

Board of Appeals Special Called Meeting Minutes

Thursday August 07, 2025 | 4:00 PM

City Hall, 200 Rusk Street, Gainesville TX, Council Chambers

Chairperson Present:	Tim Camp
Board Members Present:	Robert Hawkins, Christy Thurman, Emmanuel Albarado, Keith Clegg
Board Members Absent:	
Staff Members Present:	Mike Doughty, Community Development Director, Javonna Cannon, Administrative Assistant, Patty Pierce, Permit Technician, Tim Stanley, Code Enforcement Officer
Visitors Present:	Lee Russell, Scotty Thurman, Gary Sutton

Item 1 – Call to order.

Time: 4:02

Item 2 – Approval of Minutes from April 10, 202, Board of Appeals Public Hearing.

Member Thurman made a motion to approve the minutes, followed by Member Hawkins; all said Aye, and the vote carried unanimously.

Item 3: Public hearing to take comments on a request for a variance for an accessory building to exceed the height of the main structure; Cooke County CAD NO 20587; Joy Acres; Block 9; Lot 3R; commonly known as 205 Melody Ln, Gainesville, Texas.

Community Development Director Mike Doughty spoke on the variance and why we cannot recommend approval. The owner and contractor spoke about why they thought the variance should be approved.

Item 4 – Discuss, consider, and take action on a request for a variance for an accessory building to exceed the height of the main structure; Cooke County CAD NO 20587; Joy Acres; Block 9; Lot 3R; commonly known as 205 Melody Ln, Gainesville, Texas.

Member Clegg made a motion to approve the variance, and Member Camp seconded the motion; three members voted Aye and one member voted Nay. Member Thurman had abstained from voting due to a conflict of interest. The variance was not approved.

Board of Appeals Minutes

Thursday August 07, 2025 | 4:00 PM

City Hall, 200 Rusk Street, Gainesville TX, Council Chambers

Item 6 – Adjourn.

Chairperson Camp adjourned the meeting at 4:16 p.m.

Signature of Chairman:



Date 9-11-2025

Signature of Secretary:



Date 9-11-25