



THE CITY OF JACKSONVILLE

**LAKE JACKSONVILLE ADVISORY BOARD MEETING
LAKE JACKSONVILLE
CONSESSION PARK
2703 BYRD ROAD, JACKSONVILLE TX 75766**

**THURSDAY, FEBRUARY 26, 2026
12:00 PM**

**STEVE HAZLEWOOD
ROBERT SADLER
NATHAN JONES
VICKIE LOUGH
JANET STANOVICH
KENYA ETIM
BRENT STAHELIN**

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- 1. CALL TO ORDER**
 - 2. INVOCATION**
 - 3. CITIZEN PARTICIPATION**
 - 4. MINUTE APPROVAL**
 - 5. WALKTHROUGH AND OVERVIEW OF COMPLETED IMPROVEMENTS AT LAKE JACKSONVILLE CONCESSION PARK**
 - 6. DISCUSS AND CONSIDER RECOMMENDATION REGARDING BLACK VULTURE DETERRENT MEASURES AT LAKE JACKSONVILLE**
 - 7. DISCUSSION OF LAKE BUOY PLACEMENT AND MAINTENANCE ON LAKE JACKSONVILLE**
 - 8. QUESTIONS, COMMENTS, DISCUSSION**
 - 9. ADJOURN**

Posted this the 20th day of February 2026.

5:00 PM

CERTIFICATION

I certify that this notice was posted at City Hall for public viewing on the date and time designated above.

Dianah Surber, City Clerk

All items on the agenda are for possible discussion and action. The Jacksonville City Council or this board reserves the right to adjourn into executive session at any time during this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Sections 551.071(Consultation with Attorneys); 551.072 (Deliberations about Real Property); 551.073 (Deliberations about gifts and donations); 551.074 (Personnel Matters); 551.076(Deliberations about security devices); and 551.087(Deliberations regarding economic development negotiations). The City of Jacksonville is committed to compliance with the American with Disabilities Act (ADA). Reasonable accommodation and equal access to communications will be provided for those who provide notice to the City Clerk at (903)339-3306 at least 48 hours in advance.



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JACKSONVILLE LAKE JACKSONVILLE ADVISORY BOARD MEETING
THURSDAY, AUGUST 28, 2025
JACKSONVILLE CITY HALL – EXECUTIVE CONFERENCE ROOM
315 S. RAGSDALE
12:00 PM

CALL TO ORDER

Chairman Steve Hazlewood called the meeting to order at 12:03 PM.

Present: Steve Hazlewood, Barry Autry, Robert Sadler, Nathan Jones, Vickie Lough, Janet Stanovich

Staff Present: Devin Fredrickson, Parks Director; Dianah Surber, City Clerk; Kristie [Last Name]; Chris [Last Name]

INVOCATION

Given by Robert Sadler.

MINUTES APPROVAL

Minutes from the July 24, 2025 meeting were not included in the packet and were tabled until the next meeting.

CONSIDER APPROVAL – HABITABLE STRUCTURE (2534 BYRD ROAD)

Applicant: Requested to convert an existing garage into habitable living quarters.

Key Points:

- Structure meets setback and 8,000 sq. ft. lot size requirements.
- Adjacent property owners notified; no public opposition present.
- Building Inspector confirmed sewer connection and visual improvements.

Action:

Motion to approve by Barry Autry, second by Robert Sadler.

Vote: Motion carried unanimously.

CONSIDER APPROVAL – VARIANCE FOR HABITABLE STRUCTURE OVER WATER (929 CR 3131)

Applicant: Requested variance to allow a habitable structure with restroom/living quarters over Lake Jacksonville waters.

Key Points:

- Precedent for variances exists; legal non-conforming pier recognized.
- Applicant emphasized preserving mature trees, proper septic design, and minimizing visual impact on neighbors.
- Neighbor support confirmed; safety, height, flood, and wave action risks discussed.

- Proposed structure limited to **one story**, consistent with boathouse rules.

Action:

Motion to approve variance with one-story height restriction: Nathan Jones motioned, second by Vickie Lough.

Vote: Motion carried unanimously.

- Homeowner responsible for maintenance and sewer compliance.

UPDATE ON EXISTING LAKE PROJECT (PARKS DIRECTOR REPORT)

Project Status: Approximately 90% complete.

Completed / Active Work:

- Swimming pier and accessible floating pier completed.
- Fueling dock installation near completion; activation targeted within two weeks.
- Restrooms constructed to high commercial standards (larger capacity, reduced maintenance).
- Electrical, masonry, and decking mostly complete.
- Dock protection measures implemented; minor safety adjustments ongoing.
- **Lighting:** Motion-activated, dark-sky compliant LED lights installed; future plans for canopy lighting to reduce glare and light pollution across the lake.
- Security measures: Bollards, cameras, internet redundancy considered.

Remaining Work:

- Final electrical tie-ins.
- Parking lot striping, cleanup, and minor landscaping.
- Additional signage and small adjustments per grant/inspection requirements.

Discussion Highlights:

- Emphasis on long-term durability, safety, and accessibility.
- Consideration of wave action, water level fluctuations, and proper construction height.
- Lighting adjustments to prevent glare affecting swimmers or neighboring properties.
- Limestone “butter sticks” to help create barriers for safety around the docks and holes.

CITIZEN PARTICIPATION

Elaine McDonald: Raised concerns regarding shoreline erosion, wake boats, and enforcement challenges.

Key Points:

- Wake boats causing increased wave action, impacting seawalls and shoreline.
- Lack of buoys and insufficient enforcement noted.
- Proposed solutions: clearer signage, strategic buoy placement, restricting high-wake areas near structures, and voluntary compliance.

- Discussion on long-term erosion mitigation and potential rules for large wake boats in coves.
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QUESTIONS, COMMENTS, DISCUSSION

- Board members expressed appreciation for lake project progress.
 - Discussed long-term funding opportunities for shoreline stabilization.
 - Emphasized consistent enforcement of rules, variance procedures, and safety measures for docks and swimming areas.
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ADJOURN

With no further business, the meeting adjourned at 12:54 PM.

Steve Hazlewood, Chair

Dianah Surber, City Clerk