

Development Standards Committee

August 21, 2013 at 5:30 PM

The Woodlands Township
2801 Technology Forest Boulevard
The Woodlands, Texas 77381

- I. Welcome/Call Meeting to Order
- II. Consideration and Action of the minutes of the Development Standards Committee Meetings on July 17, 2013.
- III. Consideration and Action of the Applications and legal items in Section IV recommended for Summary Action.
- IV. Review and Disposition of applications.
 1. Variance request for a proposed fireplace with related tree removal that will not respect the 30 foot rear building setback.
Brian and Jill Schweiker
5 South Doe Run Drive
Lot 2, Block 1, Section 16 Village of Grogan's Mill
 2. Consideration and Action to install an entry gate.
The Nursery Road Development
Silver Crest Development LLC.
Parcel 31193, Village of Grogan's Mill
 3. Variance request for a proposed patio cover that will not respect the rear 20 foot building setback.
Lee J Hall
7 Emery Mill Place
Lot 34, Block 2, Section 86 Village of Alden Bridge
 4. Variance request for a proposed summer kitchen that is not located ten feet from the adjacent property line.
Jeffrey Girotto
11 North Arrow Canyon Circle
Lot 53, Block 4, Section 3 Village of Creekside Park
 5. Variance request for a proposed summer kitchen that is not located ten feet from the adjacent property line.
Cynthia Bryant
26 South Oriel Oaks Circle
Lot 30, Block 1, Section 62 Village of Sterling Ridge
 6. Variance request for a proposed summer kitchen that is not located ten feet from the adjacent property line.
Robert Forrest and Holly Duke
102 South Wyckham Circle
Lot 1, Block 1, Section 63 Village of Sterling Ridge
 7. Variance request for the proposed patio cover does not respect the 25 foot rear building line.
Raul Rosas and Dora Chavez
3 Snowbell Place
Lot 13, Block 2 Section 13 Village of Indian Springs (TWA)

8. Variance request for a proposed fence that will exceed the maximum height allowed with rot board. The height of the rot board will exceed the maximum height allowed of 6". In addition, the fence will not meet the Neighborhood Criteria for Section 7 of Alden Bridge.
Kirk S Murray
27 Classic Oaks Place
Lot 24, Block 1, Section 7 Village of Alden Bridge
9. Variance request for the proposed detached structures which are not permitted on condominium or town home properties except in common areas.
Melvin & Helen Romine
63 Cobble Gate Place
Lot 19, Block 1, Section 2 Village of College Park (Grogan's Forest)
10. Variance request for the proposed summer kitchen that is not located ten feet from the adjacent property line.
Thomas R Whaley
59 South Hawthorne Hollow Circle
Lot 17, Block 2, Section 86 Village of Alden Bridge
11. Variance request for the proposed removal of six trees that were disapproved by the Residential Design Review Committee.
Mehrasa Khodaverdi
39 South Lace Arbor Drive
Lot 8, Block 2, Section 10 Village of Alden Bridge
12. Variance request for the proposed pergola and fireplace that may have neighbor impact and the fireplace does not respect the rear 25 foot building line.
Joe and Kathryn Sutton
43 South Spring Trellis Circle
Lot 4, Block 2, Section 20 Village of Indian Springs (TWA)
13. Variance request for existing pool equipment that does not respect the side five foot easement.
John McDonald
23 Red Wagon Drive
Lot 6, Block 2, Section 7 Village of Creekside Park
14. Variance request for existing paving that does not respect the rear ten foot easement.
John McDonald
23 Red Wagon Drive
Lot 6, Block 2, Section 7 Village of Creekside Park
15. Variance request for existing patio and light poles that do not respect the rear ten foot easement.
Wolfgang Faust
27 Chase Mills Place
Lot 3, Block 1, Section 6 Village of Creekside Park West
16. Variance request for existing shed that does not respect the side five foot easement.
Tracy Van Dorselaer
27 Picasso Path Place
Lot 55, Block 1, Section 21, Village of Sterling Ridge
17. Variance request for an existing firepit that does not respect the rear ten foot easement.
Daniel Salcich

110 Fledgling Path Street
Lot 18, Block 1, Section 9 Village of Sterling Ridge

18. Variance request for existing play structure that does not respect the rear ten foot easement.
Aaron Bubke
30 Clare Point Drive
Lot 3, Block 2, Section 96 Village of Sterling Ridge
19. Variance request for an existing bar cover that does not respect the rear building line and also has a thatched roofing material that is not an approvable material.
Ernest Fuhrmann
8 Frontier Path Court
Lot 23, Block 1 Section 2 Village of College Park
20. Variance request for existing flagstone paving set in crushed granite that does not respect the side five foot and rear ten foot easements.
Tony Hayslip
7 Bridgewood Cove Court
Lot 29, Block 2 Section 11 Village of College Park (Grogan's Forest)
21. Variance request for an existing play structure that does not respect the rear ten foot easement.
Jonathan and Rachael Brown
53 South Peaceful Canyon Circle
Lot 18, Block 1 Section 12 Village of Indian Springs (TWA)
22. Variance request for an existing patio cover that does not respect the 40 foot rear setback.
Ian Laterreur
39 Paloma Bend Place
Lot 6, Block 1, Section 25 Village of Creekside Park
23. Variance request for an existing fence that does not meet the Neighborhood Criteria for Section 35 of Alden Bridge
Julie K Manley
54 Trellis Gate Street
Lot 26, Block 2, Section 35 Village of Alden Bridge
24. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home.
Wei Shao
55 Drifting Shadows Circle
Lot 44, Block 2, Section 7 Village of College Park (Harper's Landing)
25. 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 (Grogan's Forest)
26. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home.
Tracy Glassel
27 Wintergrass Place

Lot 7, Block 1, Section 41 Village of Alden Bridge

27. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home.
Rodrigo Orozco
19 Valley Cottage Place
Lot 5, Block 1, Section 26 Village of Creekside Park
28. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home.
Chris Verhalen
2 Culverdale Place
Lot 12, Block 1, Section 23 Village of Indian Springs (TWA)
29. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home.
Paul Jude Naquin
18 South Lace Arbor Drive
Lot 47, Block 3, Section 10 Village of Alden Bridge
30. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home.
Robert Verkon
10 Churchdale Place
Lot 41, Block 1, Section 7 Village of Alden Bridge
31. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home.
Laszlo Demeter
50 South Apple Springs Circle
Lot 14, Block 2, Section 59 Village of Alden Bridge
32. Consideration and Action to proceed with legal action, regarding failure to comply with the Covenants and Standards for outstanding violations on the home and a request for variance to allow owner to keep the multiple potted plants in public view.
Tuyethong Tran Tonthat
143 Prairie Dawn Circle
Lot 8, Block 1, Section 6 Village of College Park (Harper's Landing)
33. Consideration and action regarding of a possible violation of Residential Development Standard regarding yard maintenance.
Dwight N. Crawford II
27 Gold Leaf Place
Lot 54, Block 2, Section 75 Village of Alden Bridge
34. Consideration and action regarding of a possible violation of Residential Development Standard regarding youth activity signs.
Christine Langston
39 South Bethany Bend Circle
Lot 4, Block 2, Section 36 Village of Alden Bridge

35. Consideration and action regarding of a possible violation of Residential Development Standard regarding youth activity signs and a request for variance for more than one youth activity sign.
Marcel M. Landwehr
18 West Greenvine Court
Lot 54, Block 2, Section 37 Village of Alden Bridge
36. Variance request for more than one youth activity sign on a residential property.
Todd and Margie Brain
83 North Greenvine Circle
Lot 21, Block 3, Section 37 Village of Alden Bridge
37. Request for an appeal by Patricia McDougall of 18 Verdin Place regarding the impact of a pergola and fireplace at 15 Indigo Bunting Place.
George Gregory Ryland
15 Indigo Bunting Place
Lot 48, Block 1, Section 13 Village of Creekside Park
38. Request for an appeal by Keith Luechtefeld of 74 South Player Manor Circle regarding a fence extension at 78 South Player Manor Circle
Sean and Robin Lynch
78 South Player Manor Circle
Lot 6, Block 1, Section 82 Village of Sterling Ridge
39. Request for an appeal by Mike Rampolla of 11 Spotted Lily regarding the location of pool equipment at 7 Spotted Lily Way.
Matthew and Jodi Rutledge
7 Spotted Lily Way
Lot 20, Block 1, Section 96 Village of Sterling Ridge
40. Consideration and action in regard to DSC conditions of approval for screening of a play structure.
Alfred Amparan Garza
110 Cove View Trail
Lot 85, Block 1, Section 6 Village of Creekside Park
41. Request for approval of a home business for private counseling.
Bridget K Caletka
23 North Benton Woods Circle
Lot 10, Block 1, Section 43 Village of Alden Bridge
42. Variance request for a proposed relocation of the fence that will not respect the side platted building line.
Carlos Ruiz
18 Wenoah Loop
Lot 43, Block 3, Section 4 Village of Creekside Park
43. Variance request for an existing detached pergola does not respect the five foot side and ten foot rear easements.
Vannak Marroquin
51 Orchid Grove Place
Lot 15, Block 2 Section 7 Village of College Park
44. Variance request for a proposed patio cover that does not respect the 20 foot rear setback.
Brian and Karen Clarke

2 Pilot Rock Place
Lot 24, Block 2, Section 8 Village of Creekside Park West

45. Variance request for proposed patio and walkway that does not respect the rear ten foot and side five foot easements.

Scott and Lisa Howard
19 Libretto Court

Lot 27, Block 1, Section 27 Village of Sterling Ridge

46. Variance request for a proposed garage conversion that may not be architecturally compatible with the home and neighborhood.

Paul and Pam Glandt
56 Acrewoods Place

Lot 47, Block 1, Section 43 Village of Sterling Ridge

47. Variance request for a proposed driveway widening that will exceed the maximum width allowed and will be located in the five foot side yard easement.

Hendrix J Van Vuuren
106 West Laurelhurst Circle

Lot 11, Block 2, Section 45 Village of Alden Bridge

48. Variance request for an existing driveway widening that exceeds the maximum allowed width.

Mark Crawford
10 Tioga Place

Lot 17, Block 1, Section 7 Village of Creekside Park West

V. Consideration and Action regarding the Residential Development Standards.

VI. Public Comments

VII. Member Comments

VIII. Staff Reports

IX. Adjourn



A handwritten signature in black ink, appearing to read "Stephanie B. Bero".

Property Compliance Manager
For The Woodlands Township