanlight. This is sheltered by a concrete awning. A return of the awning continues into the left bay. Which has a built-in brick planter laid in stack bond, and a curved corner of header brick. Building sits back from the street behind a small lawn. Constructed as, and still serves, as a dentist office.

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75. C **727 Watts Avenue** **c.1952**
Vaughn Smith Insurance Agency

One-story, masonry, four bay, Modern Style professional building. Slab foundation, flat roof is hidden behind a masonry parapet of stacked bond brick, topped with metal flashing. Building is clad in painted brick laid in running bond. The left bay contains a recessed doorway consisting of a metal frame glass door, with a sidelight to the left, each is topped with a transom. The three remaining bays are identical. They are separated by brick pylons, and each contain a single-light window, and a stacked bond brick planter. To the left of the building, stepped back from the façade is a masonry screen wall that shields mechanicals from street view. Constructed as offices of the Vaughn Smith Insurance Agency.

76. C **720 Watts Avenue** **c.1952/c.1965**
Eight Ball Pool Hall

Two -story masonry, building. Slab foundation, flat roof with low parapet wall topped with metal flashing. First floor is clad in green tile, while the second floor is exposed CMU. Centered on the building is a recessed entrance, with an angled picture window leading to a metal frame glass door. On either site of the entrance are decorative tile panels and a picture window atop the same decorative time. At the left corner of the building is a metal frame glass door with labeled "pool hall." Constructed as a one-story building, a second story was added after 1960. The pool hall was located on the second floor and is listed in the 1969 City Directory as the Eight Ball Pool Hall. The first floor contained offices.

77. NC **729 Watts Avenue** **1937/c.1985**
Fmr Ritz Theater **Fig. 17**

Two -story masonry, building. Slab foundation, flat roof with stepped parapet wall topped with metal flashing. Building is clad in rough stucco, with pilasters on the north and south elevations. Windows appear to be one-light and are sheltered by louvered Bahama shutters. Centered on the south elevation of the building is a two-story projection with a shed roof. The first floor of this projection contains a deeply recessed entrance, that contains paired wood frame four-light double doors. The Pascagoula Street façade retains some Art Moderne detailing. A stucco supergraphic running from the parapet down to the first floor, where it turned horizontally and stops just after wrapping the corner was added to the building during a renovation. Constructed as the Ritz Theater in the 1940s, the Art Moderne style theater operated until the mid-1980s when it was converted to office space. Prior to this conversion the main entrance and building address had been on Pascagoula Street.

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8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- A. Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B. Property is associated with the lives of persons significant in our past.
- C. Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D. Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations

(Mark "x" in all the boxes that apply.)

- A. Owned by a religious institution or used for religious purposes
- B. Removed from its original location
- C. A birthplace or grave
- D. A cemetery
- E. A reconstructed building, object, or structure
- F. A commemorative property
- G. Less than 50 years old or achieving significance within the past 50 years

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Areas of Significance

(Enter categories from instructions.)

- Exploration and Settlement
- Community Planning and Development
- Politics and Government
- Architecture
- Social History
- Commerce
- Transportation

Period of Significance

- 1885-1972
- 1924-1979 (Politics and Government)

Significant Dates

- 1956
- 1970-1974
- 1979

Significant Person

(Complete only if Criterion B is marked above.)

Cultural Affiliation

Architect/Builder

- A. Ziegenfelder, Builder
- Bank Building & Equipment Corp., Designers and
- Architects Ben Ratcliff, Contractor
- Carl L. Olshner, Architect
- Charles H. Owen, Architect
- Chris Nelson, Builder
- Claude H. Lindsley, Architect
- Fletcher Construction
- Gaston Krebs Construction Company
- J. Warren McClesky, Architect
- J.H. Hollinsworth, General Contractor
- John T. Collins, Architect
- Kirby Building Systems, Inc., Prefabricated Building Manufacturer
- Lester C. Winterton, Engineer

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M.T. Reed Co., Contractor
McLellan Stores Company, Builder
R.W. Naef, Architect
Roy Savage, General Contractor
Slaughter and Smith Architects
Slaughter, Smith, and Allred, Architects
W.K. Upchurch, Construction Company
W.P. Brabston Sr., Engineer

Statement of Significance Summary Paragraph (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations.)

The proposed Scranton Historic District located in Pascagoula, Mississippi is locally significant under Criterion A in the area of Exploration and Settlement and Community Planning and Development, specifically in the establishment and early development of a new 1870s community and as one of the earliest examples of a Gulf Coast railroad town. The proposed district is also locally significant under Criterion A in the area of Politics/Government for the wide variety of political subdivisions that utilized existing space or occupied purpose-built buildings within the district. The proposed district is also locally significant under Criterion C in the area of Architecture for the variety of downtown buildings built between c.1880s and c.1972, which allows study of this building type and its evolution in the 20th century. The structures represent a variety of commercial and institutional practices.

The period of significance for Politics/Government extends from c.1924 to 1979, encompassing the construction of buildings important to governance at both the local and federal levels. The period of significance for other areas of significance ranges from c.1882, the date of the oldest known resources in the Scranton Historic District, to 1972, when planning and implementation for the Delmas Avenue Mall began. The Delmas Avenue Mall began planning stages in 1970 and was complete by 1974, and would significantly alter how commercial activity was conducted in the area. While largely removed, the remaining elements, such as the park (Inv. 70a) are representative of mid-century urban renewal efforts in Mississippi.

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Narrative Statement of Significance (Provide at least **one** paragraph for each area of significance.)

The Mississippi Gulf Coast has been inhabited by Native peoples for several thousand years. The far eastern portion of this coast territory is defined by a wide river that extends the depth of Jackson County. This area was occupied by the Pascagoula tribe when French explorer Pierre Le Moyne d'Iberville arrived in 1699. The tribe's name, derived from Choctaw, means "bread people," and today many landmarks, communities, and geographic features are named for the tribe. European immigrants began settling along the Pascagoula River in the early 18th century, creating homesites and farmsteads such as the de la Pointe-Krebs House (NR 1971). The Pascagoula tribe left the area by 1791 as more Europeans arrived on the Mississippi Gulf Coast. In 1812, Jackson County was created when the Mississippi Territory's Mobile county was divided into three counties creating Mobile, Jackson, and Hancock Counties. In 1817, Mobile County became part of the new Alabama Territory, and Jackson County become Mississippi's southeastern most county when admitted as the 20th state in the Union. Throughout the mid-19th century, the Jackson county seat would be located at several points along the Pascagoula River, finding a permanent home with the establishment of Scranton, Mississippi in 1870.

EXPLORATION AND SETTLEMENT and COMMUNITY PLANNING AND DEVELOPMENT

The area of Scranton was sparsely populated until the late 19th century. While scattered European homesites were established nearby and within the historic district area in the early 18th century, it was not until 1870 that the New Orleans, Mobile & Chattanooga Railroad established a depot at the east bank of the Pascagoula River.¹ In 1869, the New Orleans, Mobile & Chattanooga Railroad began constructing a rail line from New Orleans, Louisiana, to Mobile Alabama. As a result of the rail line trajectory, it was located approximately one mile north of the existing town of Pascagoula, then located on the Mississippi Sound at the mouth of the Pascagoula River. Where the rail line crossed the east branch of the Pascagoula River, a depot was constructed, and the town of Scranton was incorporated in 1870. Five subdivisions were created during the 1870s, reflecting speculation on the city's growth--Francis Henry tract, 1875; J.B. Delmas land, 1876; Rene Krebs and Gichard tracts, 1877; and Sedoine Krebs tract, 1878. However, most of the development during the settlement period remained within the area surrounding the railroad depot. The newly incorporated community would boast a post office and the Jackson County Courthouse in the following year. The streets are laid out in a grid,

¹ None of the 18th or early 19th century homesites remain that once stood within the historic district boundary. In 1871, the railroad was renamed the *New Orleans, Mobile & Texas*. The *Louisville & Nashville Railroad* would succeed the *NO, M, & T* leasing the Mississippi Gulf Coast track rights in 1880 and buying the line outright in 1881.

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oriented with avenues running east/west and streets running north/south, all named for local landowners. The rail line, oriented east/west, bisected this grid, and the railyard and depots were in its center. The two primary streets were Delmas Avenue, south of the rail line, and Krebs Avenue, north of the rail line. Almost immediately merchants began building businesses around the courthouse and depot. A new courthouse was constructed in 1878-1879, cementing the permanence of the community. The Catholic Church at Pascagoula a mile to the south of Scranton burned in 1881, and the decision was made to rebuild in Scranton. On October 6, 1882, five Sisters of Perpetual Adoration arrived in Scranton to establish a convent and conduct a school. The school and convent were built along the newly created Convent Avenue, followed by the construction of a church in 1883.² With the memory of the church fire and several other disastrous fires that occurred the previous decade, the Scranton Fire Co. No. 1 was incorporated in 1884. That same year, the Pascagoula *Democrat-Star* relocated from Pascagoula to Scranton. In 1885, the Scranton Hook and Ladder Fire Company No. 2, an African American fire company, was incorporated.

Reflected in the 1893 Sanborn Map, Scranton was a mixture of residential and commercial wood frame buildings, primarily one-story, with the principal streets paved with shells. The L&N passenger depot was located on the south side of the rail line with the company's freight depot located on the opposite side of the tracks, on a siding. The major industries—lumber and shipyards and sawmills—were located along the riverbank and had access to a rail spur along Frederic Street. Importantly the community included an ice company located just north of the rail track on the bank of the river. Icehouses could produce ice on an industrial scale year-round, and in Pascagoula that allowed fishing operations to ship fresh seafood to markets that were previously out of reach. Purpose-built religious structures were scarce at Scranton until the mid-1880s as many of the area churches still maintained their long-term presence in Pascagoula. However, in the late 1880s and 1890s congregations began moving to Scranton.³

In 1895, the Moss Point and Pascagoula Railroad, chartered just a year prior and running roughly north-south from the sawmill town of Moss Point to the fishing community of Pascagoula, created a junction in Scranton at the rail line just west of Pascagoula Street.⁴ In early 1898 a municipal electric light and water works plant was constructed on Delmas Avenue, just east of Frederic Street. In 1902 a group from Louisville, Kentucky and L.S. Anderson of Moss Point proposed to purchase the municipal plant and provide both electric and street railway service to the communities of Eastside, Moss Point, Scranton, and Pascagoula. In a move hailed as unprecedented by period newspapers, all Scranton taxpayers, male and female, white and black, were requested to vote on the sale of the utility, which passed 120 in favor of the sale to 58 against.⁵ The following year the Pascagoula Street Railway and Power Company was

² Pascagoula *Democrat-Star* (Pascagoula, MS) 5 October 1883. Page 3.

³ Years of initial construction are Methodist (1886), Lutheran (1888), Baptist and Presbyterian (1891), and Episcopal (1901).

⁴ This line would eventually become the *Mississippi Export Railroad* in 1922. It is still in operation today. <http://mserr.com/mse-history/> Accessed 11 February 2021.

⁵ "The Women Vote; At Scranton on Waterworks and Electric Light Subjects." *Hattiesburg Daily Progress* (Hattiesburg, MS) 17 October 1902. Page 1. "Injunction; Issued Prohibiting Sale of Scranton Electric and

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incorporated. With these streetcar connections, Scranton's downtown became the commercial heart for several communities on the east bank of the Pascagoula River.

At the turn of the century, rail traffic brought materials and laborers from the surrounding country to downtown Scranton, supplying the commercial district with goods and patrons. While some were ticketed passengers, others were not. In his 1938 recording session with Alan Lomax for the Library of Congress jazz, and blues legend Ferdinand "Jelly Roll Morton" LaMothe states that his only time to hobo was into downtown Pascagoula. In an event that occurred c.1902 when LaMothe traveled the 20 miles from Biloxi, to Pascagoula, he states...

"...I got off the train in a little town called Pascagoula, Mississippi. Just as the train drove across the drawbridge, I thought it was slowing down and I jumped off and I fell head foremost and tore the knees of my trousers of the \$60 brand new suit of clothes."

- Ferdinand "Jelly Roll Morton" LaMothe⁶

Having ejected himself from the train near the Frederic Street rail crossing, the purpose of his travels was to find work as a piano player in a saloon, however LaMothe also made his way during this time as a cardsharp and by hustling billiards. The Sanborn map of 1904 shows the current 500 block of Delmas Avenue as then having three pool rooms, and seven saloons, barrooms, or clubs, so there was no shortage of potential work.

Overall, within downtown Scranton, these 1904 Sanborn maps show an increase in density and more two-story buildings, however, less than 5% of buildings in the downtown are brick or offer other attempts at fireproofing. This same year a merger would begin a merger between the communities of Scranton (centered on the east bank of the Pascagoula River) and Pascagoula (centered on the Mississippi Sound.) The municipal authorities of the city of Scranton and the town of Pascagoula ratified the ordinance consolidating the two under the name of Pascagoula with a combined population of 4,052. This merger would be finalized by 1910 when the railroad and post office recognized the communities as combined under the name Pascagoula.⁷

In the new centralized government and commercial heart of Pascagoula, the center of downtown shifted south of the railroad. Delmas and Krebs Avenues had long been competing for prominence, but when the post office moved from its longtime location in the Merchant & Marine Bank building on Krebs Avenue to a new building on Delmas Avenue in 1918, this would signify the end of any new commercial development on Krebs Avenue.⁸

Waterworks Plant to Private Party; Women Permitted to Vote in Election; First Instance of the Kind in the State; Outcome Will be Watched With Unusual Interest." *Daily Herald* (Biloxi, MS) 24 October 1902. Page 6.

⁶ Ferdinand "Jelly Roll Morton" LaMothe. (1938) "Jelly's Travels" *Jelly Roll Morton - The Complete Congress Recordings*, Rounder Records, 2005 disk 4.

⁷ "New City of Pascagoula" *Sea Coast Echo* (Bay St. Louis, MS) 23 April 1904. Page 1. "Scranton Is No More, Name Change By Official Act" *Daily Herald* (Gulfport, MS) 9 July 1910. Page 5

⁸ This post office was in a leased brick building built in 1918 near current day 502 Delmas Ave (this building would burn down in 1963.) In 1923, Merchant & Marine Bank would move to Delmas Ave, building a new banking house at 617-619 Delmas Ave.

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Shipbuilding greatly expanded in 1917, in Pascagoula. Just days after the United States entered World War I the Dierks-Blodgett Shipbuilding Company and the International Shipbuilding Company established shipyards in Pascagoula along the banks of the Pascagoula River. The ships constructed primarily of wood were used as material transports.⁹ This wartime production effort saw an influx of workers who would create an insatiable demand for the goods and services offered by the businesses in downtown. However, this was short lived as wartime shipbuilding was called to a halt in early 1919 putting hundreds out of work and saw the eventual closing of these yards as a result.¹⁰ Almost two decades later in 1938, the WPA Guide to Mississippi harshly stated that the firms unfinished vessels “mocked the town’s industrial death.”¹¹

During 1921, two destructive fires wreaked havoc on downtown Pascagoula, specifically along the eastern end of Delmas Avenue. On February 25th, a fire started in the Olympia Hotel on the southeast corner of Delmas Avenue and Magnolia Street and burned eastward along the south side of Delmas Avenue, destroying six buildings, and resulting in one injury.¹² The fire only stopped when it reached the two-story brick building of Dr. William F. Martin.¹³ Less than four months later, on June 19th, a more significant fire started at the Jules Mollet Bakery in the middle of the current-day 700 block of Delmas Avenue. All buildings on the north side of Delmas Avenue between Magnolia Street and Pascagoula Street would be destroyed. Buildings along the south side of Delmas Avenue from the east side of Canty street to Pascagoula street were destroyed, approximately 57 buildings in total. Newspapers reported that the buildings destroyed in both fires were significantly under insured.¹⁴ This lack of rebuilding capital and the downturn in the post-World War I local economy could not have been more devastating for downtown Pascagoula. This is reflected in the July 1924 Sanborn map, that shows much of the area impacted by the fire still vacant and awaiting redevelopment. After the fire, the City required that buildings constructed downtown be constructed of fire-resistant materials.

⁹ On October 29th, 1919, the first steel ship to be built in Mississippi was launched by the International Shipbuilding Company in Pascagoula. The "Torino" was a 6000-ton steamship built for the Italian government. It was named in honor of the Italian city of Turin. It was 385.9' in overall length, with a 52' beam, and a 27.6' depth of hold.

¹⁰ "Halt in Mississippi Ship Building" *The Spokesman-Review* (Spokane, WA) 11 March 1919. Page 7. "Emergency Fleet Cancels Orders." *Pascagoula Chronicle* (Pascagoula, MS) 15 March 1919 Page 2.

¹¹ *Mississippi; a guide to the Magnolia state, compiled and written by the Federal writers' project of the Works progress administration*. New York: Viking Press, 1938.

¹² "Early Morning Fire Sweeps Through Half Block Pascagoula Business Dist." *Chronical-Star* (Pascagoula, MS) 25 February 1921. Page 1.

¹³ The building owned by Dr. Martin is believed to have been built by the People's Bank in 1912 and was purchased by Martin no later than 1919. Martin had maintained a dental practice in the building since its construction. The building was later unified with neighboring buildings c.1950 with a slipcover façade. The Martin Building was demolished in 2013.

¹⁴ "Pascagoula Visited By Largest Fire In Its History; 15-Year-Old Boy Burned To Death In Bakery" *Daily Herald* (Biloxi, MS) Afternoon 20 June 1921. Page 1.

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Development in downtown Pascagoula would remain stagnant through the 1920s and into the 1930s. Activity would however begin to pick up after the founding of Ingalls Shipbuilding which set up shop at the former International Shipbuilding shipyard on the east bank of the Pascagoula River and began production in 1939. Downtown Pascagoula would be further defined by post-World War II development. Out with the old and in with the new may have been the mantra, beginning with the completion in 1949 of a new Jackson County Courthouse (Inv. 57) [Fig. 2] on Magnolia Street just one block southeast of the old courthouse on Delmas Avenue, which was demolished in 1950. Redevelopment in downtown would crescendo in 1956, which saw the construction of ten buildings that including educational buildings, modern specialty stores, and a new city hall.

Beginning in the late 1950s shopping opportunities outside of downtown began to develop such as the Deep South Shopping Center (1959) at the corner of Highway 90 and Market Street, followed by the Bel-Aire Shopping Center (c.1961) at the corner of Old Mobile Highway and Hospital Road and the Searstown Shopping Center (1963-1964) at the corner of Highway 90 and Veterans Avenue. As the 1960s progressed, shoppers were drawn further from downtown merchants with the establishment of large indoor shopping malls in New Orleans, LA (Lakeshore Mall, 1960), Biloxi, MS (Edgewater Mall, 1963), and Mobile, AL (Bel Air Mall, 1967). With this new competition, downtown businesses and property owners began to seek new ways to compete with the shopping experience that these malls provided. This coincided with a national trend for urban renewal projects funded, in large part, by the federal government. In addition to commercial efforts, widespread damage across the Mississippi Gulf Coast from Hurricane Camille in 1969 further drove the perceived need for redevelopment of the downtown area. During Camille Pascagoula reported sustained winds at 81 mph and saw a storm surge of 8 to 12 feet. The City of Pascagoula received funding in the early 1970s for converting Delmas Avenue to a pedestrian mall between Pascagoula and Magnolia Streets. The redevelopment of the area was referred to as the Delmas Avenue Mall in planning stages, which began in July 1970. With construction work beginning in 1972, this was one of the first pedestrian mall conversions in the state. The initial \$3 million dollar project funded by the Department of Housing and Urban Development was officially opened in the first half of 1975. Continued improvement projects to the mall were funded from several federal sources, such as the Urban Park and Recreation Recovery act of 1978, and the Housing and Community Development Act of 1974.

At this time, many Delmas Avenue property owners remodeled their buildings to keep in theme and style with the new pedestrian mall. During this project four new stores were built, and store vacancy was down from 12 to three.¹⁵ As part of the redevelopment, a large portion of the freight yard was converted to a parking lot, leaving no doubt that the automobile had surpassed the train in importance to downtown Pascagoula. While the conversion of Delmas Avenue gave a temporary boost to the merchants of downtown, it was short-lived. Decline began in 1977 with two announcements. Ingalls announced significant layoffs at the shipyard, and a new mall began construction in Gautier, across the Pascagoula River. Both were complete in 1980 and signaled a new era for downtown Pascagoula. This era saw a rise in the conversion of downtown retail space to professional offices. Buildings such as the Ritz Theater (Inv. 77) [Fig. 17] were

¹⁵ Robert Ellzey "Downtown Pascagoula plaza slated to open" *Sun Herald*, 10 May 1975, Page 12

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converted to office space, and the former city hall and fire station was converted into a fern bar and restaurant to cater to the area's new primary tenants.¹⁶

Included with the design of the downtown mall was a small park immediately east of city hall (Inv. 70a) [Fig. 12]. Downtown Pascagoula had long been without a park, the only documented park having been located at the southwest corner of Krebs Avenue and Magnolia Street. This park had been created by the Pascagoula Street Railway and Power Company, as it was on land immediately adjacent to a waiting room of their Street Railway. This park became neglected after the railway's closure in 1925 and would eventually be replaced by a warehouse (Inv. 46) [Fig. 9] used by the U.S. Navy Supervisor of Shipbuilding in 1979. The park adjacent to city hall provided an architect-designed landscape within downtown where citizens could relax or congregate.

While the Delmas Avenue pedestrian mall lasted much longer than other downtown pedestrian mall conversions throughout the state of Mississippi, it was removed in 2004, marking the current era of downtown Pascagoula Revitalization efforts.¹⁷ These efforts were further spurred by destruction and flooding caused by Hurricane Katrina in 2005. Striking Pascagoula on August 29, this storm caused storm surge flooding over 90% of Pascagoula, including the total area of the historic district, and maximum windspeeds of 120 mph caused significant damage throughout Pascagoula and across the Mississippi Gulf Coast. Following the storm, several damaged but repairable buildings, were demolished under a philosophy of "bare earth" storm cleanup. While some of the lots made vacant by the cleanup recovery effort have been built upon, others such as the lots at the southwest corner of Delmas Avenue, and Canty Street remain vacant to date. Structures on this site were not repaired following the storm and were eventually demolished c.2012.

POLITICS/GOVERNMENT

Since its establishment, the Scranton and later Pascagoula downtown has served as the location for several administrative governing bodies, at the city, county, and federal levels. The period of significance for Politics and Government is 1924 to 1979. This extraordinary significance is due to recovery and resilience planning efforts that occurred in the mid-to-late 1970s in part because of Hurricane Camille in 1969, along with changes in federal shipbuilding contracts and the Port of Pascagoula management.

Pascagoula's city halls were long located on Delmas Avenue. The earliest denoted city hall was a two-story wood frame building in the 500 block of Delmas Avenue that appears on the April 1909 Sanborn map. It would not be until after two fires in 1921 that devastated the 600-700

¹⁶ Originating in the late 1960s and early 1970s, Fern Bars are characterized by their use of dark woodwork, brass accents, a variety of light fixtures, and indoor potted plants. The spaces were designed to attract young, single, professionals, specifically women.

¹⁷ LYNN LOFTON/THE. "MAIN STREET PROGRAM HONORED." *Sun Herald* (Biloxi, MS), TSH ed., sec. LOCAL-FRONT, 18 Oct. 2004, p. A8. NewsBank: America's News, infoweb.newsbank.com/apps/news/document-view?p=NewsBank&docref=news/105E7DFA19274C19. Accessed 12 February 2021.

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blocks of Delmas Avenue that the city decided to rebuild a fire house that was destroyed, combining it with a city hall. This City Hall and Fire Station No. 1 (Inv. 25) [Fig. 13] was built in the Mission Revival Style and completed in 1924. In addition to housing the fire station and city hall, it also contained the police department, city jail, and courtroom, and a large open ballroom on the second floor served as a firemen's hall. Built during a financial downturn in Pascagoula this combination of spaces was economical and served the city well, but the city's post-WWII boom taxed the limits of the building. As early as 1951, discussions were held to switch Pascagoula from a commission to city-manager type of city government. This change would not be voted on and enacted until 1965. During that period of consideration, a new dedicated City Hall (Inv. 70) [Fig. 11] would be built in 1956 on Watts Avenue, one block south of the previous city hall. Designed in a blend of Art Moderne and International Styles, expressing the optimism of the era, this City Hall continues to serve the residents of Pascagoula today. As Pascagoula continued to grow in the 1960s more City office space was needed, and in 1968 the store building at 618-622-630 Delmas Avenue (Inv. 23) was converted into city offices remodeled by the local architecture firm of Slaughter & Smith and carried out by Fletcher Construction.

Upon the establishment of Scranton, the Jackson County Courthouse was moved to the new community, from the Americus community further up the Pascagoula River. A permanent courthouse (non-extant) was constructed in 1878 at the southwest corner of Delmas Avenue and Magnolia Streets. A two-story brick building, it was long the only masonry building in downtown. This courthouse would receive an addition in 1898 and was remodeled c.1920. Beginning in the late 1930s, local officials began discussing the need for a new courthouse. In October of 1941, plans for a new Jackson County courthouse (Inv. 57) [Fig. 2] were shared with the public. Due to war time rationing and labor shortages, the planned building was not constructed until 1949. This courthouse continues to serve the residents of Jackson County. Two other county-owned buildings within the district are the Jackson County Emergency Operation Center built in 1974 (Inv. 13) [Fig. 10] and the Jackson County Port Authority Building built in 1979 (Inv. 62) [Fig. 19].

The Jackson County Emergency Operation Center represents post Hurricane Camille (1969) disaster preparation and response planning. The building is the first purpose-built home for the county's coordinated disaster response efforts and was at the time the only such center in the state designed to coordinate disaster operations county-wide. Additionally, it was one of the first buildings in Pascagoula constructed to "Florida Building Code."¹⁸ The building was constructed with walls 20" thick to withstand "anything but a direct nuclear hit".¹⁹ The center included emergency generators, an 8,000-gallon emergency water supply, and equipment that allowed for

¹⁸ References to "Florida Building Codes" prior to 1974 refers to the Building Codes adopted by the South Florida communities of Dade and Broward Counties. A 1974 Florida law required local adoption of a state minimum building code. Florida Department of Community Affairs *Florida Building Commission Report to the 2008 Legislature*. February 2008 http://www.floridabuilding.org/fbc/publications/2008_FBC_Report_to_Legislature.pdf Accessed 29 March 2021.

¹⁹ Mack Dryden "Emergency center prepared for potential disaster" *South Mississippi Sun* (Biloxi, MS) 26 September 1975. Page 14.

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all county operations to be run from the building in the event of a disaster. Designed by the architecture firm of Slaughter, Smith, and Allred of Pascagoula and built by Ben M. Radcliffe Contractor, Inc. of Mobile, Alabama, the building passed its first test during Hurricane Eloise in September of 1975, just two months after the building was dedicated. The building continues to successfully serve as the county's disaster coordination center, meeting its biggest disaster response challenge in 2005 in the wake of Hurricane Katrina.

Jackson County Port Authority Building was constructed in 1979 and represents the second era of the Jackson County Port Authority. The Jackson County Port Authority was formed in 1956 and began to oversee the construction and operation of two separate port facilities: an eastern port on Bayou Casotte and a western port on the banks of the Pascagoula River.²⁰ This work had initially been undertaken by the Pascagoula Port Commission, the organization that the Jackson County Port Authority succeeded.²¹ The first offices of the Jackson County Port Authority were shared with the Pascagoula Port Commission in the Bacot and Granberry Building (Inv. 20) at 511 Delmas Avenue.²² Following the Mississippi Legislature's port development law that passed in 1958 allowing a port or harbor commission to issue state-backed bonds, the Jackson County Port Authority seized this opportunity and was the first to complete an export facility, a grain terminal on the west bank, under this program in 1961.²³ The Jackson County Port Authority remained semi-autonomous under a provision of the law, while other Mississippi Coast ports, such as the older port in Gulfport came under state control. Successful development of both east and west port facilities saw the Pascagoula port tonnage increase 125% between 1966 and 1976, while nationally all United States ports only increased tonnage by 33%.²⁴ In 1977, Ingalls Shipbuilding, the port's largest tenant, announced massive layoffs of more than 10,000 employees after the Navy shifted from a 1960s era program that gave a single contractor total responsibility, from design to delivery, for a complete weapons system.²⁵ In 1966, the Port Authority moved its offices into the new Jackson County Chancery Court building (non-extant). Soon complaints from various county offices about overcrowding at the building, coupled with the drastic tonnage increase at the port lead to the need for independent offices for the Port Authority. With two separate ports, and other growing decentralized responsibilities, an off-port-site location was chosen that was close to downtown and other county offices. Located at 3033 S. Pascagoula Street the building was first listed in the 1979 Pascagoula City Directory and continues to serve as the center of port operations of Jackson County to date.

²⁰ 7-Member Coast Port Authority To Control Harbor Improvements Is Authorized By State Senate. McComb *Enterprise-Journal* (McComb, MS) 26 January 1956. Page 1,8.

²¹ Initially created in the late 1920s, the Pascagoula Port Commission hired its first employee, a port director in 1954 to coordinate marine development and marine activities in the Pascagoula-Moss Point area. "Johnson Named Port Director For Pascagoula," *Daily Herald* (Biloxi, MS) 9 September 1954. Page 1.

²² The Bacot and Granberry Building served as the offices for several federal offices including the Dept. of Agriculture and the Dept of Alcohol and Tobacco.

²³ Pascagoula Port Development Gets A&I Board Approval," *Laurel Leader-Call* (Laurel, MS) 12 February 1959. Page 24.

²⁴ "Pascagoula Port Tonnage Shows Great Increase," *Clarion-Ledger / the Jackson Daily News* (Jackson, MS) 2 October 1977. Section L Page 5.

²⁵ Newhouse News Service "Final Spruance-class ship puts to sea--2 years late," *Billings Gazette Sun* (Billings, MT) 20 July 1980. Page 8.

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Federal offices in Pascagoula include some rare examples that reflect the importance of shipbuilding and the Port of Pascagoula. The earliest federal office may have been the Post Office and Customs Offices located in the Merchants and Marine Bank (non-extant) located in 500 block of Krebs Avenue. During the mid-20th century, the Department of Agriculture and the Department of Alcohol and Tobacco had offices in the Bacot and Granberry Building at 511 Delmas Avenue (Inv. 20). The U.S. Navy's Supervisor of Shipbuilding (SUPSHIP) is not a part of the shipyard, but rather a separate tenant command with a separate mission. It is primarily responsible for work done for the Navy by private shipyards and ship repair contractors, as opposed to government yards such as the naval shipyard. During the 1960s and 1970s the SUPSHIP functions and operations at Pascagoula included among other duties contract administration, facilities review, approval of plans, surveillance of construction, negotiations, and supervision of Navy crews for vessels under construction.

Modern naval shipbuilding of welded steel construction begins on the Mississippi Gulf Coast with the construction of the first all-welded steel ship, the *S.S. Exchequer* launched in June 1940.²⁶ Commissioned for the United States Maritime Commission (MARCOM) as a merchant marine vessel in 1939, it was turned over to the Navy who renamed it the *U.S.S. Pocomoke* (AV-9) and refitted the vessel to act as a seaplane tender.²⁷ SUPSHIP traces its modern history back to the same period with the Navy's establishment of industrial manager operations in 1942. In 1974, recognizing an increased volume of ship repair work being done by the private sector, the Navy made SUPSHIP a separate command with its own commanding officer.²⁸ SUPSHIP Gulf Coast is currently headquartered in Pascagoula. During the 1970s the main administration building was located at the Ingalls West Bank facility. The warehouse located at 510 Krebs Avenue (Inv. 46) [Fig. 9] is representative of the SUPSHIP presence and impact on the development and economy of Pascagoula.

ARCHITECTURE

The Scranton Historic District is also eligible for listing on the National Register of Historic Places under Criterion C in the area of Architecture. The structures represent vernacular forms and styles that were popular in Pascagoula during the period of significance, 1880 – 1972. While textbook executions of architectural styles are rare within the district, there are excellent regional interpretations of nationally popular architectural styles. All contributing structures have forms that are characteristic of their respective period and context.

²⁶ Prior to the construction of the all welded *S.S. Exchequer*, ships at the Pascagoula yards had been constructed of wood, or of riveted steel.

²⁷ "Pascagoula Yard Lands Navy Order" *Daily Herald* (Biloxi, MS) 20 December 1940. Page 1, 10.

[https://en.wikipedia.org/wiki/USS_Pocomoke_\(AV-9\)](https://en.wikipedia.org/wiki/USS_Pocomoke_(AV-9)) Accessed 3-31-2021.

²⁸ <https://webcache.googleusercontent.com/search?q=cache:Hd1mPEQJPZ8J:https://scholar.lib.vt.edu/VA-news/VA-Pilot/issues/1997/vp970928/09260409.htm+&cd=5&hl=en&ct=clnk&gl=us> Accessed 3-31-2021.

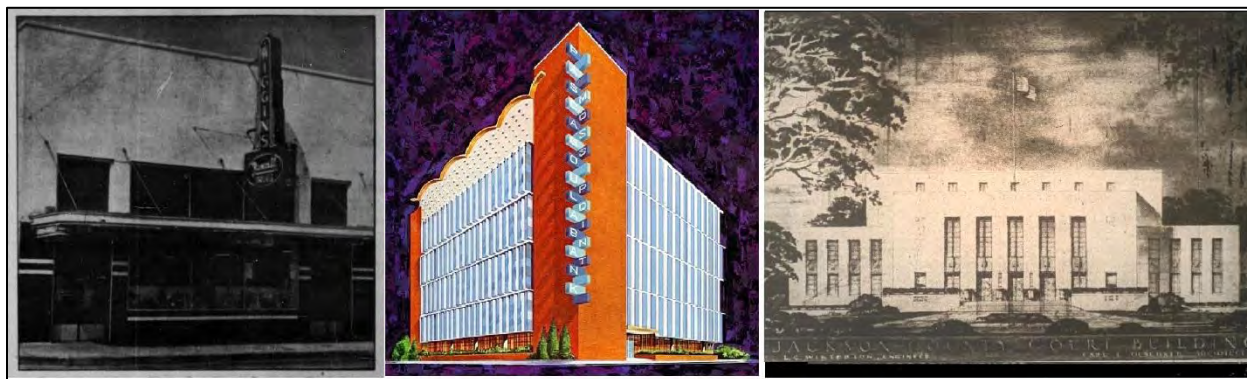
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Commercial Architecture

The majority of vernacular commercial structures in downtown Pascagoula were built between 1921 and 1972. Pascagoula's commercial buildings were constructed around the consumer needs of area residents, particularly department stores, banks, and specialty shops. The area also includes professional offices frequently found in county seat communities. Almost all commercial buildings in Pascagoula are defined by masonry walls clad in brick or stucco. Signboards and raised parapets are also common, as well as rooflines uninterrupted by a projecting cornice. These buildings also generally feature large rectangular windows arranged in groupings to highlight commercial wares or activity. Large picture windows were considered desirable to showcase merchandise, while inset signboard accents in parapets helped display business names.

The largest commercial building within the district is the four-story former Pascagoula Moss Point Bank building at 3207 Magnolia Street (Inv. 59) [Fig. 5], constructed between 1958-1960. The first story contained a banking floor, while the upper floors were for bank offices and rental space for professional offices. Another professional office is the one-story building at 3108 Canty Street (Inv. 5) [Fig. 3]. Both buildings were designed in modern styles popular after World War II in the United States. Most of the commercial structures house single businesses, but several of the larger structures accommodate multiple businesses. 707 Krebs Avenue (Inv. 55), built 1907, is an excellent example of a multi-purpose retail structure built early in the history of the district, while 618-622-630 Delmas Avenue (Inv. 23) is an example of mid-20th multi-purpose retail redevelopment of the downtown district, where multiple bays with shop windows and separate entrances allowed several retailers to occupy one structure.



Left: 703-707 Delmas Avenue, Wiggins Drug Store (1940, Inv.30)²⁹
Center: 3207 Magnolia Street, Pascagoula-Moss Point Bank (1958-1960, Inv. 59)³⁰
Right: 3104 Magnolia Street, Jackson County Courthouse (1949, Inv. 57)³¹

Modern Architecture in downtown

The Art Moderne Style can trace its design influences to streamlined industrial designs of ships, automobiles, and trains of the early twentieth century and was more popular with commercial

²⁹ Pascagoula *Chronicle Star* (Pascagoula, MS) 30 August 1940, Page 5

³⁰ <https://misspreservation.com/2017/09/27/newspaper-clippings-pascagoula-moss-point-bank-1960/> Accessed 19 March 2021.

³¹ "Plan \$450,000 Courthouse for Pascagoula" *Daily Herald* (Biloxi, MS) 7 October 1941, Page 10

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and industrial buildings than housing. The style emphasizes horizontal lines and stark façades. Nationally from the 1930s to the early 1950s the style was popular with businesses that were, or wished to be associated with speed, efficiency, and modernity. Stucco, glass block windows, and curved corners and flat roofs are the hallmarks of the style. With its close association with shipbuilding the style seems a natural choice for buildings in Pascagoula. The best example of the Moderne Style in the district is the Jackson County Courthouse at 3104 Magnolia Street (designed 1941, completed 1949, Inv. 57) [Photo 2]. The former Wiggins Drug Store at 703-708 Delmas Avenue (Inv. 32), constructed 1940, is another example of the style. Following the end of World War II, new buildings within the district began to blend the Art Moderne Style with the International Style. Examples include the Pascagoula City Hall at 603 Watts Avenue (1956, Inv. 70) [Fig. 11] and the Wilson Printing building at 500 Krebs Avenue.

The Our Lady of Resurrection School at 502 Watts Avenue (1947, 1956, 1958, 1961 Inv. 69) [Fig. 8], Pascagoula-Moss Point Bank (1958-1960, Inv. 59) [Fig. 5], and the small professional office at 3108 Canty Street (c.1972, Inv. 5) [Fig. 3] are examples of buildings built in the modernist mode. The Modern movement in architecture began as a rejection of classical ornament and traditional forms and drew inspiration from the machine age in the early twentieth century. In Europe, modernism was strongly embraced after World War I when classical and traditional ways were viewed as what had led to the war. Many of those practiced in the modern styles were driven from Europe in the decade before World War II and found employment opportunities in architecture departments of American universities. By the early 1960s, a generation of American architects had sat under their instruction.

Stylistically the modern designs projected the educational progressivism that was taking place in the mid-twentieth century. For school administrators, the Modernist approach was not only cheaper than more traditional styles, but also provided more flexibility for expansion, over the Neoclassical and Colonial Revival styles popular in the previous decades.³² This ability to expand or modify a school was something that the ever-growing 20th-century Pascagoula school administrators would have found particularly appealing. This is evident in the rapid expansion of the Our Lady of Resurrection School three times in a six-year period; while viewing the building from the street, it is difficult to discern that the building was not built concurrently. Buildings constructed in the post-war period typically featured wings of classrooms, arranged along transom lit, double-loaded corridors, with large banks of windows or window walls on the exterior. The variation of wall cladding, window grouping, and rooflines give an exterior expression of the activities taking place on the interior.

The Pascagoula-Moss Point Bank (1958-1960, Inv. 59) [Fig. 5] is an example of “Googie” Modernism. Stripped down to its core, the building is purely rooted in the International Style, with its emphasis on interlocking volumes, banks of windows, simplicity of materials, and thin floor plates that extend beyond the wall plain to create a brise soleil. However, the style breaks away from the International Style with use of large repeating, lively geometric forms at the roof line and the (no-longer-extant) corner blade sign expressing movement and grabbing attention of

³² Jennifer V.O. Baughn, "Education, Segregation and Modernism: Mississippi's School Equalization Building Program, 1946-1961." ARRIS Vol. 16, 2005, pages 49-50.

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a passing motorist. In its hey-day, the style was described as “Modern Architecture Uninhibited,” where “anything goes as long as it’s modern.”³³ This style was popular in post-World War II as it expressed a jovial playfulness making it more accessible to the general public rather than the staid, rule-driven, International Style that preceded it.

Built c.1972 the professional office at 3108 Canty Street (Inv. 5) [Fig. 3] is an example of a late modern building. The use of traditional spaces, such as a porch, and the staggered parapet created by alternating between brick and pebble-dash concrete cladding, previously had been verboten under the strict adherence to the ideal modernistic cube. However, this roofline does adhere to a tenet of modernism that used engineering ability and new material applications to make previously impossible detailing, such as making a concrete block appear weightless. The architect and builder are unknown. Another example of late modernism is the unique landscape adjacent to Pascagoula city hall. Completed by c.1974, this small park (Inv. 70a) [Fig. 12] was part of a larger urban renewal project that saw the conversion of the 600 and 700 blocks of Delmas Avenue converted into a pedestrian mall covered by a wood canopy, atop brick piers. This landscape incorporates the angularity of both Late Modern and Wrightian design with a yellow brick garden wall that incorporates built in seating and raised landscape beds, decorative lighting, and small pavilions. Scattered elements of this pedestrian mall remain in the 600 and 700 block of Delmas Avenue, particularly planters, however this park is the most intact element of the pedestrian mall project.

Mid-20th century historical revivals

The professional office at 3112 Canty Street (Inv. 6) [Fig. 4], built c. 1972, is an example of mid-20th century historical revivals. In general, the popularity historical styles waned after World War II, in favor styles that embraced modernism, and this is especially true for commercial buildings, where owners wanted to market their products as new and improved. Following Hurricane Camille in 1969, which destroyed many historic landmarks on the Mississippi Gulf Coast, coupled with the nation’s 1976 bicentennial spurred an interest in constructing historic inspired buildings. 3112 Canty Street with its steeply pitched roof with dormers and its projecting second story balcony accessed by French doors, draws inspiration from Creole townhouses found in New Orleans’ French Quarter.

COMMERCE/TRANSPORTATION

The Louisville & Nashville Railroad Depot [Pascagoula Depot] (Inv. 78, NR 1974) was listed to the National Register for both its contributions to local commerce and transportation and commercial and population growth in the area could not begin in earnest until the railroad made it possible.

SOCIAL HISTORY

The Old City Hall and Central Fire Station No. 1 (Inv. 25, NR 1978) [Fig. 13] was listed to the National Register for its association with the city's social history as the nomination describes activities such as picnics, dances, and grand balls sponsored by the fire company at the building as a social hub for the surrounding community.

³³ “Gogie Architecture” *House + Home* February 1952. Page 86--88

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Comparison to other Pascagoula, Mississippi National Register Districts:

The other nearby National Register Historic Districts in Pascagoula are the Orange Avenue Historic District (NR, 2001, Increased 2013), the Krebsville Historic District (NR, 1991, Increased 2013) and the International Ship Building Historic District (NR, 2011). In both acreage and number of properties the Scranton Historic District is larger than the Orange Avenue and International Ship Building districts, and significantly smaller than the Krebsville Historic District. The comparable historic districts are primarily residential, in contrast to the Scranton Historic District's commercial nature, additionally, these examples have a significant number of structures that are generally older, dating to the late 19th and early 20th-century than those in the Scranton district. Both Orange Avenue and Scranton Historic Districts were developed initially in the 1870s because of the rail line constructed in the area, however Orange Avenue was always a residential neighborhood adjacent to the commercial downtown. The few commercial resources within the Orange Avenue district relate to a 25-year period (c.1928-1954) when Highway 90 was routed through the district. Unique among all of Pascagoula's historic districts, the Scranton Historic District comprises a majority of commercial properties and represents the growth and endurance of the city over time.

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NewspaperArchive.com, *The Chronicle Star-The Moss Point Advertiser* (Pascagoula, MS), *The Democrat-Star* (Pascagoula, MS) *Daily Herald* (Biloxi, MS)
www.newspaperarchive.com/

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www.newspapers.com/

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-United States Census Bureau. "Census of Population and Housing" from <https://www.census.gov/prod/www/decennial.html>

Previous documentation on file (NPS):

- preliminary determination of individual listing (36 CFR 67) has been requested
 previously listed in the National Register
 previously determined eligible by the National Register
 designated a National Historic Landmark
 recorded by Historic American Buildings Survey # _____
 recorded by Historic American Engineering Record # _____
 recorded by Historic American Landscape Survey # _____

Primary location of additional data:

- State Historic Preservation Office
 Other State agency
 Federal agency
 Local government
 University
 Other

Name of repository: Singing River Genealogy-Local History Library

Historic Resources Survey Number (if assigned): Survey numbers for PL and previously determined eligible properties

3012 Canty Street (Inv. 2) 059-PAS-0067-NR
617-619 Delmas Avenue (Inv. 24) 059-PAS-0227
623 Delmas Avenue (Inv. 25) 059-PAS-0074-NR
707 Krebs Avenue (Inv. 53) 059-PAS-0106-NR
711 Krebs Avenue (Inv. 55) 059-PAS-0107-NR
3207 Magnolia Street (Inv. 59) 059-PAS-0135
504 Yon (Railroad) Avenue (Inv. 78) 059-PAS-0194-NR-ML

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15. Geographical Data

Acreage of Property 47.5

Use either the UTM system or latitude/longitude coordinates

Latitude/Longitude Coordinates

Datum if other than WGS84: _____
(enter coordinates to 6 decimal places)

- | | |
|------------------------|----------------------|
| 1. Latitude: 30.36895 | Longitude: -88.56055 |
| 2. Latitude: 30.36827 | Longitude: -88.55678 |
| 3. Latitude: 30.3685 | Longitude: -88.55661 |
| 4. Latitude: 30.36833 | Longitude: -88.55625 |
| 5. Latitude: 30.36651 | Longitude: -88.55666 |
| 6. Latitude: 30.36488 | Longitude: -88.55626 |
| 7. Latitude: 30.36475 | Longitude: -88.55522 |
| 8. Latitude: 30.36419 | Longitude: -88.55516 |
| 9. Latitude: 30.36417 | Longitude: -88.55712 |
| 10. Latitude: 30.36431 | Longitude: -88.55819 |
| 11. Latitude: 30.36487 | Longitude: -88.55812 |
| 12. Latitude: 30.36502 | Longitude: -88.55945 |
| 13. Latitude: 30.36532 | Longitude: -88.55938 |
| 14. Latitude: 30.36551 | Longitude: -88.56147 |

Scranton Historic District
Name of Property

Jackson County, MS
County and State

Verbal Boundary Description (Describe the boundaries of the property.)

The Scranton Historic District boundaries are defined by Krebs Avenue to the north, Pascagoula Street to east, Convent Avenue to the south, and Frederic Street to the west.

Boundary Justification (Explain why the boundaries were selected.)

The Scranton Historic District boundaries were selected as these are the rough boundaries of the downtown district of Pascagoula, Mississippi.

16. Form Prepared By

name/title: Jeff R. Rosenberg/Historic Preservation Coordinator
organization: MS Dept. of Marine Resources/ MS Coast National Heritage Area
street & number: 1141 Bayview Avenue
city or town: Biloxi state: MS zip code: 39530
e-mail jeff.rosenberg@dmr.ms.gov
telephone: 228-523-4029
date: July 15, 2021

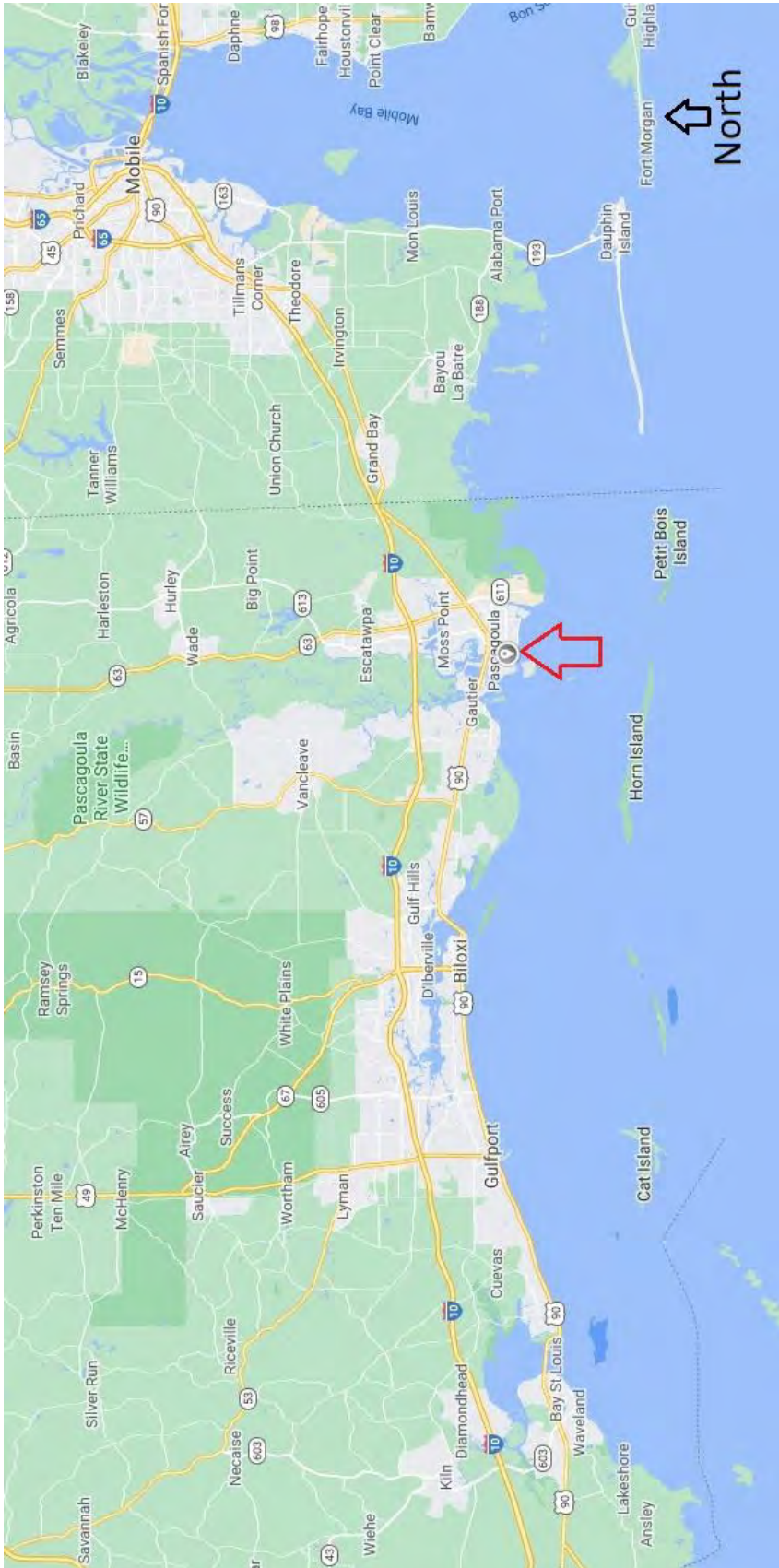
Additional Documentation

Submit the following items with the completed form:

- **Maps:** A **USGS map** or equivalent (7.5 or 15 minute series) indicating the property's location.
- **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Additional items:** (Check with the SHPO, TPO, or FPO for any additional items.)

Scranton Historic District
Name of Property

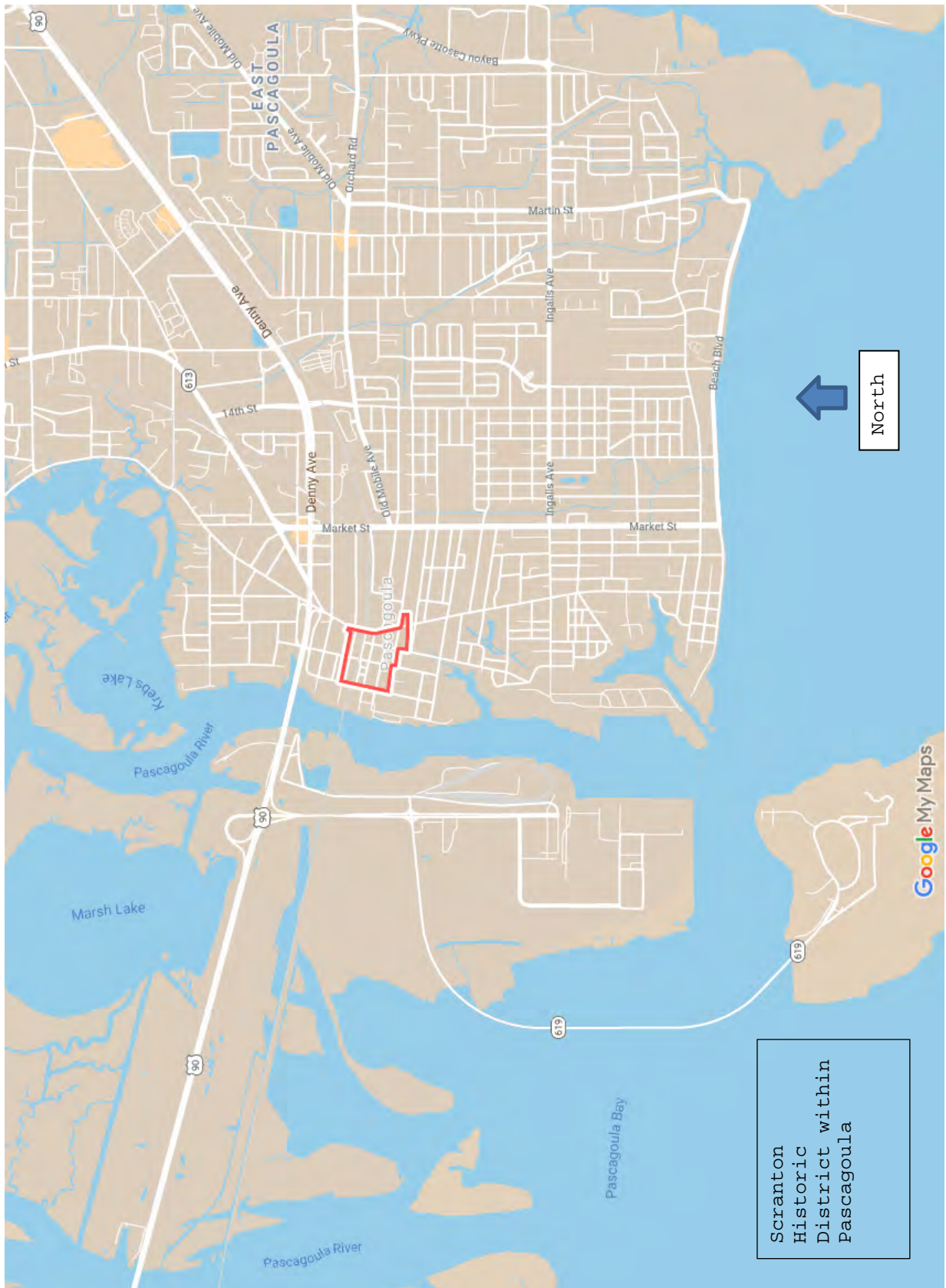
Jackson County, MS
County and State



Scranton Historic District
General Location

Scranton Historic District
Name of Property

Jackson County, MS
County and State



Scranton Historic District
Name of Property

Jackson County, MS
County and State



Scranton Historic District
Name of Property

Jackson County, MS
County and State



Photographs

Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels (minimum), 3000x2000 preferred, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.

Photo Log

Name of Property: Scranton Historic District



City or Vicinity: Pascagoula


County: Jackson State: Mississippi

Photographer: Jeff Rosenberg

Date Photographed: 7 Dec. 2020, 21 Dec. 2020, 5 Feb. 2021, 16 April 2021

Scranton Historic District
 Pascagoula, Jackson County, MS

-  Contributing
-  Non Contributing

 North



Scranton Historic District
Name of Property

Jackson County, MS
County and State

Description of Photograph(s) and number, include description of view indicating direction of camera:

- 1 of 22. View of 3100 block Magnolia Street, camera facing northeast from corner of Magnolia Street and Convent Avenue.
- 2 of 22. 3104 Magnolia Street (Inv. 57) camera facing east.
- 3 of 22. 3108 Canty Street (Inv. 5) camera facing northeast.
- 4 of 22. 3112 Canty Street (Inv. 6) camera facing north east from Convent Avenue.
- 5 of 22. 3207 Magnolia Street (Inv. 59) camera facing northwest.
- 6 of 22. 421 Delmas Avenue (Inv. 18) camera facing northwest.
- 7 of 22. View of 500 block Krebs Avenue, camera facing east.
- 8 of 22. 502 Watts Avenue (Inv. 69) camera facing southwest.
- 9 of 22. 510 Krebs Avenue (Inv. 46) camera facing northeast.
- 10 of 22. 600 Convent Avenue (Inv. 13) camera facing south.
- 11 of 22. 603 Watts Avenue (Inv. 70) camera facing north.
- 12 of 22. 603 Watts Avenue (Inv. 70a) camera facing southeast from east of the building.
- 13 of 22. 623 Delmas Avenue (Inv. 25) camera facing northeast.
- 14 of 22. View of 700 block Krebs Avenue, camera facing northwest.
- 15 of 22. View of 700 block Watts Avenue, camera facing west.
- 16 of 22. View of 700 block Watts Avenue, camera facing southwest.
- 17 of 22. 729 Watts Avenue (Inv. 77) camera facing northwest.
- 18 of 22. View of 600 block Delmas Avenue, camera facing west from intersection of Canty Street and Delmas Avenue.
- 19 of 22. 3033 Pascagoula Street, South (Inv. 62) camera facing southwest.
- 20 of 22. View of 400 block Delmas Avenue, camera facing northwest.
- 21 of 22. View of 700 block Delmas Avenue, camera facing northwest.
- 22 of 22. 601 Convent Street (Inv. 14) camera facing northeast.

Paperwork Reduction Act Statement: This information is being collected for nominations to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.). We may not conduct or sponsor and you are not required to respond to a collection of information unless it displays a currently valid OMB control number.

Estimated Burden Statement: Public reporting burden for each response using this form is estimated to be between the Tier 1 and Tier 4 levels with the estimate of the time for each tier as follows:

- Tier 1 – 60-100 hours
- Tier 2 – 120 hours
- Tier 3 – 230 hours
- Tier 4 – 280 hours

The above estimates include time for reviewing instructions, gathering and maintaining data, and preparing and transmitting nominations. Send comments regarding these estimates or any other aspect of the requirement(s) to the Service Information Collection Clearance Officer, National Park Service, 1201 Oakridge Drive Fort Collins, CO 80525.

MS_Jackson County_Scranton Historic District_0001



MS_Jackson County_Scranton Historic District_0002



MS_Jackson County_Scranton Historic District_0003



MS_Jackson County_Scranton Historic District_0004



MS_Jackson County_Scranton Historic District_0005



MS_Jackson County_Scranton Historic District_0006



MS_Jackson County_Scranton Historic District_0007



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MS_Jackson County_Scranton Historic District_0020



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