

Development Standards Committee
July 6, 2011 at 5:30 p.m.
The Woodlands Township Service Center
2201 Lake Woodlands Drive
The Woodlands, Texas 77380

I. Welcome/Call Meeting to Order

II. Approve Minutes of Meeting of June 1st and 17th, 2011

III. Consideration and Action of the Summary List

IV. Review and Disposition of Residential Applications

1. Request for a second rehearing regarding the existing flagstone pavers that are located within the street right-of-way beyond the platted building line.
Steven Ward
19 Silent Brook Court
Lot 68, Block 02, Section 02, Village of Cochran's Crossing
2. Request for a Rehearing regarding the original committee's action to screen the power generator with a solid brick wall.
Robert Kopal
10 Shoreline Point Drive
Lot 11, Block 01, Section 26 Village of Panther Creek
3. Variance request for a proposed pool, which exceeds the maximum amount of hard surface area allowed.
Christopher & Blanca Hale
18 Rockridge Drive
Lot 67, Block 03, Section 01 Village of Indian Springs
4. Variance request for a proposed room addition would be located beyond the 20 foot rear Building Setback line.
Tomas Natividad Sanchez
23 Treestar Place
Lot 53, Block 02, Section 18, Village of Cochran's Crossing
5. Variance request for a proposed driveway replacement constructed of concrete turf stone pavers, which are not considered to be an acceptable hard surface material for the driveway.
German and Rita Cura
42 Grand Garden Court
Lot 14, Block 01, Section 46, Village of Cochran's Crossing
6. Variance request for proposed trellises which would not be screened by a solid fence and would not be an approvable style for use as fencing.
Diana Gaines
45 N Lakeridge Circle
Lot 023, Block 09, Section 01, Forest Lake Townhomes, Village of Cochran's Crossing
7. Variance request for a proposed wrought iron and brick column fence, which would be located beyond the 25 foot platted building line and not set back five feet from the front yard property line.
Vince Rossitto
6 Deerberry Court
Lot 15, Block 01, Section 16 Village of Grogan's Mill

8. Variance request for the existing paving on each side of the driveway, which exceeds the maximum width allowed and is located within the street right-of-way.
Jerome and Rena McBroom
18 Rolling Stone Place
Lot 21, Block 02, Section 32, Village of Cochran's Crossing
9. Variance request for the existing retaining walls which exceed the maximum height allowed; and are located within the easements and street right-of-way.
Jerome and Rena McBroom
18 Rolling Stone Place
Lot 21, Block 02, Section 32, Village of Cochran's Crossing
10. Variance request for the existing driveway extension, which encroaches into the 10 foot rear utility easement.
Don Norrell
8 Birchbrook Court
Lot 6, Block 1, Section 44, Village of Grogan's Mill
11. Variance request for the existing paving adjacent to the driveway which exceeds the maximum width allowed for driveways and is located in the five foot side yard easement.
Larry Leslie
41 N Hidden View Circle
Lot 40, Block 01, Section 17, Village of Cochran's Crossing
12. Variance request for the existing rear yard second story deck repairs, which were submitted without the required sealed plans.
Kathleen Rodosovich
156 South Deerfoot Circle
Lot 42, Block 01, Section 28 Village of Grogan's Mill
13. Variance request for existing paving, which encroaches into the rear ten foot utility easement.
Richard Lee II
14 Shadow Stone
Lot 31, Block 01, Section 32 Village of Panther Creek
14. Variance request for an existing wood deck, which encroaches into the five foot side yard easement.
Margaret Flores
35 North Wavy Oak Circle
Lot 10, Block 09, Section 07 Village of Panther Creek
15. Variance request for the existing landscaping border in the front yard easement which exceeds 12 inches in height.
Adam & Christina Frome
37 Pebble Hollow Court
Lot 75, Block 02, Section 32 Village of Panther Creek
16. Variance request for an existing painted breezeway fence, which was disapproved by the Residential Design Review Committee because they felt that the color may not be architecturally appropriate; and should be considered by the Development Standards Committee.
George and Sandra Kunde
30 Sparklewood Place
Lot 42, Block 02, Section 32, Village of Cochran's Crossing

17. Variance request for an existing painted fence, which was disapproved by the Residential Design Review Committee because they felt that the color may not be architecturally appropriate; and should be considered by the Development Standards Committee.
Doug and Sheila McCormick
36 Woodelves Place
Lot 124, Block 03, Section 01, Village of Cochran's Crossing
18. Variance request for an existing storage building, which encroaches into the ten foot rear utility easement.
Dwayne & Vicki Sides
21 Purple Top Court
Lot 80, Block 03, Section 01 Village of Panther Creek
19. Variance request for the existing paving, front yard patio, which was not considered to be compatible with the home and neighborhood in mass, scale and proportion.
Andrew Smith
64 E Village Knoll Circle
Lot 05, Block 02, Section 10, Village of Cochran's Crossing
20. Variance request for the existing fence, where portions of the fence were constructed with the construction members facing outward, and was not considered to be architecturally compatible with the neighborhood.
Bello Rayle Investments LLC
David Rayle
71 Hickory Oak Drive
Lot 49, Block 02, Section 15 Village of Panther Creek
21. Variance request for the existing rear yard fence, which was built with the construction side facing outward from the lot.
Dennis Van Metre
25 Summer Star Court
Lot 09, Block 05, Section 38 Village of Grogan's Mill
22. Variance request for the existing power generators, which are not screened from view and are visible at ground level from an adjacent street or property.
Hamid Afshari
1 Dunloggin Lane
Lot 15, Block 01, Section 11 Village of Grogan's Mill
23. Variance request for the existing attached arbor/patio cover with summer kitchen. The arbor/patio cover encroaches into the five foot side yard easement and covers a summer kitchen that is located 10 feet away from the adjacent property line.
Barry and Nancy Wertz
39 Somerset Pond Place
Lot 30, Block 01, Section 48, Village of Cochran's Crossing
24. Variance request for the existing walkway, which is located in the street right of way and exceeds the maximum width allowed.
Barry and Nancy Wertz
39 Somerset Pond Place
Lot 30, Block 01, Section 48, Village of Cochran's Crossing
25. The Committee may convene in executive session in accordance with the Texas Open Meetings Act, Section 551.071 to deliberate on legal matters with its attorney concerning agenda items 25-29.

26. Consideration and Action regarding possible Covenant Violation of Article X Section 10.03 of The Woodlands Covenant Restrictions Easements Charges and Liens.
Arles
22 Grey Birch
Lot 11, Block 2, Section 12, Village of Cochran's Crossing.
27. Consideration and action to proceed with legal action regarding failure to comply with the Covenant and Standards for outstanding violations on the home, regarding the breezeway fence.
Arles
22 Grey Birch
Lot 11, Block 2, Section 12, Village of Cochran's Crossing.
28. Consideration and Action, to grant an extension of time to resolve the outstanding violations on the property and consideration and action proceed with legal action for the outstanding violation on the home.
Kari Phillips
46 S Stony Bridge Circle
Lot 18, Block 03, Section 10, Village of Cochran's Crossing
29. Consideration and Action to proceed with legal action for outstanding violations on the home.
Lecandas Company LLC
82 South Tranquil Path
Lot 06, Block 02, Section 61 Village of Grogan's Mill
30. Consideration and Action to proceed with legal action for outstanding violations on the home.
Teresita Lindenman
10 Watertree Drive
Lot 04, Block 02, Section 48, Village of Grogan's Mill
31. The Committee may reconvene in open session in accordance with the Texas Open Meetings Act, Section 551.071.

V. Consideration and Action of appointments for the Chairman and Vice Chairman of the Development Standards Committee.

VI. Public Comments

VII. Member Comments

VIII. Staff Reports

IX. Adjourn



Kimberly C. McFerran-Adonoghue

Property Compliance Manager
Covenant Administration Department
The Woodlands Township