

Village of Alden Bridge
Residential Design Review Committee
Regular Meeting – 5:00 p.m. – August 7, 2025
The Woodlands Township
2801 Technology Forest Boulevard
The Woodlands, Texas 77381-3901

Members Present: Darin Emberton, David Pratt and Tom Lanthorn

Staff Present: Jenney Ramirez and Tessa Rudolphy

Public Present: Alejandro and Sandra Ibarra, Jeramy and Christian Meacham

MINUTES

A. Welcome/call to order.

The meeting was called to order by Chairman, Darin Emberton at 5:00 p.m.

B. Consideration and Action of Minutes for the Rescheduled Meeting of July 7, 2025

The minutes were read and accepted as presented.

C. Review and Disposition of the Applications on the Review List, “Exhibit A”

The Alden Bridge committee members reviewed and acted upon the applications list attached, “Exhibit A.” All actions of the committee were unanimous.

D. Report on Staff Approval List for August 7, 2025

The Staff Approval List was accepted with abstentions.

E. Consideration and Action to reschedule the September 4, 2025, meeting.

Darin Emberton made a motion to move September 4, 2025, meeting to Monday, September 8, 2025. Tom Lanthorn seconded the motion. The motion passed.

F. Consideration and Discussion of topics for the Joint RDRC/DSC meetings

Committee members reviewed the list of topics accumulated throughout the year in preparation for the upcoming Joint RDRC/DSC meeting. They discussed the Standards for short term rentals and shared concerns regarding artificial vegetation, specifically when used for screening purposes.

G. Consideration and Action concerning the absence of any committee member

The absences of Randy Schulze and Karen Lewis were excused from this meeting.

H. Public Comments (3 Minutes)

Alejandro Ibarra addressed the RDRC regarding proposed additional paving at his property. After much discussion, the committee recommended the owner consider alternatives for some portions of his paving proposal and engage an engineer for a sealed drainage plan to help alleviate the drainage issues at his property. Jeremy Meacham addressed the RDRC regarding proposed patio cover, swim/spa and paving project at his property. After a short discussion regarding the unique challenges at their property, the committee recommended approval to the DSC.

I. Committee Member Comments (3 minutes)

Darin Emberton thanked Jenney and Tessa for their great job preparing the presentations for the resident proposals, persistence and professionalism. Mr. Emberton also expressed appreciation to the other members for their commitment to the residents of Alden Bridge. Tom Lanthorn thanked staff for their great work. David Pratt thanked staff for their detailed presentations assisting them with their review process and thanked his colleagues for their continued commitment.

J. Staff Comments (3 minutes)

Jenney thanked the committee members for their good suggestions and expressed their efforts make a difference. She also extended her appreciation to Tessa for her hard work. Tessa, in turn, thanked the committee members for offering residents alternatives to their proposals in an effort to find an acceptable option for them. Tessa also thanked Jenney for her direction and attention to detail.

K. Adjournment

There being no further business, Tom Lanthorn motioned to adjourn the meeting. David Pratt seconded the motion. Chairperson Darin Emberton adjourned the meeting at 7:12 p.m.

**Exhibit A - Village of Alden Bridge
Application Review List**

Item #	Applications Reviewed	Property Address	Sec	Blk	Lot	Committee Action
1	Gutters and Related Improvements	18 IVY GARDEN ST.	0035	0003	0005	Approved
2	Patio Cover and Related Improvements	18 TRELLIS GATE ST.	0055	0001	0004	Disapproved
3	Spa and Related Improvements	18 TRELLIS GATE ST.	0055	0001	0004	Disapproved
4	Summer Kitchen and Related Improvements	18 TRELLIS GATE ST.	0055	0001	0004	Disapproved
5	Paving and Related Improvements	18 TRELLIS GATE ST.	0055	0001	0004	Disapproved
6	Artificial Turf and Related Improvements	18 TRELLIS GATE ST.	0055	0001	0004	Approved
7	Patio Cover and Related Improvements	46 E SANDALBRANCH CIR.	0018	0001	0031	Disapproved
8	Summer Kitchen and Related Improvements	46 E SANDALBRANCH CIR.	0018	0001	0031	Disapproved
9	Fireplace and Related Improvements	46 E SANDALBRANCH CIR.	0018	0001	0031	Disapproved
10	Wood Deck and Related Improvements	46 E SANDALBRANCH CIR.	0018	0001	0031	Approved
11	Home Business and Related Improvements	39 GOLD LEAF PL.	0075	0002	0051	Voided
12	Driveway and Related Improvements	27 DOESKIN PL.	0059	0003	0036	Disapproved
13	Walkway and Related Improvements	27 DOESKIN PL.	0059	0003	0036	Disapproved
14	Paving and Related Improvements	27 DOESKIN PL.	0059	0003	0036	Disapproved
15	Shed and Related Improvements	146 N WESTWINDS CIR.	0067	0001	0008	Disapproved
16	Fence and Related Improvements	103 N PINEY PLAINS CIR	0007	0001	0054	Staff Approved
17	Tree Removal and Related Improvements	26 WESTWINDS CIR	0067	0001	0038	Staff Approved