

NOTICE OF PUBLIC MEETING

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

Notice is hereby given that the Development Standards Committee will hold a Regular Meeting on August 17th, 2022, at 5:00 p.m., at the office of The Woodlands Township, 2801 Technology Forest Blvd, The Woodlands, Texas, within the boundaries of The Woodlands Township, for the following purposes:

**Development Standards Committee
August 17th, 2022, at 5:00 p.m.
The Woodlands Township
2801 Technology Forest Boulevard
The Woodlands, Texas 77381**

- I. Welcome/Call Meeting to Order.**
- II. Public Comments.**
- III. Consideration and action regarding the minutes of the meeting of July 20th, 2022.**
- IV. Consideration and Action of items recommended for Summary Action.**
- V. Recess to Executive Session to consult with the Development Standards Committee's attorney pursuant to 551.071, Texas Government Code.**
- VI. Reconvene in Public Session.**
- VII. Consideration and Action of the Commercial Items, Applications and Covenant Violations.**
 - A. Consideration and action for the proposed building remodel including color change, roof and entrance canopy feature.
Alex & Queenie Auyeung / Phat Eatery
2290 Buckthorne Place
Lot 0800 Block 0547 Section 0006 Village of Grogan's Mill
 - B. Consideration and action for the existing resurfacing and restriping of the parking lot.
Lord of Life Lutheran Church
3801 S Panther Creek Drive
Lot 0270 Block 0045 Section 0007 Village of Panther Creek
 - C. Variance request for the proposed building and blade signs that include a logo that is not trademarked.
Regency Centers LP / LaserAway
4747 Research Forest Drive, Suite 155
Lot 0100 Block 0687 Section 0047 Village of Cochran's Crossing
 - D. Variance requested for the existing reserved parking signs that do not meet the new standard for reserved parking signage.
AF4 Woodlands LLC / Visione Motorwerks
2319 Timberloch Place, Suite G
Lot 0270 Block 0547 Section 0006 Village of Town Center

- E. Variance requested for the proposed reserved parking signs that do not meet the new standard for reserved parking.
AF4 Woodlands LLC / Wright's Media & Printing
2407 Timberloch Place Suite B
Lot 0280 Block 0547 Section 0006 Village of Town Center

- F. Variance request for the existing parking lot lighting that exceeds the maximum foot candle level allowed at the property line.
2170 Buckthorne Place LLC
2170 Buckthorne Place
Lot 0860 Block 0547 Section 0006 Village of Grogan's Mill

- G. Consideration and action for the proposed studio building.
Lootens Place LLC / VillaSport Athletic Club & Spa
4141 Technology Forest Boulevard
Lot 6560 Block 0547 Section 0999 Village of Research Forest

- H. Variance request for a proposed sign package that includes a building sign that exceeds the maximum size allowed and is comprised of three lines of copy, monument signs that include the address numbers not identified in the street address, a logo that exceeds the maximum size allowed, and do not include the required background color; also includes directional signs that have two background colors and states the name of the business and drive thru canopy and ATM signage that constitutes additional building signage.
Simmons Bank
30350 FM 2978
Lot 0125 Block 0458 Section 0046 Village of Sterling Ridge

VIII. Consideration and Action of the Woodlands Community Association Residential Items, Applications and Covenant Violations.

- 1. Request for a rehearing regarding the detached patio cover and integrated summer kitchen that were disapproved by the Development Standards Committee on July 20, 2022, for exceeding the maximum height allowed.
Manu and Gugush Sarin
10503 E Wildwind Circle
Lot 09, Block 09, Section 12 Village of Grogan's Mill

- 2. Request by the neighbor at 2409 E Wildwind Circle to appeal the decision of The Residential Design Review Committee who approved the play structure in its current location at 10510 E Wildwind Circle.
Colby Wilson (owner of play structure)
10510 E Wildwind Circle
Lot 47, Block 09, Section 01 Village of Grogan's Mill
Janet and Mark Sandstrom (appealing neighbor)
2409 E Wildwind Circle
Lot 13, Block 09, Section 01 Village of Grogan's Mill

- 3. Variance request for concept approval of a room addition that exceeds the maximum amount of living area allowed per the Development Criteria for Section 36 of Creekside Park West and does not comply with the style and materials required by Development Criteria.
Meaghan Allgood/Mayne
73 Madrone Terrace Place

Lot 16, Block 01, Section 36 Village of Creekside Park West

4. Variance request for a proposed second story deck that was submitted without the required sealed plans.
James and Sara Bissig
11018 Meadow Rue Street
Lot 25, Block 07, Section 07 Village of Grogan's Mill
5. Variance request for an existing color change that was not found to not be compatible with the home and neighborhood when acted upon by the Residential Design Review Committee.
Neil Cristal
3 Petalcup Place
Lot 23, Block 03, Section 39 Village of Cochran's Crossing
6. Consideration and action concerning a fence and its adherence to the conditions of approval acted upon by the Development Standards Committee
Jessica Moore
124 Wind Ridge Circle
Lot 19, Block 01, Section 30 Village of Cochran's Crossing
7. Variance request for existing artificial turf that is located in the front yard
Michael Miller
3 Goldthread Court
Lot 14, Block 06, Section 05 Village of Panther Creek
8. Variance request for existing patio cover with summer kitchen that encroaches the 10ft side setback and exceeds the maximum height allowed
Paul Demoudt
1 West Wedgewood Glen
Lot 29, Block 01, Section 11 Village of Panther Creek
9. Variance request for existing paving that encroaches the rear 10ft easement
William Ramsey
6 Thorncreek Court
Lot 50, Block 03, Section 29 Village of Panther Creek
10. Variance request for a proposed roof color that will not adhere to the Neighborhood Criteria for the lot.
Scott Hoffman
132 S Copperknoll Circle
Lot 15, Block 01, Section 27 Village of Cochran's Crossing
11. Consideration and action for a home business renewal
John Bizer
11 Gate Hill Drive
Lot 06, Block 20, Section 01 Village of Indian Springs
12. Consideration and action for a proposed home business.
Marco Cazares
91 W Lakemist Circle
Lot 03, Block 02, Section 20 Village of Cochran's Crossing

13. Short-Term Rental application
GIH Developers, LLC
26 Rambling Wood
Lot 38, Block 06, Section 28 Village of Grogan's Mill
 14. Variance request for an existing fence, that is not setback from the front façade and has portions which are built construction side out that are visible to the street.
Cody and Farra Baranowski
2 Hedgebell Court
Lot 26, Block 02, Section 13 Village of Grogan's Mill
 15. Variance request for an existing fence that is not the required type H capped picket with trim as defined in the Neighborhood Criteria.
Jessica Denissen
31 Tulip Hill Court
Lot 14, Block 01, Section 42 Village of Grogan's Mill
 16. Variance request for an existing storage shed that is located in the rear covenant easement and exceeds the maximum height allowed.
Jorge Romero
73 N Sunny Slope Circle
Lot 11, Block 01, Section 32 Village of Cochran's Crossing
 17. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the property.
Peggy Murphy
200 Timber Mill Street
Lot 01, Block 02, Section 13 Village of Grogan's Mill
- IX. **Consideration and action to amend the Neighborhood Criteria for Grogan's Mill Section 42 to allow for varying fence styles in accordance with the Residential Development Standards.**
 - X. **Consideration and Action on roof criteria in the Villages of Creekside Park and Creekside Park West.**
 - XI. **Consideration and action regarding the Residential Development Standards and Commercial Planning and Design Standards and/or any promulgated rules for interim actions during emergency situations.**
 - XII. **Consideration of items submitted by the Committee or staff, to request the Chairman place on a future workshop or Joint Session Meeting or upcoming Development Standards Committee meeting. Prior final actions of the Development Standards Committee are not considered for placement on a future agenda.**
 - XIII. **Member Comments**
 - XIV. **Staff Comments and Reports**
 - XV. **Adjourn**



Covenant Administration Manager For The Woodlands Township