

**Development Standards Committee**  
**Special Meeting**  
**December 16, 2010 at 5:30PM**  
The Woodlands Township Service Center  
2201 Lake Woodlands Drive  
The Woodlands, Texas 77380

- I. Welcome/Call Meeting to Order
- II. Consideration and Action for approval of Minutes of DSC Meeting on November 18, 2010.
- III. Consideration and Action of the Summary List
- IV. Review and Disposition of Commercial Applications
  - A. Report on "Commercial Staff Approval List" for December 16, 2010
- V. Review and Disposition of Residential Applications
  - 1. Variance request for proposed fireplace which will extend beyond the 10 foot platted building line.  
Matt and Jennifer Schmittauer  
54 Chamomile Court  
Lot 80, Block 1, Section 6 Village of Sterling Ridge
  - 2. Variance request for existing pool decking which encroaches into the 5 foot side yard easement.  
Ryan & Natalia Graves  
35 Teak Mill Place  
Lot 23, Block 1, Section 40 Village of Alden Bridge
  - 3. Variance request for an existing driveway extension which exceeds the maximum allowed width for a driveway.  
Ryan & Natalia Graves  
35 Teak Mill Place  
Lot 23, Block 1, Section 40 Village of Alden Bridge
  - 4. Variance request for an existing fence which extends beyond the 10 foot platted building line.  
Veronica Ibarquengoitia  
3 North Arrow Canyon Circle  
Lot 55, Block 4, Section 3, Village of Creekside Park
  - 5. Variance request for an existing play structure which encroaches the rear 10 foot easement.  
Christopher and Amy Seuss  
15 Elfen Way  
Lot 11, Block 2, Section 6 Village of Sterling Ridge
  - 6. Variance request for an existing play structure which encroaches the rear 10 foot easement.  
Josh and Linda Froelich  
19 Caulfield Court

Lot 5, Block 1, Section 40 Village Sterling Ridge

7. Variance request for an existing retaining wall which encroaches the rear 10 foot easement.  
Josh and Linda Froelich  
19 Caulfield Court  
Lot 5, Block 1, Section 40 Village Sterling Ridge
8. Variance request for an existing gazebo and paving which encroach into the 10 foot rear easement.  
Sergio Roldan  
7 Petaldrop Place  
Lot 31, Block 1, Section 64 Village of Alden Bridge
9. Variance request for an existing trampoline which encroaches into the 10 foot rear easement.  
Sergio Roldan  
7 Petaldrop Place  
Lot 31, Block 1, Section 64 Village of Alden Bridge
10. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home.  
Corey Joseph Gibbs  
3 Mohawk Path Place  
Lot 97, Block 1, Section 6, Village of Creekside Park
11. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home.  
Jerald L. Goodrick  
35 Wild Orchid Court  
Lot 19, Block 1, Section 7, Village of 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 home.  
Dennis C. Mezzatesta  
47 Quillwood Place  
Lot 4, Block 1, Section 93 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 home.  
Gregorio Carlos Fuentes  
150 West Sundance Circle  
Lot 51, Block 1, Section 59 Village of Alden Bridge
14. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home.  
Shelly A Felton  
76 Benton Woods Ct  
Lot 2, Block 1, Section 43 Village of Alden Bridge
15. Variance request for a tree removal approved by the Residential Design Review Committee.  
Arthur Bredehoft

10 East Cottage Green Street  
Lot 3, Block 4, Section 35 Village of Alden Bridge

16. Variance request for proposed room addition on 1<sup>st</sup> story, which will exceed the maximum living area allowed per Development Criteria.  
Sean and Deann Guidry  
34 Player Green Place  
Lot 5, Block 1, Section 18 Village of Sterling Ridge
17. Variance request for proposed room addition on the 2<sup>nd</sup> story which will exceed the maximum living area allowed per Development Criteria and Initial Land Use Designation.  
Sean and Deann Guidry  
34 Player Green Place  
Lot 5, Block 1, Section 18 Village of Sterling Ridge
18. Variance request for an existing play house which encroaches into the rear 10 foot easement and side 5 foot easement.  
Sean and Deann Guidry  
34 Player Green Place  
Lot 5, Block 1, Section 18 Village of Sterling Ridge
19. Variance request for proposed a spa with two waterfalls which will exceed the maximum height allowed and which may create negative neighbor impact due to mass, scale and proportion.  
Kevin and Leah Trahan  
31 Silvermont Drive  
Lot 14, Block 1, Section 26 Village of Sterling Ridge
20. Variance request for two proposed fire towers which may create negative neighbor impact due to mass, scale and proportion.  
Kevin and Leah Trahan  
31 Silvermont Drive  
Lot 14, Block 1, Section 26 Village of Sterling Ridge
21. Variance request for a proposed fire pit and stone bench which may create negative neighbor impact due to mass, scale and proportion.  
Kevin and Leah Trahan  
31 Silvermont Drive  
Lot 14, Block 1, Section 26 Village of Sterling Ridge
22. Variance request for a proposed detached building which will encroach into the side 5 foot easement.  
Gregory Hodgson  
158 West Greywing Circle  
Lot 13, Block 2, Section 6 Village of Alden Bridge

**VI.** Public Comments

**VII.** Member Comments

**VIII.** Staff Reports

IX. Adjourn



A handwritten signature in black ink, appearing to read "Melinda E. Bond". The signature is written in a cursive style with a horizontal line underneath it.

Property Compliance Manager  
For The Woodlands Township