

NOTICE OF PUBLIC MEETING

TO: THE DEVELOPMENT STANDARDS COMMITTEE AND ALL OTHER INTERESTED PERSONS:

**Development Standards Committee
June 17, 2020 at 5:00 p.m.
The Woodlands Township**

Notice is hereby given that the Development Standards Committee will hold a Regular Meeting on Wednesday, June 17, 2020, at 5:00 p.m., via video conference within the boundaries of The Woodlands Township in The Woodlands, Texas, which may be viewed online at <http://www.thewoodlandstowship-tx.gov/778/Meeting-Videos>, for the following purposes:

- I. Welcome/Call Meeting to Order.**
- II. Public Comments *See Guidelines (listed below)**
- III. Consideration and action regarding the minutes of the meeting May 20, 2020.**
- IV. Consideration and action regarding the delegation of authority in accordance with the Covenants, Restrictions, Easements, Charges and Liens in The Woodlands during the Coronavirus (COVID-19) Pandemic.**
- V. Consideration and action regarding the Residential Development Standards and Commercial Planning and Design Standards for interim actions during the Coronavirus (COVID-19) Pandemic.**
- VI. Consideration and Action of the Commercial and Residential Applications and Covenant Violations in Sections VII and VIII recommended for Summary Action.**
- VII. Consideration and Action of the Commercial Applications and Covenant Violations.**
 - A. Consideration and action for a proposed small cell network standalone pole.
AT&T
12468 Sawmill Road
Lot 0006 Block 0599 Section 0450 Village of Grogan's Mill
 - B. Consideration and action for the installation of a temporary metal canopy system in the drive through area of the parking lot.
Chick-Fil-A Inc.
1660 Lake Woodlands Drive
Lot 7150 Block 0599 Section 0999 Village of Town Center
 - C. Consideration and action for the conceptually proposed building and parking addition, some of which is covered, an outdoor recreation space, dumpster enclosure, and mailbox.
Steele Industries, LLC
61 Carlton Woods Drive
Lot 0001 Block 0000 Section 0012 Village of Sterling Ridge
 - D. Variance request to allow a temporary banner that announces a business name, includes a logo with a registered word mark but the registration does not include the actual design logo depicted on the sign and exceeds the amount of time allowed for display.
Kwik Kar Lube & Repair
6801 Woodlands Parkway

Lot 0503 Block 0592 Section 0060 Village of Indian Springs

VIII. Consideration and Action of the Residential Applications and Covenant Violations.

1. Variance request for an existing pool barrier fence and partial repair and replacement, that includes portions that are located off of the property line and repairs that have the construction side members facing outward toward the neighboring lot.
Dudley K Parker Jr
14 Bough Leaf Pl
Lot 36, Block 01, Section 40 Village of Cochran's Crossing
2. Variance request for a proposed patio cover that will not respect the rear 20 foot building setback.
Amid Farahani
11 Hithervale Court
Lot 12, Block 01, Section 66 Village of Sterling Ridge
3. Variance request for a proposed fence that will exceed the maximum height allowed and will not meet Neighborhood Criteria for Section 11 of Alden Bridge
Le and Nguyen Revocable Trust
11 South Bristol Oak Court
Lot 59 Block 01, Section 11 Village of Alden Bridge
4. Variance request for an existing driveway that was painted a color that may not be in keeping with neighborhood character.
Prasanna Josi
106 Bantam Woods Drive
Lot 67, Block 01, Section 06 Village of Sterling Ridge
5. Variance request for proposed tree removal.
Robert E Oberg
95 East Slatestone Circle
Lot 34 Block 01 Section 50 Village of Alden Bridge
6. Request for approval for a renewal of a home business: Management Consulting
William B. Watkins
11 Serenity Woods Place
Lot 10 Block 03, Section 13 Village of Alden Bridge
7. Request for approval of a home business: Baking cakes and pastries.
Andrea M. Lovaglio
6 Bonwick Court
Lot 26 Block 01, Section 68 Village of Sterling Ridge
8. Review and acceptance of required landscape plan and drainage for an existing swimming pool that does not respect the rear ten foot easement that was originally reviewed by the Development Standards Committee on June 19, 2019.
Victor Garcia
26 Red Moon Place
Lot 32, Block 01, Section 07 Village of Creekside Park West

9. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the property.
Neal & Georgina Garratt
119 North Concord Valley Circle, The Woodlands Texas, 7782-1390
Lot 50, Block 1, Section 25 Village of Sterling Ridge
10. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the property.
Abdullatif Al Ibrahim & Deanna M Dacke
146 South Star Ridge Circle; 77382-1463
Lot 10, Block 1, Section 51 Village of Sterling Ridge
11. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the property.
Thomas S Richards
30 New Dawn Place; 77385-3678
Lot 23, Block 1, Section 13 Village of Harper's Landing at College Park
12. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the property.
Luis E Aguilar
39 North Star Ridge Circle
Lot 8, Block 3, Section 51 Village of Sterling Ridge
13. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the property.
Wirdansyah Lubis
27 Woodmoor Place; 77354-3311
Lot 48, Block 2, Section 91 Village of Sterling Ridge
14. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the property.
Raymundo Valle
38 South Bacopa Drive
Lot 6, Block 4, Section 7 Village of Creekside Park
15. Variance request for a proposed Swimming Pool and Pool Decking that do not respect the 30 foot rear and 8 foot side Development Setback.
Marshall Yohana
3 Signature Crest Court
Lot 1, Block 01, Section 32 Village of Sterling Ridge
16. Request for approval of a home business: Dog Breeding
Pat Dody
2 Archer Oaks Place
Lot 25, Block 03, Section 29 Village of Sterling Ridge
17. Variance request for proposed decking that does not respect the side five foot easement.
Jonathan Helfin
26 Burgess Bend Way

Lot 04, Block 04, Section 33 Village of Creekside Park

18. Variance request for a proposed generator that projects one foot further into the side five foot easement than is allowed by the Standards.

Billy R. Varnado

27 Villa Canyon Place

Lot 28, Block 02, Section 18 Village of Indian Springs (TWA)

19. Variance request for a proposed patio cover that does not respect the 20 foot rear setback.

Paul Till

36 Violet Sunset Lane

Lot 01, Block 02, Section 38 Village of Creekside Park West

20. Variance request for a proposed patio cover that does not respect the 25 foot rear setback.

Oswaldo Amador

19 North Bantam Woods Circle

Lot 05, Block 03, Section 06 Village of Sterling Ridge

21. Variance request for an existing trellis attached to a fence that exceeds the maximum height allowed and is not an approved fence design.

Jeremiah J. Horn

38 Liberty Branch Blvd

Lot 06, Block 08, Section 32 Village of Creekside Park

22. Variance request for an existing driveway widening that exceeds the maximum width allowed and the existing stain design may not meet the standard for neighborhood character or architectural compatibility.

Ashwin Somasundaram

27 Floral Vista Drive

Lot 26, Block 01, Section 41 Village of Creekside Park West

IX. Member Comments

X. Staff Reports

XI. Adjourn

***Modified Guidelines for Public Comments to be used when the Committee is meeting via videoconference during the COVID-19 Pandemic Emergency**

On March 16, 2020, Texas Governor Greg Abbott temporarily suspended certain requirements within the Texas Open Meetings Act (TOMA) to help reduce the potential transmission of COVID-19. These provisions relate to the public health pandemic emergency. The Development Standards Committee began using videoconferencing for their April 3, 2020 committee meeting and will continue to use this format until normal Township operations have resumed. The following guidelines will be used to allow the public to provide public comment in accordance with the Open Meetings Act and have been modified for the purpose of the Committee's meetings held by videoconference.

Participation by members of the public in open meetings of the Development Standards Committee is welcomed and encouraged. A "public comment" agenda item is included at the beginning of all regular Committee meeting agendas. To produce the most efficient and effective process for allowing constituents to address the Committee, The Committee accepts public comments in accordance with State Law and the following Guidelines for Participating in Public Meetings, which have been adjusted due to the use of videoconferencing during the COVID-19 pandemic emergency:

- Individuals, who wish to make general announcements, address a topic that is not included on the agenda, or who wish to address specific agenda items must do so under the "public comments" agenda item at the beginning of the meeting.
- Individuals will be limited to a total of three (3) minutes regardless of the number of topics, and individuals who provide and utilize a translator will be limited to a total of six (6) minutes.
- Speakers will be taken in the order in which they call in.

- State Law prohibits the Committee from formally acting on a specific item or public comment unless it appears on the posted agenda. Therefore, any Committee discussion of items not included on the posted agenda is limited to questions for clarification and whether or not the item should be placed on a future Board agenda.
- Speakers may express their opinions or viewpoints on an issue, but are not permitted to participate in the debate on an issue.
- Speakers will not use profanity.
- Comments from speakers can be made to the Committee as a whole or to an individual director(s).
- Consistent with in-person meetings, public comment will only be taken during the “public comments” agenda item.

Additional notes for those wishing to call in for Public Comment:

- When calling in, you will be placed in a queue, and you will be called upon in the order in which your call was received, and only during the “public comments” agenda item.
- If you receive a busy signal when calling in and the “public comments” period has not concluded, please hang up and call back. The Committee will make every effort to ensure that all callers have an opportunity to speak.
- If you are watching the video of the meeting when you are called upon to speak, please mute the volume on your computer before speaking to avoid audio feedback for the Committee members. There is a brief lag between the audio and video feeds.
- After you have been called upon, you may disconnect from the phone call and continue to watch through the live stream broadcast at <http://www.thewoodlandstowship-tx.gov/778/Meeting-Videos>.

To call in to the June 17, 2020 Development Standards Committee meeting to provide public comment, you may call any of the numbers listed below. For the best quality audio, it is recommended to use one of the local numbers:

- 346 248 7799 or
- 669 900 6833 or
- 877 853 5247 (Toll Free) or
- 888 788 0099 (Toll Free)
- Once you have connected, you will need to enter ID: 875 4116 4399, then enter the pound sign “#” on your telephone keypad.

To request other accommodations, call (281) 210-3800 or email ADA@thewoodlandstowship-tx.gov



Covenant Administration Manager
For The Woodlands Township

