

Development Standards Committee

July 20, 2011 at 5:30 PM

The Woodlands Township Service Center

2201 Lake Woodlands Drive

The Woodlands, Texas 77380

Members Present: Deborah Sargeant, Robert Heineman, Kim Hess, Ken Anderson, Chris Florack, Mike Bass and Ken Parker

Members Absent: None

Staff Present: Neslihan Tesno, Pam Forde and Sharlene Novak

Others in Attendance: As reflected by the attached Sign-in Sheet for July 20, 2011.

I. Welcome/Call Meeting to Order

The meeting was called to order by Chairwoman Deborah Sargeant at 5:31 p.m.

II. Consideration and Action for approval of Minutes of DSC Meeting on June 15, 2011.

It was moved by Chris Florack and seconded by Mike Bass to approve the minutes of the previous meeting as presented. The motion carried unanimously.

III. Consideration and Action of the Summary List

Chairwoman Deborah Sargeant presented the Summary List as presented by Staff. The list consisted of Residential Items 1-3 and 5-17 and Commercial items A-C. Residential Items 25 and 29 and Commercial Items I and K were Tabled. It was moved by Mike Bass and seconded by Chris Florack to approve the Summary List as presented by staff. The motion carried unanimously.

IV. Review and Disposition of Commercial Applications

A. Request for Consideration and Action

Building Sign

Aztec Tan – File #01-010-0006-0599-0400-0004

1440 Sawdust Road, Suite D

Village of Grogan's Mill

This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to approve the item. The motion carried unanimously.

B. Request for Consideration and Action

Building Sign

Woodlands Nail & Spa – File #01-010-0006-0599-0400-0001

1440 Sawdust Road, Suite D

Village of Grogan's Mill

This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to approve the item. The motion carried unanimously.

C. Request for Consideration and Action

Monument Sign

Woodlands Nail & Spa – File #01-010-0006-0599-0400-0001

1440 Sawdust Road, Suite D

Village of Grogan's Mill

This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to approve the item. The motion carried unanimously.

- D. Request for Consideration and Action
Awning
Esprit Montessori School – File #01-020-0000-0045-0250-0000
4890 W. Panther Creek Drive
Village of Panther Creek
This item was resolved prior to the meeting.

- E. Request for Consideration and Action
Fence
Esprit Montessori School – File #01-020-0000-0045-0250-0000
4890 W. Panther Creek Drive
Village of Panther Creek
This item was resolved prior to the meeting.

- F. Request for Consideration and Action
Wood Deck and Walkway
Esprit Montessori School – File #01-020-0000-0045-0250-0000
4890 W. Panther Creek Drive
Village of Panther Creek
This item was resolved prior to the meeting.

- G. Request for Consideration and Action
Temporary Classroom Buildings
Esprit Montessori School – File #01-020-0000-0045-0250-0000
4890 W. Panther Creek Drive
Village of Panther Creek
This item was resolved prior to the meeting.

- H. Request for Consideration and Action
Tree Removal
Spirit Filled Celebration Church – File #01-030-0067-0101-0200-0000
6565 Research Forest Drive
Village of Cochran's Crossing
This item was resolved prior to the meeting.

- I. Request for Consideration and Action
Fence
Woodlands Community Presbyterian Church – File #01-020-0040-0045-0305-0000
4881 W. Panther Creek Drive
Village of Panther Creek
This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to table the item. The motion carried unanimously.

- J. Request for Consideration and Action
Light Pole Banners
Insperity Championship Golf Classic
This item was reviewed by the full committee after presentation of the item by Pam Forde and comments by Anne Jenkins of Insperity Championship Golf. It was then moved by Kim Hess and seconded by Ken Parker to approve the item. The motion carried unanimously.

K. Request for Consideration and Action

Preliminary Approval

Dairy Queen

2300 Buckthorne Place – File #01-010-0006-0547-0700

Village of Grogan's Mill

This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to table the item. The motion carried unanimously.

L. Report on "Commercial Staff Approval List" for July 20, 2011

The list was accepted as presented.

V. Review and Disposition of Residential Applications

1. Variance request for an existing patio which encroaches into the ten foot rear and five foot side easements.
Daniel & Lisa Hoorman
107 North Delta Mill Circle
Lot 48, Block 1, Section 1 Village of College Park
This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to approve as submitted. Approval by this committee does not constitute approval by the additional entities. It is the owner's responsibility to obtain approval by those entities and the improvement may be subject to removal. The motion carried unanimously.
2. Variance request for proposed fence that does not respect the 20 foot building setback.
Alejandro Phillips & Patricia Cervantes
71 South Archwyck Circle
Lot 10, Block 2, Section 42 Village of Sterling Ridge
This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to conditionally approve, fence to extend a maximum of 10' beyond the 20' building line, must line up with the fence to the rear and must plant and maintain a planter bed at least 3' wide with a forest mix of native trees, shrubs and plants. Staff to review plantings to confirm compliance and sufficient screening. The motion carried unanimously.
3. Variance request for proposed driveway extension that will exceed the maximum width allowed.
Amir and Anishaben Momin
7 Ricegrass Place
Lot 29, Block 1, Section 10 Village of Creekside Park
This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to conditionally approve – pavers to be in contrast to driveway; set in concrete; no more than 18 inches wide on both sides. The motion carried unanimously.
4. Variance request for two existing sheds located in the ten foot side yard easement.
Elizabeth Monroe
126 North Concord Valley Circle
Lot 1, Block 2, Section 25 Village of Sterling Ridge
This item was reviewed by the full committee. The homeowner was not present to present to address the committee. Staff presented a power point presentation of the issue. It was moved by Deborah Sargeant and seconded by Chris Florack to disapprove and consent to delay enforcement, based upon the execution of a memorandum of agreement, requiring the owner to remove the sheds from the property, when the owner no longer owns the home, transfers title or when the owner is no longer the primary resident, or when the sheds is in disrepair and needs replacement whichever comes first. The memorandum will be recorded with the court house and binding on the land. Approval by this committee does not constitute approval by the additional

entities. It is the owner's responsibility to obtain approval by those entities and the improvement may be subject to removal. Additionally maintain evergreen vegetation as screening. The motion carried unanimously.

5. Appeal request for a Residential Design Review Committee decision concerning the repainting of an existing trellis from white to black or green.

James and Verline Majewski

14 Player Green Place

Lot 10, Block 1, Section 18 Village of Sterling Ridge

This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to conditionally approve, maintain vegetation to grow over trellis to screen. The motion carried unanimously.

6. Variance request for existing greenhouse that is not screened by a six foot solid fence and is located in the rear ten foot easement.

David & Susan Jarrett

91 South Almondell Place

Lot 15, Block 3, Section 92 Village of Sterling Ridge

This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to disapprove and consent to delay enforcement, based upon the execution of a memorandum of agreement, requiring the owner to remove the greenhouse from the property, when the owner no longer owns the home, transfers title or when the owner is no longer the primary resident, or when the greenhouse is in disrepair and needs replacement whichever comes first. The memorandum will be recorded with the court house and binding on the land. Approval by this committee does not constitute approval by the additional entities. It is the owner's responsibility to obtain approval by those entities and the improvement may be subject to removal. The motion carried unanimously.

7. Variance request for existing front yard patio that is located beyond the front building line.

Jan Erik Klungtveit

14 Carmeline Drive

Lot 1, Block 1, Section 25 Village of Sterling Ridge

This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to conditionally approve, no plastic furniture, BBQs or umbrellas to be stored on patio, maintain existing vegetation to screen view from street and to plant additional vegetation to right of patio to help screen. The motion carried unanimously.

8. Variance request for existing paving bands located in the 5 foot side yard easement.

Dawn Craig

118 Black Swan Place

Lot 25, Block 1, Section 97 Village of Sterling Ridge

This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to approve as submitted and to remind owner to plant and maintain evergreen vegetation to screen pool equipment from the street and adjacent properties. The motion carried unanimously.

9. Variance request for existing wood deck that is located beyond the front platted building line.

Matthew Pogue & Elizabeth Overton

11 North Star Ridge Circle

Lot 2, Block 3, Section 51 Village of Sterling Ridge

This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to disapprove and consent to delay enforcement, based upon the execution of a memorandum of agreement, requiring the owner to remove the deck from the property, when the owner no longer owns the home, transfers title or when the owner is no longer the primary resident, or when the deck is in disrepair and needs replacement whichever comes first. The memorandum will be recorded with the court

house and binding on the land. Additionally Plant and maintain additional evergreen vegetation to screen to left of the deck. No BBQ grills, plastic furniture or umbrellas to be stored on the deck. The motion carried unanimously.

10. Variance request for existing play structure which is located in the rear ten foot utility easement.

Marcello Cicero

91 South Shimmering Aspen Circle

Lot 21, Block 1, Section 19 Village of Creekside Park

This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to disapprove and consent to delay enforcement, based upon the execution of a memorandum of agreement, requiring the owner to remove the play structure from the property, when the owner no longer owns the home, transfers title or when the owner is no longer the primary resident, or when the play structure is in disrepair and needs replacement whichever comes first. The memorandum will be recorded with the court house and binding on the land. Approval by this committee does not constitute approval by the additional entities. It is the owner's responsibility to obtain approval by those entities and the improvement may be subject to removal. The motion carried unanimously.

11. Variance request for existing play structure which is located in the rear ten foot utility easement.

Rodney & Stacey Randall

10 North Goldenvine Circle

Lot 52, Block 1, Section 65 Village Alden Bridge

This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to disapprove and consent to delay enforcement, based upon the execution of a memorandum of agreement, requiring the owner to remove the play structure from the property, when the owner no longer owns the home, transfers title or when the owner is no longer the primary resident, or when the play structure is in disrepair and needs replacement whichever comes first. The memorandum will be recorded with the court house and binding on the land. Approval by this committee does not constitute approval by the additional entities. It is the owner's responsibility to obtain approval by those entities and the improvement may be subject to removal. The motion carried unanimously.

12. Variance request for existing play structure has a platform that is 42 square feet which exceeds the maximum square feet allowed for a single elevated platform.

Michael and Julie Warrington

118 Frosted Pond Place

Lot 35, Block 4, Section 13 Village of Indian Springs – TWA

This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to conditionally approve- plant and maintain native evergreen vegetation to screen to rear neighbor and staff to determine sufficient planting upon completion. The motion carried unanimously.

13. Variance request for existing paving which encroaches upon the five foot side yard easement.

Charles and Carolyn Gorman

26 Teakwood Place

Lot 28, Block 1, Section 82 Village Alden Bridge

This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to approve as submitted. Approval by this committee does not constitute approval by the additional entities. It is the owner's responsibility to obtain approval by those entities and the improvement may be subject to removal. The motion carried unanimously.

14. Variance request for existing patio is located in the five foot side yard and ten foot rear yard easements.

Robert & Ann Van Vleck

131 Green Gables Circle

Lot 2, Block 2, Section 9 Village of Alden Bridge

This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to approve as submitted. Approval by this committee does not constitute approval by the additional entities. It is the owner's responsibility to obtain approval by those entities and the improvement may be subject to removal. The motion carried unanimously.

15. Variance request for existing pergola is located in the rear ten foot easement.

Ingrid Schall Chavarria and Nicolas Moran Garcia De La Concha

66 South Fair Manor Circle

Lot 8, Block 2, Section 78 Village of Sterling Ridge

This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to disapprove and consent to delay enforcement, based upon the execution of a memorandum of agreement, requiring the owner to remove the pergola from the property, when the owner no longer owns the home, transfers title or when the owner is no longer the primary resident, or when the pergola is in disrepair and needs replacement whichever comes first. The memorandum will be recorded with the court house and binding on the land. Approval by this committee does not constitute approval by the additional entities. It is the owner's responsibility to obtain approval by those entities and the improvement may be subject to removal. Additionally plant and maintain evergreen vegetation to screen and staff to approve the plating upon completion. The motion carried unanimously.

16. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home.

Michelle Weisheimer

19 Shimmer Pond Place

Lot 63, Block 1, Section 5 Village of College Park

This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to approve pursuit of legal action by authorizing our attorneys and staff to send letters to the owner notifying them of the Development Standards Committee's actions; what is required to cure the violations and establishing a reasonable time frame for resolution. The letter will include notice that failure to correct these violations (by painting shutters an approvable color and maintaining them in good repair) will result in a lawsuit filed & court hearing scheduled. Furthermore, we recommend The Township Board authorize funding of legal action, as necessary, in order to correct these violations of the Woodlands Covenants and Residential Development Standards, if the initial correspondence by The Strong Firm and the staff does not resolve these violations prior to filing the lawsuit. The motion carried unanimously.

17. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home.

Kevin Herndon

98 Zephyr Bend Place

Lot 24, Block 1, Section 4 Village of College Park

This item was reviewed under the summary approval list as presented by staff. It was moved by Mike Bass and seconded by Chris Florack to approve pursuit of legal action by authorizing our attorneys and staff to send letters to the owner notifying them of the Development Standards Committee's actions; what is required to cure the violations and establishing a reasonable time frame for resolution. The letter will include notice that failure to correct these violations (by staining the front door and keeping it in good repair; by mowing, edging and removing the dead plants) will result in a lawsuit filed & court hearing scheduled. Furthermore, we recommend The Township Board authorize funding of legal action, as necessary, in order to correct these violations of the Woodlands Covenants and Residential Development Standards, if the initial correspondence by The Strong Firm and the staff does not resolve these violations prior to filing the lawsuit. The motion carried unanimously.

18. Consideration and discussion concerning landscape lighting and seasonal lighting.
Staff presented this item to the full committee to review. An example of the use of typical seasonal lighting being used as landscape lighting was presented and it was determined that typical lights used in seasonal displays were not landscape lights.

19. Request for a Rehearing for a deck and spa in the side five foot easement.
Charles Scott and Linda Shaver
159 Fairwind Trail Drive
Lot 7, Block 2, Section 11 Village of College Park
This item was reviewed by the full committee. The staff provided the committee with a PowerPoint presentation. The homeowner was not present to address the committee. Staff informed committee that present owner was informed by previous owner's representative that the issue had been resolved. Current owner is now requesting rehearing. It was moved by Chris Florack and seconded by Mike Bass to approve the rehearing for August 17, 2011. The motion carried unanimously.

20. Request for approval for renewal of a home business.
Stanley L. Jones
15 Wild Colt Place
Lot 19, Block 3, Section 9 Village of Alden Bridge
This item was reviewed by the full committee. The staff provided the committee with a PowerPoint presentation. The homeowner was not present to address the committee. Staff informed committee that this home business for sell of firearms was approved last year with conditions to return in one year for review. Staff has received no complaints in the last year since approval. It was moved by Chris Florack and seconded by Mike Bass to approve the home business with same conditions as before except to require renewal every 2 years instead of annually. The motion carried unanimously.

21. Request for approval for renewal of a home business.
Mark and Teena Sandburg
66 Glentrace Circle
Lot 10, Block 1, Section 56 Village of Alden Bridge
This item was reviewed by the full committee. The staff provided the committee with a PowerPoint presentation. The homeowner was not present to address the committee. Staff informed committee that this was a request for renewal of a home business for swimming lessons and that staff had received no complaints in the last 2 years. It was moved by Mike Bass and seconded by Robert Heineman to approve the home business with same conditions as previous permit - may not impose on neighborhood character, no complaints and must renew every 2 years. The motion carried unanimously.

22. Request for approval for a home business.
Jason and Jeannie Laguna Trust
59 Barley Hall Street
Lot 12, Block 3, Section 9 Village of Sterling Ridge
This item was reviewed by the full committee. The staff provided the committee with a PowerPoint presentation. The homeowner/applicant was not present to address the committee. Staff informed committee that this was a request for a home business for piano lessons. The applicant had a previous home business for piano lessons at another address. It was moved by Chris Florack and seconded by Mike Bass to conditionally approve the home business - may not impose on neighborhood character, no complaints and must renew every 2 years. The motion carried unanimously.

23. Consideration of concept approval for a proposed fence that will encroach beyond the 10 foot side building line.
Ronald B. Allen
186 Maple Path Place
Lot 20, Block 2, Section 38 Village of Alden Bridge

This item was withdrawn by owner prior to meeting.

24. Variance request for proposed fence stain which is not an approvable color.

Donald and Kathryn Link

7 Verdin Place

Lot 32, Block 1, Section 13 Village of Creekside Park

This item was reviewed by the full committee. The staff provided the committee with a PowerPoint presentation of the proposed improvement. The owner was present to address the committee. Staff informed committee that in Creekside Park there were many darker stains being used. The owner informed committee that the stain matched existing shutters and columns on front of house and that the stain would last 3 years. They do intend to maintain the fence and re-stain when needed. It was moved by Robert Heineman and seconded by Ken Anderson to approve the dark mahogany-semi transparent fence stain and to maintain in good condition. The motion carried unanimously.

25. Variance request for color change for garage door which is not in keeping with the character of the neighborhood.

Farid and Patricia Ahmadi

26 Ricegrass Place

Lot 21, Block 1, Section 10 Village of Creekside Park

This item was tabled at the request of the owner prior to the meeting.

26. Variance request for proposed privacy wall which may have negative impact and a summer kitchen that is less than ten feet from the side property line.

Robert and Paula Howard

42 West Double Green Circle

Lot 14, Block 1, Section 77 Village of Sterling Ridge

This item was reviewed by the full committee. The staff provided the committee with a PowerPoint presentation of the proposed improvements. The owner was not present to address the committee. It was moved by Chris Florack and seconded by Robert Heineman to conditionally approve both the privacy wall and the summer kitchen - plant and maintain evergreen vegetation to rear of wall to screen and soften view to golf course. Mike Bass abstained. The motion passed.

27. Variance request for proposed patio located in the ten foot rear utility easement.

James Bassett

30 Wimberly Way

Lot 83, Block 1, Section 3 Village of College Park

This item was withdrawn by the owner prior to the meeting.

28. Variance request for a proposed home addition which does not respect the 50 foot rear setback or 35 foot side setback.

Antonio & Caroline Neri

10 Player Pond Place

Lot 13, Block 2, Section 23 Village of Sterling Ridge

This item was reviewed by the full committee. The staff provided the committee with a PowerPoint presentation of the proposed improvements. The owner's representative was present to address the committee. It was moved by Robert Heineman and seconded by Mike Bass to conditionally approve concept as submitted - Plant and maintain additional landscaping to soften and screen new addition to street and neighbors; landscaping must screen first floor windows on addition from adjacent property. Staff to approve final plans upon resubmittal. Meet code, standard conditions, submit final sealed plans, inspector documentation and compliance deposit. Staff will determine if landscaping is sufficient upon completion of project. The motion carried unanimously.

29. Variance request for proposed patio cover/pergola which does not respect the 30 foot rear setback.
Jose Bernal & Avril Sanchez
171 West Black Knight Drive
Lot 31, Block 1, Section 84 Village of Sterling Ridge
Staff informed the committee that an affected neighbor is requesting the committee to table this item till the next meeting. The requester is out of the state and could attend this meeting. They are in opposition and wish to address the committee. It was moved by Robert Heineman and seconded by Mike Bass to table this item will the August 3, 2011 DSC meeting. The motion carried unanimously.
30. Variance request for a fence that will exceed the maximum height allowed.
Edith Yasso
34 West Archwyck Circle
Lot 6, Block 1, Section 42 Village of Sterling Ridge
Deborah Sargeant was not present during this discussion. The staff provided the committee with a PowerPoint presentation of the proposed fence improvement. The homeowner was not present to address the committee. It was moved by Chris Florack and seconded by Mike Bass to disapprove the request. The committee recommends planting an evergreen screen. Deborah Sargeant abstained. The motion passed.
31. Variance request for proposed interior fence that does not meet the Development Criteria.
John and Kathryn Pickering
115 North Sage Sparrow Circle
Lot 37, Block 3, Section 11 Village of Creekside Park
This item was reviewed by the full committee. The staff provided the committee with a PowerPoint presentation of the proposed improvements. The homeowner was not present to address the committee. Staff informed the committee that the Creekside RDRC believed this improvement to be a good solution to the puppy bars and screening issues with wrought iron fences and that the RDRC should be able to review and approve these type fences. The DSC committee agreed. It was moved by Ken Parker and seconded by Chris Florack to conditionally approve with one to two panels of wrought iron along the sides remain, the wood gates/fence panels would be placed only where there is existing wood perimeter fence and the fence style and height matches the existing perimeter wood fence. The motion carried unanimously.
32. Variance request for concept approval for a proposed garage addition will not have a garage for at least three cars and will not be set back a minimum of five feet from the front plane of the dwelling.
El Caobo Inc (Carmen Angles)
177 South Bauer Point Circle
Lot 6, Block 3, Section 6 Village of Creekside Park
This item and item #33 were simultaneously reviewed by the full committee. The staff provided the committee with a PowerPoint presentation of the proposed improvements. The homeowner was not present to address the committee. It was moved by Mike Bass and seconded by Chris Florack to disapprove the improvements. The motion carried unanimously.
33. Variance request for concept approval for a proposed garage conversion into a dining room will not meet garage requirements.
El Caobo Inc (Carmen Angles)
177 South Bauer Point Circle
Lot 6, Block 3, Section 6 Village of Creekside Park
This item and item #32 were simultaneously reviewed by the full committee. The staff provided the committee with a PowerPoint presentation of the proposed improvements. The homeowner was not present to address the committee. It was moved by Mike Bass and seconded by Chris Florack to disapprove the improvements. The motion carried unanimously.

34. Variance request for an existing landscape border which is located in the ten foot rear yard easement and an existing play structure which is located in the five foot and ten foot rear yard easements.
Michael and Deidra Robbins
15 Serenity Woods Place
Lot 11, Block 3, Section 13 Village of Alden Bridge
This item was reviewed by the full committee. The staff provided the committee with a PowerPoint presentation of the existing improvements. The homeowner was present to address the committee. Owner informed committee that the play structure was placed in rear corner due to slope in other areas of the yard but that there was room to move it away from the fence. It was moved by Mike Bass and seconded by Chris Florack to conditionally approve the play structure - move play structure to provide sufficient space to plant and maintain evergreen screen (must be 6' tall at planting) along rear and side and staff to approve distance from fence and screening. Approval by this committee does not constitute approval by the additional entities. It is the owner's responsibility to obtain approval by those entities and the improvement may be subject to removal. The motion carried unanimously.
It was also moved by Mike Bass and seconded by Chris Florack to approve the landscape borders - Approval by this committee does not constitute approval by the additional entities. It is the owner's responsibility to obtain approval by those entities and the improvement may be subject to removal. The motion carried unanimously.
35. Variance request for an existing fence that exceeds the maximum height allowed and may adversely impact the neighborhood's existing character.
Michael & Mary Gillen
47 South Downy Willow Circle
Lot 12, Block 1, Section 60 Village of Alden Bridge
This item was reviewed by the full committee. The staff provided the committee with a PowerPoint presentation of the existing improvements. The homeowner was present to address the committee. The homeowner informed the committee that there used to be dense vegetation behind his house that provided privacy and screening to his back yard. Most of the vegetation died due to a flooding problem and the dead vegetation was removed. He presented pictures of the cleared reserve area behind his house and in contrast the densely vegetated areas behind his neighbors' houses. He asked committee for options for privacy. After a discussion on how to provide screening without putting lattice on the fence it was moved by Mike Bass and seconded by Chris Florack to disapprove the lattice on fence. The committee recommends the owner submit application for a trellis no closer than 2' to rear fence and the lattice on trellis must be trimmed, framed and evergreen vines planted to grow on the trellis. The motion passed. Ken Parker voted in opposition.
36. Variance request for existing walkway and driveway that exceed the maximum width allowed.
Ian and Terri Atkinson
58 East Crystal Canyon Circle
Lot 11, Block 2, Section 1 Village of Creekside Park
This item was reviewed by the full committee. The staff provided the committee with a PowerPoint presentation of the existing improvements. The homeowner was not present to address the committee. The Creekside RDRC wanted staff to inform the DSC that this type widening of a driveway is acceptable to them and requests the DSC to allow in future. It was moved by Robert Heineman and seconded by Ken Anderson to approve as submitted. The motion carried unanimously.
37. Variance request for existing artificial turf in rear yard.
Byron Perrott
22 Julian Woods Place
Lot 16, Block 1, Section 20 Village of Indian Springs – TWA
This item was reviewed by the full committee. The staff provided the committee with a PowerPoint presentation of the existing improvements. The homeowner was not present to address the committee. It was moved by Chris Florack and seconded by Kim Hess to approve as submitted. The motion passed. Mike Bass voted in opposition.

VI. Public Comments

There were no public comments.

VII. Member Comments

Mike Bass asked about when the DSC would be meeting to discuss items from the Joint Meeting and when they would ratify DSC officers. Deborah Sargeant said Hennie would be scheduling a meeting soon and that officers were ratified at last meeting. Deborah Sargeant also informed staff she would not be at the DSC meeting on August 17, 2011.

VIII. Staff Reports

There were no staff reports.

IX. Adjourn

There being no further business it was moved by Mike Bass and seconded by Chris Florack to adjourn the meeting at 7:08 p.m. The motion carried unanimously.