

**VILLAGE OF PANTHER CREEK  
RESIDENTIAL DESIGN REVIEW COMMITTEE  
MEETING MINUTES**

**April, 13<sup>th</sup>, 2023**

The Woodlands Township  
2801 Technology Forest Blvd  
The Woodlands, Texas 77381 at 3:00 PM

**Members Present:** Rennie van Wyk, Kenny Berntsen, Bonnie Neuren, Chris Kanipe, David Stanley  
**Staff Present:** Chase Dowling, Cynthia Johnson  
**Public Present:** John Mickey, Thomas Alonzo, Dawn Hanson, Carla Hanson, Nastaran Abzari, Gus Amaya

**A. Welcome/call to order**

The meeting was called to order by Rennie van Wyk at 3:00pm

**B. Public Comments (3 minutes)**

There were no public comments.

**C. Consideration and Action of the Minutes of March 9<sup>th</sup>, 2023**

It was moved by Kenny Berntsen and seconded by Bonnie Neuren to approve the minutes as presented. The motion carried unanimously.

**D. Review and disposition of the applications on the Review List, "Exhibit A"**

The applications on the review list were reviewed and accepted by all members present.

**E. Report on Staff Approval List for April 13<sup>th</sup>, 2023**

The staff approval list was accepted and approved by all members present.

**F. Consideration and action concerning the absence of any committee member**

No action was taken on this item

**G. Committee Member Comments**

Rennie van Wyk informed the committee of the recent Joint DSC/RDRC meeting. Chris Kanipe commented regarding updating the standards for Chickens and Chicken coops. David Stanley commented on tree spacing for new home construction.

**H. Staff Comments**

Chase Dowling welcomed David Stanley to the committee.

**I. Adjournment**

There being no further business it was moved by David Stanley and seconded by Kenny Berntsen to adjourn the meeting at 5:26pm. The motion carried unanimously.

**Final Exhibit A - Village of Panther Creek  
Residential Design Review Committee  
Application Review List  
April 13<sup>th</sup>, 2023**

<b>Item #</b>	<b>Applications Reviewed</b>	<b>Owner Name</b>	<b>Property Address</b>	<b>Sec</b>	<b>Block</b>	<b>Lot</b>	<b>Committee Action</b>
1	PATIO COVER AND RELATED IMPROVEMENTS	COLLIN CAMPBELL	102 N WOODSTOCK CIRCLE DR	0002	0001	0067	APPROVED
2	CONCEPT ROOM ADDITION AND RELATED IMPROVEMENTS	JONATHAN DOUGLAS DANIEL	110 BITTERWOOD CIR	0020	0002	0019	DISAPPROVED
3	IN-GROUND POOL AND SPA AND RELATED IMPROVEMENTS	CURTIS LINEHAN	12 WIND TRACE CT	0018	0002	0027	APPROVED WITH CONDITIONS
4	FENCE AND RELATED IMPROVEMENTS	BRITT KRISTIN MICHELSEN	131 WILLOWWOOD CIR	0001	0000	0040	DISAPPROVED
5	FENCE AND RELATED IMPROVEMENTS	MARVIN H GAUSEMEIER	15 PEBBLE HOLLOW CT	0032	0002	0052	DISAPPROVED
6	FOUNTAIN AND RELATED IMPROVEMENTS	RITTENHOUSE BAPTIST CHURCH INC	23 TREASURE COVE DR	0024	0001	0036	APPROVED
7	SCULPTURE AND RELATED IMPROVEMENTS	RITTENHOUSE BAPTIST CHURCH INC	23 TREASURE COVE DR	0024	0001	0036	APPROVED
8	COLOR AND RELATED IMPROVEMENTS	NASTARAN ABZARI	24 N HAVENRIDGE DR	0010	0001	0047	APPROVED WITH CONDITIONS
9	MATERIAL CHANGE AND RELATED IMPROVEMENTS	NASTARAN ABZARI	24 N HAVENRIDGE DR	0010	0001	0047	APPROVED
10	ROOM ADDITION AND RELATED IMPROVEMENTS	STEPHEN RIGGLE	27 PLEASURE COVE DR	0024	0002	0009	DISAPPROVED
11	TREE REMOVAL AND RELATED IMPROVEMENTS	BENNIE JAMES ALLEN	27 S LAKEMIST HARBOUR PL	0038	0001	0022	APPROVED WITH CONDITIONS
12	FENCE AND RELATED IMPROVEMENTS	RICHARD KINSLEY	27 S WINDSAIL PL	0033	0002	0001	DISAPPROVED
13	FENCE AND RELATED IMPROVEMENTS	JAMES V TAYLOR	41 DUNLIN MEADOW DR	0018	0002	0006	APPROVED WITH CONDITIONS
14	ANIMAL RUN AND RELATED IMPROVEMENTS	ROBERT A SLATON	44 TRUMMEL CT	0012	0001	0035	APPROVED
15	HOME BUSINESS AND RELATED	CRAIG J CALLIGAN	51 ACORN CLUSTER CT	0035	0002	0002	RECOMMEND

**Final Exhibit A - Village of Panther Creek  
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	IMPROVEMENTS						RENEWAL
16	POWER GENERATOR AND RELATED IMPROVEMENTS	KEVIN RICHARD	58 N SKYFLOWER CT	0022	0003	0015	APPROVED WITH CONDITIONS
17	IN-GROUND SPA AND RELATED IMPROVEMENTS	MICHAEL LAREN HANSON	7 E ROCK WING PL	0032	0002	0004	APPROVED WITH CONDITIONS
18	COLOR CHANGE AND RELATED IMPROVEMENTS	MICHAEL C BETTENCOURT	151 BERRYLINE CIR	0036	0001	0022	APPROVED
19	TREE REMOVAL AND RELATED IMPROVEMENTS	CRAIG S HOLT	95 SPLIT ROCK RD	0028	0007	0010	APPROVED WITH CONDITIONS
20	COLOR CHANGE AND RELATED IMPROVEMENTS	CHRISTOPHER M ESTEP	27 TURTLE ROCK RD	0028	0005	0002	APPROVED
21	SWIMMING POOL AND RELATED IMPROVEMENTS	ANDREW KLINCK	8 TWELVE PINES CT	0014	0001	0037	APPROVED WITH CONDITIONS
22	SIDING AND RELATED IMPROVEMENTS	RICHARD LUCHAK	11 HAVENRIDGE DR	0010	0002	0077	APPROVED
23	DRIVEWAY AND RELATED IMPROVEMENTS	OLIVER BRYCE GIPSON	4 KNOLL PINES CT	0014	0004	0007	STAFF APPROVED
24	FENCE AND RELATED IMPROVEMENTS	ERIC J HOPKINSON	5 TWELVE PINES CT	0014	0001	0022	STAFF APPROVED
25	PATIO COVER AND RELATED IMPROVEMENTS	CARLOS A FRAGUELA	33 WHITE WILLOW CIR	0003	0002	0016	STAFF APPROVED
26	SHED AND RELATED IMPROVEMENTS	MATTHEW H DUPREE	22 PINEASH CT	0002	0001	0027	STAFF APPROVED
27	GUTTERS AND REALTED IMPROVEMENTS	CHRISTOPHER M ESTEP	27 TURTLE ROCK RD	0028	0005	0002	STAFF APPROVED
28	PATIO COVER AND RELATED IMPROVEMENTS	MAUREEN M MCCLELLAND	10 FEATHER BRANCH DR	0029	0003	0080	STAFF APPROVED
29	PATIO COVER AND RELATED IMPROVEMENTS	THOMAS A KENDI	78 SMOKESTONE DR	0029	0002	0026	STAFF APPROVED
30	FIREPLACE AND RELATED IMPROVEMENTS	THOMAS A KENDI	78 SMOKESTONE DR	0029	0002	0026	STAFF APPROVED

**Final Exhibit A - Village of Panther Creek  
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31	GRILL AND RELATED IMPROVEMENTS	THOMAS A KENDI	78 SMOKESTONE DR	0029	0002	0026	STAFF APPROVED
32	GRILL AND RELATED IMPROVEMENTS	THOMAS A KENDI	78 SMOKESTONE DR	0029	0002	0026	STAFF APPROVED