

Development Standards Committee

Special Meeting, September 22, 2011 at 5:30 PM

The Woodlands Township Service Center
2201 Lake Woodlands Drive
The Woodlands, Texas 77380

- I. Welcome/Call Meeting to Order
- II. Consideration and Action for approval of Minutes of DSC Meeting on August 22, 2011.
- III. Consideration and Action of the Summary List
- IV. Request for Consideration and Action of Commercial Planning and Design Standards, VI. Sign Standards
- V. Review and Disposition of Commercial Applications
 - A. Request for Consideration and Action
Monument Sign (Sign A – 1st Entrance)
Village Square Apartments
2301 S. Millbend Drive– File #01-010-0006-0547-0200-0000
Village of Grogan’s Mill
 - B. Request for Consideration and Action
Monument Sign (Sign B – Primary Monument Sign)
Village Square Apartments
2301 S. Millbend Drive– File #01-010-0006-0547-0200-0000
Village of Grogan’s Mill
 - C. Request for Consideration and Action
Monument Sign (Sign C – 2nd Entrance)
Village Square Apartments
2301 S. Millbend Drive– File #01-010-0006-0547-0200-0000
Village of Grogan’s Mill
 - D. Request for Consideration and Action
Variance Request for Existing Window Signs
Sparkle Washateria - Woodridge Shopping Center
1440 Sawdust Road, Suite B – File# 01-010-0006-0599-0400-0002
Village of Grogan’s Mill
 - E. Request for Consideration and Action
Variance Request for Existing Window Signs
Christian Brothers Automotive
4460 Panther Creek Pines – File# 01-020-0007-0045-0395-0000
Village of Panther Creek
 - F. Request for Consideration and Action
Variance for Request for Existing Window Signs
Brother’s Pizza - Grogan’s Mill Shopping Center
7 Switchbud Place, Suite 173 – File# 01-010-0006-0547-0840-0004
Village of Grogan’s Mill

G. Report on "Commercial Staff Approval List" for September 22, 2011

VI. Review and Disposition of Residential Applications

1. Variance request for proposed driveway extension which will exceed the maximum allowed driveway width.
John Landsbaum
47 Prosewood Drive
Lot 14, Block 1, Section 1 Village of College Park (Grogan's Forest)
2. Variance request for proposed swimming pool that will exceed the maximum allowed hard surface area.
Dan and Karole Eibner
10 Wood Manor Place
Lot 48, Block 1, Section 12 Village of College Park (Grogan's Forest)
3. Variance request for a proposed walkway that will extend to street which will be located in easement and street right of way.
Deborah Dekazos
43 Tapestry Forest Place
Lot 11, Block 1, Section 8 Village of College Park (Grogan's Forest)
4. Appeal and variance request for a proposed greenhouse which may encroach into the rear 15 foot building setback and the rear ten foot easement. Owner is also appealing the planting conditions to screen to the rear and side of the structure.
Priscilla Higby
54 Marble Wood Place
Lot 13, Block 1, Section 4 Village of College Park / (Grogan's Forest)
5. Variance request for proposed garage expansion does not respect the 20 foot rear building setback.
Douglas and Nancy Newberry
27 Chippewa Trail
Lot 31, Block 04, Section 03 Village of Creekside Park
6. Variance request for proposed driveway extension will exceed the maximum width allowed.
Thomas and Sharon Redford
14 South Swanwick Place
Lot 9, Block 2, Section 3 Village of Creekside Park West
7. Variance request for proposed fireplace does not respect the seven foot side easement.
Joseph Kerner
42 North Seasons Trace
Lot 6, Block 2, Section 19 Village of Sterling Ridge
8. Variance request for an existing batting cage is located in the five foot side and ten foot rear yard easements and extends beyond the 20 foot rear building setback.
David & Michelle Zullo
61 North Greenvine Court
Lot 27, Block 3, Section 37 Village of Alden Bridge
9. Variance request for an existing storage shed that does not respect the side five foot and rear ten foot easements.
Joseph and Nicole Livezey

18 Knotwood Place
Lot 17, Block 02, Section 42 Village of Sterling Ridge

10. Variance request for existing driveway extension exceeds the maximum width allowed.
Joshua and Lindsey Simmons
111 South Beech Springs Circle
Lot 11, Block 3, Section 10 Village of Creekside Park
11. Variance request for existing arbor, deck and spa that are located in the five foot side easement.
Robert & Leigh Peek
43 Dovewing Place
Lot 35, Block 1, Section 6 Village of Alden Bridge
12. Variance request for existing driveway extension that exceeds the maximum width allowed.
Daniel & Noel Plutto
38 South Bethany Bend Circle
Lot 3, Block 1, Section 36 Village Alden Bridge
13. Variance request for existing walkway is not set one foot away from an adjoining property line.
Shawn & Dina Tupper
71 Alden Glen Drive
Lot 18, Block 1, Section 20 Village of Alden Bridge
14. Variance request for existing patio cover does not respect the 25 foot rear building setback and the summer kitchen is not located at least ten feet from the adjacent property line.
Robert and Vivian Kinnear
14 East Horizon Ridge Place
Lot 3, Block 1, Section 17 Village of Indian Springs
15. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home.
Carol A. Walsh
86 South Vesper Bend Circle
Lot 4, Block 3, Section 30, Village of Sterling Ridge
16. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home.
Heath and Kristi Derkowski
7 Fresh Pond Place
Lot 44, Block 1, Section 25 Village of Sterling Ridge
17. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home.
Gregory R. Shotts
15 Fresh Pond Place
Lot 46, Block 1, Section 25 Village of Sterling Ridge
18. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home.
Manuel Del Castillo Uribe
10 Serenade Pines Place
Lot 5, Block 1, Section 27 Village of Sterling Ridge

19. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home.
Shawn W. Dubois
94 North Rambling Ridge Place
Lot 40, Block 2, Section 4, Village of College Park (Harper's Landing)
20. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home.
Murel Leigh Smith
55 North Creekmist Place
Lot 29, Block 2, Section 4, Village of College Park (Harper's Landing)
21. Request for approval for a home business.
Scott & Stacy Green
148 South Winterport Circle
Lot 9, Block 1, Section 5 Village of Alden Bridge
22. 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
23. Rehearing for a fence that is over the building line on a corner lot.
Ron and Marcia Watson
123 Green Gables Court
Lot 51, Block 1, Section 9 Village of Alden Bridge
24. Variance request for proposed walkway exceeds the maximum Hard Surface Area allowed.
David and Shirley Valicevic
102 South Beech Springs Circle
Lot 4, Block 4, Section 10 Village of Creekside Park
25. Variance requests for existing fence stains that are not approvable colors.
Colin S. and Angela Bagwell 11 Sage Sparrow Court – Lot 33, Block 3, Section 11 Village of Creekside Park
John and Jennifer Moore 6 Sage Sparrow Court – Lot 35, Block 3, Section 11 Village of Creekside Park
Jennifer A. Everson 22 South Sage Sparrow Circle– Lot 4, Block 4, Section 11 Village of Creekside Park
Jason D. Sirkel 26 South Sage Sparrow Circle – Lot 5, Block 4, Section 11 Village of Creekside Park
Ryan F. Ross 59 South Sage Sparrow Circle – Lot 19, Block 3, Section 11 Village of Creekside Park
Adam Alford 75 South Sage Sparrow Circle – Lot 23, Block 3, Section 11 Village of Creekside Park
Michael Todd Hoffman 89 North Sage Sparrow Circle – Lot 27, Block 3, Section 11 Village of Creekside Park
Gordon Prichard 127 North Sage Sparrow Circle – Lot 40, Block 3, Section 11 Village of Creekside Park
26. Variance request for existing play structure is located in the five foot side and ten foot rear yard easements and has a striped tarp and flags
Joshua & Luann Croix
93 West Night Heron Place
Lot 12, Block 1, Section 2 Village of Alden Bridge
27. Variance request for existing driveway extension that exceeds the maximum width allowed.
Mohamed and Fatima Ibrahim

174 South Bauer Point Circle
Lot 69, Block 1, Section 6 Village of Creekside Park

28. Variance request for an existing shed that is located in the five foot side easement and is not located behind a six foot solid fence.

Octavio and Marcela Velasco
35 West Archwyck Circle
Lot 3, Block 2, Section 42 Village of Sterling Ridge

29. Variance request for an existing shed that is located in the five foot side easement.

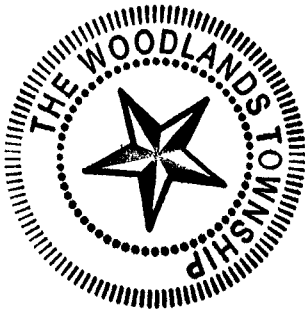
Frank Tran
27 West Archwyck Circle
Lot 1, Block 2, Section 42 Village of Sterling Ridge

VII. Public Comments

VIII. Member Comments

IX. Staff Reports

X. Adjourn





Property Compliance Manager
For The Woodlands Township