

**NOTICE OF MEETING
LANDMARK COMMISSION
OF THE CITY OF GALVESTON
MONDAY, APRIL 20, 2026 - 4:00 PM
CITY COUNCIL CHAMBERS, 2ND FLOOR OF CITY HALL
823 ROSENBERG, GALVESTON, TEXAS
REGULAR MEETING**

**One or more members of the Landmark Commission may attend the meeting by
videoconference.**

**A quorum of the members of the Landmark Commission will be physically present at the
meeting location.**

1. Call Meeting to Order
2. Attendance
3. Conflict of Interest
4. Approval of Minutes

4.A April 6, 2026

5. Public Comment

Members of the public may address the Committee. Speakers will be limited to three minutes.

6. New Business and Associated Public Hearings

6.A CERTIFICATE OF APPROPRIATENESS

1. **26LC-005 (2420 Mechanic / Avenue C)** Request for a Certificate of Appropriateness for a wall mural. Property is legally described as Ships Mechanic Row Building Condos (2005), Abst 628, Unit 2420, in the City and County of Galveston, Texas.
Applicant: Melody Van Kay
Property Owner: Douglas and Melody Van Kay

7. Adjournment

I certify that the above Notice of Meeting was posted in a place convenient to the public in compliance with Chapter 551 of the Texas Government Code on 04/14/2026 at 3:00 PM

Karina Rosales, Planning Technician

Note: An aggrieved applicant must file a letter requesting an appeal to the Historic Preservation Officer within 20 days of the rendition of the Commission's decision.

IN ACCORDANCE WITH THE PROVISIONS OF THE AMERICANS WITH DISABILITIES ACT (ADA), PERSONS IN NEED OF A SPECIAL ACCOMMODATION TO PARTICIPATE IN THIS PROCEEDING SHALL, WITHIN THREE (3) DAYS PRIOR TO ANY PROCEEDING, CONTACT THE CITY SECRETARY'S OFFICE, SUITE 201, 823 ROSENBERG, GALVESTON, TEXAS 77550 (409

797-3510)

MEMBERS OF CITY COUNCIL MAY BE ATTENDING AND PARTICIPATING IN THIS MEETING



City of Galveston

MINUTES OF THE LANDMARK COMMISSION OF THE CITY OF GALVESTON REGULAR MEETING – April 6, 2026

CALL MEETING TO ORDER

The meeting was called to order at 4:00 p.m.

ATTENDANCE

Members Present: Chastain, Click, Fitz, Langdale, Stetzel-Thompson, Svendsen (Alternate), Thierry

Members Absent: Allen (Alternate), Bourgeois, Ex Officio CM Lewis

Staff Present: Teresa Evans, Executive Director of Development Services; Catherine Gorman, AICP, Assistant Director/HPO; Donna Fairweather, Interim City Attorney; Karina Rosales, Planning Technician.

CONFLICT OF INTEREST

None

APPROVAL OF MINUTES

The March 16, 2026, regular meeting minutes were accepted as presented.

PUBLIC COMMENT

None

NEW BUSINESS AND ASSOCIATED PUBLIC HEARINGS

LANDMARK DESIGNATION

26LC-004 (1813 24th Street) Request for designation as a Galveston Landmark. The property is legally described as Eanes Subdivision (2013), Lot 5, Acres 0.256, in the City and County of Galveston, Texas.
Applicant: John Zempter Eanes
Property Owner: John Zempter Eanes

Staff presented the report and noted that 25 public hearing notices were sent, and none returned.

Chairperson Click opened the public hearing on the case. A representative of the property owner, Julie Baker, gave a presentation to the Commission. See the attached list of presentations made to the Commission. The public hearing was closed, and the Chairperson called for a motion.

Chairperson Click made a motion to recommend approval of the request with Staff's Recommendations.

Commissioner Fitz seconded.

The Chairperson called for questions or comments from the Commission. The following votes were cast:

In favor:	Chastain, Click, Fitz, Langdale, Stetzel-Thompson, Svendsen (Alternate), Thierry
Opposed:	None
Absent:	Allen (Alternate), Bourgeois, Ex Officio CM Lewis
Non-voting participants:	None

The motion passed.

DISCUSSION ITEM

Staff opened the "Discussion of electrical infrastructure in historic districts (Chastain/Click) - *Continued*" item.

THE MEETING ADJOURNED AT 4:51 PM





26LC-005

STAFF REPORT

ADDRESS:

2420 Mechanic / Avenue C

LEGAL DESCRIPTION:

Property is legally described as Ships Mechanic Row Building Condos (2005), Abst 628, Unit 2420, in the City and County of Galveston, Texas

APPLICANT/REPRESENTATIVE:

Melody Van Kay

PROPERTY OWNER:

Douglas and Melody Van Kay

ZONING DISTRICT:

Central Business, Historic District (CB-H)

HISTORIC DISTRICT:

Strand / Mechanic

REQUEST:

Request for a Certificate of Appropriateness for a wall mural

STAFF RECOMMENDATION:

Approval

EXHIBITS:

A – Applicant's Submittal

STAFF:

Catherine Gorman, AICP
Assistant Director/HPO
409-797-3665
cgorman@galvestontx.gov

Public Notice and Comment:

Sent	Returned	In Favor	Opposed	No Comment
65				



Zoning and Land Use

Location	Zoning	Land Use
Subject Site	Central Business District, Historic District (CB-H)	Commercial
North	Central Business District, Historic District (CB-H)	Commercial/Residential
South	Central Business District, Historic District (CB-H)	Commercial/Residential
East	Central Business District, Historic District, Galveston Landmark (CB-H)	Residential
West	Central Business District (CB)	Parking

Historical and/or Architectural Significance

Date	None
Style	None
Condition	Good
Evaluation	Intrusion

Background

The existing mural was approved by the Landmark Commission on October 17, 2022 (22LC-039). At that time, the mural had been started without Landmark Commission approval and the applicants only requested approval of the work that had been completed. The request is now to complete the mural as designed by the artist, Catherine Stroud.

Executive Summary

The applicant is requesting a Certificate of Appropriateness for a wall mural to be located on the southern wall of a one-story building immediately east of the Seargent Building, northeast corner of Mechanic and Rosenberg/25th Street.

The 2006 Downtown Survey does not provide a construction date for the building and evaluated it as an Intrusion: Detracts from the historic significance of the district. Sanborn Map research indicates that the one-story addition may date to before 1889 but has been heavily modified. No decorative features exist on the southern wall.

Design Standards for Historic Properties

The following Design Standards are applicable to the project:

Murals

A mural is a painting located on the side of the building. Mural content should generally reflect a cultural, historic or environmental event or subject matter related to Galveston.

Existing historic murals should be restored whenever possible. The Landmark Commission may consider a new mural painted on the side of a building (a new mural may not be located on the primary building façade) that depicts cultural, historic or

environmental events or subject matter from Galveston. It is not appropriate to depict a commercial product brand name or symbolic logo of a product that is currently available, nor is it appropriate to obscure key features of a historic building with a mural. Trompe l'oeil murals that depict architectural features or scenes from Galveston are appropriate.

An accurate color rendering of any proposed mural must be presented to the Landmark Commission. All murals are considered on a case-by-case basis.

Conformance with the Design Standards

Staff finds that the request conforms to the Design Standards. The subject site does not contain any historic features that may be obscured by the mural. The mural depicts stylized waves and is in keeping with Galveston's environment.

Staff Recommendation

Staff recommends approval of the request with the following conditions:

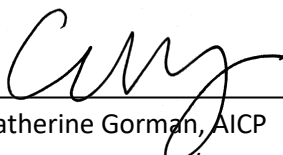
Specific Conditions:

1. The exterior modifications shall conform to the design, materials, and placement in Attachment A of the staff report;

Standard Conditions:

2. Any significant alteration from the design approved by the Landmark Commission, shall require the request to be returned to the Commission for review;
3. Any additional work will require a separate building permit from the Building Division, and may require review by the Landmark Commission and/or the City's Historic Preservation Officer prior to construction;
4. The Landmark Commission approval shall expire after two years if no progress has been made toward completion of a project unless the applicant files a request for an extension or can show progress toward completion of a project; and,
5. In accordance with Section 10.110 of the Land Development Regulations, should the applicant be aggrieved by the decision of the Landmark Commission, a letter requesting an appeal must be submitted to the Historic Preservation Officer within 20 days of the Commission decision. Additionally, a Zoning Board of Adjustment application must be submitted to the Development Services Department by the next respective deadline date.

Respectfully Submitted,


Catherine Gorman, AICP
Assistant Director/HPO

04/09/2026
Date

