

Development Standards Committee

August 2, 2017 at 5:30 p.m.

The Woodlands Township
2801 Technology Forest Boulevard
The Woodlands, Texas 77381

- I.** Welcome/Call Meeting to Order.
- II.** Recess to Executive Session to consult with the Development Standards Committee's attorney pursuant to 551.071, Texas Government Code.
- III.** Reconvene in Public Session.
- IV.** Consideration and action regarding the minutes of the meeting of July 5, 2017.
- V.** Consideration and Action of the Applications and Covenant Violations in Section VII, recommended for Summary Action.
- VI.** Consideration and Discussion regarding the status of the development of St. Anthony of Padua.
- VII.** Consideration and Action of the Applications and Covenant Violations.
 1. Consideration and action to pursue legal action for outstanding Covenant violations.
Connolly, John J. III & Claudette M.
95 West Knightsbridge Drive
Lot 4, Block2, Section 2 Village of Harpers Landing at College Park
 2. Receive consider and act on a request for a rehearing for an existing driveway that exceeds the maximum width allowed and includes an existing memorandum of agreement.
Patricia Payne
108 South Timber Top Drive
Lot 04, Block 01, Section 15 Village of Grogan's Mill
 3. Variance request for an existing business in the home.
Cheese Castle LLC
2 East Woodtimber Court
Lot 18, Block 01, Section 02 Village of Panther Creek
 4. Receive, Consider and Act on a possible violation to an existing permitted home business based upon the complaint received by The Woodlands Township.
Maria Mercedes Vargas Guerrero
90 N. Rushwing Circle
Lot 21, Block 09, Section 01 Village of Indian Springs
 5. Variance request for an existing attic conversion that was completed without approval and sealed plans, exceeds the maximum living area per the Neighborhood Criteria, and was determined to have an impact when viewed by the Residential Design Review Committee.
Robert W. Wallace
14 S. Lakemist Harbor Place
Lot 12, Block 01, Section 38 Village of Panther Creek
 6. Consideration and Action regarding the exterior lighting and recent modification at the property.
Rittenhouse Baptist Church, Inc.
23 Treasure Cove Drive
Lot 36, Block 01, Section 24 Village of Panther Creek

7. Variance request for proposed patio cover that encroaches into the forty-foot rear setback.
John R. Logan
31 Pebble Cove Drive
Lot 48, Block 01, Section 24 Village of Panther Creek
8. Variance request for proposed fireplace that encroaches into the forty-foot rear setback.
John R. Logan
31 Pebble Cove Drive
Lot 48, Block 01, Section 24 Village of Panther Creek
9. Receive, Consider and act on a request to Amend the Initial Land Use Designation to increase the maximum amount of living area allowed.
Kenneth & Olena Harvey
21 Shadow Stone Street
Lot 39, Block 01, Section 32 Village of Panther Creek
10. Variance request for a proposed room addition that exceeds the maximum living area per the neighborhood criteria.
Kenneth & Olena Harvey
21 Shadow Stone Street
Lot 39, Block 01, Section 32 Village of Panther Creek
11. Receive, Consider and act on a request to Amend the Initial Land Use Designation to increase the maximum amount of living area allowed.
Don Konipol
50 Lakeridge Drive
Lot 02, Block 01 Section 03 Village of Cochran's Crossing Forest Lake
12. Variance request for a proposed room addition that will cause the home to exceed the maximum square footage for living area as established by the Initial Land Use Designation and the Neighborhood Criteria for the lot.
Don Konipol
50 Lakeridge Drive
Lot 02, Block 01 Section 03 Village of Cochran's Crossing Forest Lake
13. Variance request for a proposed pool, spa, pool decking and seating wall that encroaches into the ten-foot rear easement.
Terry Everett
2708 North Logrun Circle
Lot 26, Block 02, Section 02 Village of Grogan's Mill
14. Variance request for a summer kitchen that encroaches into the ten-foot rear easement.
Terry Everett
2708 North Logrun Circle
Lot 26, Block 02, Section 02 Village of Grogan's Mill
15. Variance request for a fence that would exceed the maximum height allowed.
Terry Everett
2708 North Logrun Circle
Lot 26, Block 02, Section 02 Village of Grogan's Mill
16. Variance request for a proposed wood fence that would exceed the maximum height allowed.
Thomas Nelson
199 S Pathfinders Circle
Lot 73, Block 06, Section 01 Village of Cochran's Crossing

17. Variance request for a proposed six-foot six-inch type J wood picket fence that would be constructed with the unfinished side visible through the existing four feet open picket fence.
Neil R Aubuchon
46 Tanager Trail
Lot 12, Block 02, Section 03 Village of Cochran's Crossing
18. Consideration and action regarding a conceptual proposal for a carport that encroaches into the seven-foot side setback.
Laurie and Mark Hillman
2 Coralvine Court
Lot 55, Block 02, Section 20 Village of Grogan's Mill
19. Variance request for an existing decorative shutter style fence that is not one of the approved styles and has not been allowed to weather naturally.
Janice G Tyrrell
167 Sylvan Forest Drive
Lot 33, Block 03, Section 10 Village of Cochran's Crossing
20. Variance request for an existing fence that includes one panel of fencing with the construction side members facing outward from the lot.
Jonathan Woods
34 Leeward Cove Drive
Lot 25, Block 01, Section 24 Village of Panther Creek
21. Variance request for a proposed shed that will exceed the maximum amount of hard surface area allowed.
Kenny and Sally Evans
10 Summer Sprig Road
Lot 16, Block 05, Section 28 Village of Grogan's Mill
22. Variance request for proposed flag pole that exceeds the maximum height allowed.
Peter Shedden
54 North Windsail Place
Lot 35, Block 01, Section 33 Village of Panther Creek
23. Variance request for an existing play structure that encroaches into the ten-foot rear yard easement.
Gustavo Estrada Chavez
9 Robin Springs Place
Lot 35, Block 02, Section 03 Village of Cochran's Crossing
24. Variance request for the conceptually proposed plans for an existing garage conversion that will cause the garage to have insufficient space to park two cars.
Bradley A Higgins
35 South Stony Bridge Circle
Lot 55, Block 01 Section 10 Village of Cochran's Crossing
25. Variance request for an existing detached shed that encroaches into the five-foot side easement.
John Kohli
38 N Timber Top Drive
Lot 13, Block 03, Section 13 Village of Grogan's Mill
26. Variance request for the existing fence that was built with the unfinished side facing the adjoining property without written consent by the adjacent property owner.
Ronald A Buczek
5 Watertree Court

Lot 26, Block 03, Section 44 Village of Grogan's Mill

27. Variance request for an existing window air conditioning unit that is visible to the street and adjacent properties.
Cathleen J McCarthy
6 Sage Court
Lot 103, Block 04, Section 10 Village of Cochran's Crossing
28. Variance request for the existing crushed granite that is located within the street right-of-way and would not be considered an approved hard surface if it is used for parking.
Sandra Mason
53 N Deerfoot Circle
Lot 12, Block 02, Section 28 Village of Grogan's Mill
29. Consideration and action for the addition of a new monument sign.
Esprit International School
4266 Interfaith Way
Lot 0250, Block 0045, Section 020 Village of Panther Creek
30. Variance request for a building sign that may not meet the building criteria and has a logo that exceeds the maximum size allowed.
KBI Biopharma
2635 Technology Forest Boulevard
Lot 0610, Block 0547, Section 0999 Village of Research Forest
31. Variance request to allow for a temporary building sign that does not comply with the shopping center criteria.
Regency Centers at Panther Creek Shopping Center
4775 W. Panther Creek Drive
Lot 0285, Block 0045, Section 0040 Village of Panther Creek
32. Consideration and action for the addition of a handicap ramp.
Shops at Terramont II
9950 Woodlands Parkway
Lot 300, Block 78, Section 46 Village of Sterling Ridge
33. Variance request to add an additional dentist's name to the building sign and door graphic.
Panther Creek Professional Plaza/Woodlands Pediatric Dentistry
4850 W. Panther Creek Drive
Lot 0320, Block 0045, Section 0040 Village of Town Center
34. Consideration action for the addition of a sliding door and sign package for Kroger "Clicklist" program.
Kroger
4747 Research Forest Drive
Lot 0100, Block 0687, Section 0047 Village of Cochran's Crossing
35. Variance request for a sign package that includes the use of two sign panels at the Cochran's Crossing Shopping Center.
Orangetheory Fitness
4747 Research Forest Drive
Lot 0100, Block 0687, Section 0047 Village of Cochran's Crossing
36. Consideration and action for the replacement of parking lot lights and light poles.
Guadalajara Restaurant
27885 Interstate Highway 45 North
Lot 0665, Block 0599, Section 0999 Village of Town Center

- 37. Variance request for two dumpster enclosures that do not match an existing dumpster enclosure.
 Sts. Simon & Jude Catholic Parish
 26777 Glen Loch Drive
 Lot 0421, Block 0045, Section 0007 Village of Panther Creek
- 38. Variance request for an existing fence that is immediately adjacent to the parking lot pavement.
 Sts. Simon & Jude Catholic Parish
 26777 Glen Loch Drive
 Lot 0421, Block 0045, Section 0007 Village of Panther Creek
- 39. Variance request for existing directional signs that do not match in text color.
 Sts. Simon & Jude Catholic Parish
 26777 Glen Loch Drive
 Lot 0421, Block 0045, Section 0007 Village of Panther Creek
- 40. Consideration and action to approve legal action regarding outstanding covenant violations.
 Nadia Nabavi
 140 S Timber Top Drive
 Lot 20, Block 01, Section 15 Village of Grogan's Mill

VIII. Consideration and action regarding the regularly scheduled meetings of The Development Standards Committee.

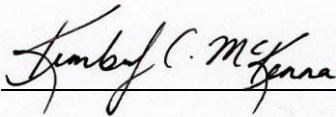
IX. Consideration and discussion of the upcoming Township Board of Director's meeting and a request for representation by the Development Standards Committee.

X. Public Comments

XI. Member Comments

XII. Staff Reports

XIII. Adjourn



 Property Compliance Manager
 For The Woodlands Township

