

**VILLAGE OF PANTHER CREEK
RESIDENTIAL DESIGN REVIEW COMMITTEE
REGULAR MEETING MINUTES
May 9, 2019
The Woodlands Township
2801 Technology Forest Blvd
The Woodlands, Texas 77381 at 3:00 P.M.**

Members Present: Everett Ison, Kenny Berntsen, Jimmy Ward, and Tom Albertson
Staff Present: S. Devon Jordan and Chase Dowling
Guest Present: Charles Merdian and Terrence Northrup

A. Welcome/call to order

The meeting was called to order by Everett Ison at 3:01pm

B. Consideration and Action of Election of Residential Design Review Committee Chairperson, Vice Chairperson and Election Committee Representative

A nomination was made and votes casted to select Everett Ison as the chairman of the committee for the next RDRC term. A nomination was made and votes casted to select Rennie van Wyk as the vice-chairman of the committee for the next RDRC term. Lastly, a nomination was made and votes casted to select Kenny Berntsen as the Election Committee Representative for the next RDRC term.

C. Consideration and Action of the Minutes of April 11, 2019

It was moved by Kenny Berntsen and seconded by Jimmy Ward to approve the minutes as presented.

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. It was noted that One of the improvements at 90 Yewleaf Drive was posted as an attached structure. After obtaining more Information about this structure it was determined that this existing improvement was a detached structure. The workable notes page of the agenda was revised to reflect this correction.

E. Consideration, discussion and action regarding violation at 22 Falling Star Road, The Woodlands, TX. Lot 0011 Block 0003 Section 0014

Devon Jordan asked the committee to review a presentation that outlined current and past photos of the front yard of 22 Falling Star Road, in addition to the Covenant Administration's policy regarding natural yards and The Woodlands Residential Standards regarding natural yards. Devon presented the presentation to the Committee in order to assist the staff in determining if they should continue to pursue the violation at this property. It was decided that, after some discussion, that the yard at this property should no longer be pursued as a violation.

F. Report on Staff Approval List for May 9, 2019

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

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

The absence of Rennie van Wyk was considered an excused absence.

H. Public Comments (3 Minutes)

Homeowners Terrence Northrup of 10 Spindrifft Place and Charles Merdian of 6 Spindrifft Place were in attendance to address the committee regarding their reason for applying for an 8 ½ foot fence at the back of their properties. They explained their need for privacy and noise reduction due to backing up to Lake Woodlands. They also, being aware that the fence was too tall for RDRC approval, inquired about the variance process.

I. Committee Member Comments

Tom Albertson inquired about a new fence at 10 Knoll Pines and wondered if the fence has been applied for. Jimmy Ward inquired about the status of the light violation at 46 W. Isle Place.

J. Staff Comments (3 minutes)

Devon Jordan informed the committee that he would check on the status of the possible violation at 10 Knoll Pines. Devon Jordan also informed the committee that the light issue at 46 W. Isle went forward to the Development Standards Committee and the committee disapproved the lights as they were presented.

K. Adjournment

There being no further business it was moved by Everett Ison and seconded by Kenny Berntsen to adjourn the meeting at 4:46pm.

**Final Exhibit A - Village of Panther Creek
Residential Design Review Committee
Application Review List
May 9th, 2019**

Item #	Applications Reviewed	Owner Name	Property Address	Sec	Block	Lot	Committee Action
1	Fence and related improvements	CHARLES M MERDIAN	6 SPINDRIFT PL	0043	0001	0004	Disapproved
2	Fence and related improvements	TERRENCE M NORTHROP	10 SPINDRIFT PL	0043	0001	0003	Disapproved
3	Tree removal and related improvements	BRITT KRISTIN MICHELSEN	131 WILLOWWOOD CIR	0001	0000	0040	Approved
4	Color change and related improvements	FRANCISCO COSTA	18 N CIRCLEWOOD GLEN	0009	0002	0009	Disapproved
5	Color change and related improvements	HUGO E URQUIZU	18 W BROKEN OAK CT	0002	0001	0105	Approved
6	Siding and related improvements	HUGO E URQUIZU	18 W BROKEN OAK CT	0002	0001	0105	Approved
7	Gutters and related improvements	HUGO E URQUIZU	18 W BROKEN OAK CT	0002	0001	0105	Approved
8	Fence and related improvements	JOSHUA J HEGG	29 FALLING STAR RD	0014	0004	0001	Approved
9	Color change and related improvements	CARL D LUCAS	40 S HAVENRIDGE DR	0010	0001	0054	Approved
10	Door and related improvements	ERIC JAMES REED	47 W TORCH PINE CIR	0005	0003	0008	Conditionally Approved

11	Balcony and related improvements	KRISTOPHER L HEBERT	90 YEWLEAF DR	0007	0001	0005	Disapproved
12	Detached Structure and related improvements	KRISTOPHER L HEBERT	90 YEWLEAF DR	0007	0001	0005	Disapproved
13	Air Conditioner and related improvements	KRISTOPHER L HEBERT	90 YEWLEAF DR	0007	0001	0005	Disapproved
14	Tree removal and related improvements	JOHN G LUND	10 CAPE CHESTNUT DR	0006	0001	0005	Staff Approved
15	Power generator and related improvements	K DANIEL EFIRD	19 GREY FINCH CT	0028	0006	0044	Staff Approved
16	Driveway and related improvements	KENNETH C ADAMS	27 WIND TRACE CT	0018	0002	0034	Staff Approved