

Development Standards Committee

July 1, 2015 at 5:30 p.m.

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

- I.** Welcome/Call Meeting to Order.
- II.** Consideration and action regarding the minutes of the meeting of June 3rd, 2015.
- III.** Consideration and Action of the Applications and Covenant Violations in Section IV, recommended for Summary Action.
- IV.** Consideration and Action of the Applications and Covenant Violations.
 1. Variance request to reconsider the Development Standards Committee action for the new building sign, door sign and window decal that does not meet the Shopping Center Criteria, which was reviewed by the full committee and acted on at the meeting of June 17, 2015.
Allstate
9420 College Park Drive Suite 140
Lot 500, Block 490, Section 46 Village of Alden Bridge
 2. Consideration and action for approval of proposed building sign, door sign and monument sign.
Ciclocorse Cycling Studio, LLC
8101 Kuykendahl Road Suite 500
Lot 4000 Block 257, Section 47 Village of Alden Bridge
 3. Consideration and action to clear mid-growth in front of The Colonnade of The Woodlands Shopping Center.
The Colonnade of The Woodlands
30420 FM 2978
Lot 110, Block 458, Section 46 Village of Sterling Ridge
 4. Consideration and action for approval of proposed building sign at the Sterling Ridge Professional Center Hunter Family Orthodontics
6704 Sterling Ridge Drive Suite B
Lot 550 Block 499, Section 46 Village of Sterling Ridge
 5. Variance request for a proposed patio cover with a summer kitchen that does not respect the rear 40 foot setback.
Kyle Gordley
58 South Benton Woods Circle
Lot 01 Block 02, Section 43 Village of Alden Bridge
 6. Consideration and action for the exterior remodel of the existing temporary small sales trailer that includes signage located in one of the parking lots on Waterway Square.
The Woodlands Land Development LP
1 Waterway Square
Lot 9556, Block 0599, Section 0999 Village of Town Center
 7. Variance request to install a flagpole that exceeds the maximum height allowed and displays a flag that is not one of specified types in Commercial Planning and Design Standards.
Nexus Specialty Hospital
9182 Six Pines Drive
Lot 1300, Block 0999, Section 350, Village of Town Center
 8. Consideration and action for a conceptual two story classroom wing expansion.
Esprit Montessori
4890 W. Panther Creek Drive

Lot 0250, Block 0045, Section 0000 Village of Panther Creek

9. Consideration and action for a temporary building that includes trees proposed for removal.
Esprit Montessori
4890 W. Panther Creek Drive
Lot 0250, Block 0045, Section 0000 Village of Panther Creek
10. Consideration and action for a proposed monument sign that includes an internally illuminated pricing display.
Shell
4655 Research Forest Drive
Lot 0200, Block 0051, Section 0047 Village of Cochran's Crossing
11. Consideration and action for a Mural proposed to be painted on the exterior wall between tenants.
Texas Children's Urgent Care
4775 W. Panther Creek Drive
Lot 0285, Block 0045, Section 0040 Village of Panther Creek
12. Consideration and action regarding the temporary storage containers to be staged in the parking lot during the store's interior renovation.
Target
1100 Lake Woodlands Drive
Lot 0590, Block 0999, Section 0999 Village of Town Center
13. Variance request for a proposed home garage construction that would include the addition of a third story.
Alexandro Roviroso and Alberto Hinojos
47 and 51 North Longspur Drive
Lot 09 and 10, Block 04, Section 45 Village of Grogan's Mill
14. Variance request for a proposed revision to the existing walkway that would exceed the maximum width allowed will have areas that are located less than a foot from the property line in the easement and was not considered to be architecturally compatible with the home and adjacent lots.
Alexandro Roviroso and Alberto Hinojos
47 and 51 North Longspur Drive
Lots 09 and 10, Block 04, Section 45 Village of Grogan's Mill
15. Variance request for a proposed garage/room addition and carport that was not considered to be architecturally compatible and will cause an impact to adjacent properties.
Michael R. Knox
16 Wind Trace Court
Lot 28, Block 02, Section 18 Village of Panther Creek
16. Variance request for a proposed fence that will exceed the maximum height allowed.
Russell Kelly
14 Grogan's Point Road
Lot 13, Block 01, Section 44 Village of Grogan's Mill
17. Variance request for the proposed deck, second story balcony and related summer kitchen would be located beyond the 25 foot platted building line, over the property line in the Common Open Space.
Jay Williams
20 Fairway Oaks Place
Lot 07, Block 00, Section 01 Village 12 of Grogan's Mill
18. Variance request for the proposed front porch cover that would be located beyond the 25 foot front platted building line and building setback as determined by the Neighborhood Criteria for the lot.
Amal Walker
2004 Bristlecone Place
Lot 03, Block 01, Section 04 Village of Grogan's Mill

19. Variance request for a proposed fence that would be located beyond the owner's lot in the Common Open Space and would exceed the maximum height allowed.
Michele Morris
12 Sawmill Grove Court
Lot 17, Block 01, Section 41 Village of Grogan's Mill
20. Variance request for a proposed garage/room addition that will encroach beyond the 25 foot rear setback.
Robert Gerhard
154 North Berryline Circle
Lot 25, Block 02, Section 36 Village of Panther Creek
21. Variance request for a proposed Detached Storage Building that exceeds the maximum floor area allowed.
Yerby Revocable Living Trust
74 Driftoak Circle
Lot 06, Block 02, Section 40 Village of Cochran's Crossing
22. Variance request for a proposed cabana that would be located beyond the 40 foot rear building setback and will cause the lot to further exceed the maximum living area allowed.
Stephen Terni
3 Misty Grove Circle
Lot 01, Block 04, Section 59 Village of Grogan's Mill
23. Variance request for a proposed roof material.
Dennis and Maxine McConnell
2312 West Settlers Way
Lot 06, Block 13, Section 02 Village of Grogan's Mill, Village 13
24. Variance request for an existing patio that encroaches into the five foot side yard easement.
Joanne Cody
70 South Castlegreen Circle
Lot 22, Block 01, Section 52 Village of Cochran's Crossing
25. Variance request for an existing eight foot wood picket style fence that exceeds the maximum height allowed and does not comply with the Neighborhood Criteria for the lot.
Rudyard Merriam
3 Biscay Court
Lot 58, Block 02, Section 21 Village of Cochran's Crossing
26. Variance request for the existing six foot solid fence that is not located at least three feet back from the front façade of the dwelling, was built with the construction side facing outward from the lot and is visible from the street on the right side.
Robert Cepeda
107 North Deerfoot Circle
Lot 23, Block 02, Section 28 Village of Grogan's Mill
27. Variance request for the existing six foot solid fence that is not located at least three feet back from the front façade of the dwelling, was built with the construction side facing outward from the lot and the construction side is visible from the street on the right side.
Rachel A. Davis
58 Breezy Point Place
Lot 11, Block 14, Section 01 Village of Indian Springs
28. Consideration and action to pursue legal action for outstanding Covenant violations.
John Stepanski
3 Raindream Place
Lot 68, Block 07, Section 01, Village of Cochran's Crossing

29. Consideration and action to pursue legal action for outstanding Covenant violations.
Jesse T Vanvleck
11 Barnstable Place
Lot 14, Block 03, Section 06, Village of Cochran's Crossing
30. Consideration and action to pursue legal action for outstanding Covenant violations.
Dennis Theaker
10 Barnstable Place
Lot 03, Block 03, Section 06, Village of Cochran's Crossing
31. Consideration and action to pursue legal action for outstanding Covenant violations.
Walter C Wright Jr
7 East Eden Elm Circle
Lot 02, Block 02, Section 04, Village of Cochran's Crossing
32. Consideration and action to pursue legal action for outstanding Covenant violations.
Douglas Laws
14 Barnstable Place
Lot 04, Block 03, Section 06, Village of Cochran's Crossing
33. Consideration and action to pursue legal action for outstanding Covenant violations.
Robert R Key
19 Hornsilver Place
Lot 07, Block 01, Section 31, Village of Cochran's Crossing
34. Consideration and action to pursue legal action for outstanding Covenant violations.
Donald A Dirosa
30 Mistyhaven Place
Lot 11, Block 01, Section 16, Village of Cochran's Crossing
35. Consideration and action to pursue legal action for outstanding Covenant violations.
Eulogio F Alba Ripoli
31 Cottage Grove Place
Lot 52, Block 04, Section 10, Village of Cochran's Crossing
36. Variance request for a proposed detached storage building that exceeds the maximum floor area allowed.
John J Morris III
50 Driftoak Circle
Lot 40, Block 02, Section 12, Village of Cochran's Crossing
37. Consideration and action to pursue legal action for outstanding Covenant violations.
Hugh T Blair
5 Crinkleroot Court
Lot 14, Block 01, Section 19 Village of Grogan's Mill
38. Consideration and action to pursue legal action for outstanding Covenant violations.
CitiMortgage Inc
94 Marabou Place
Lot 19, Block 02, Section 25 Village of Grogan's Mill
39. Consideration and action to pursue legal action for outstanding Covenant violations.
Joan H Smalley
122 West High Oaks Circle
Lot 21, Block 01, Section 42 Village of Grogan's Mill

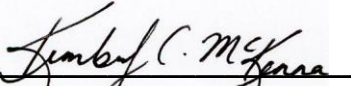
40. Consideration and action to pursue legal action for outstanding Covenant violations.
Francisco Martinez
1 South Tallowberry Drive
Lot 02, Block 46, Section 07 Village of Panther Creek
41. Consideration and action to pursue legal action for outstanding Covenant violations.
Dennis Heller
2 Meadow Beauty Court
Block 57, Lot 01, Section 07 Village of Panther Creek
42. Consideration and action to pursue legal action for outstanding Covenant violations.
Jessica Lontero
7 South Tallowberry Drive
Lot 02, Block 43, Section 07 Village of Panther Creek
43. Consideration and action to pursue legal action for outstanding Covenant violations.
David French
42 West Tallowberry Drive
Block 41, Lot 01, Section 07 Village of Panther Creek

V. Public Comments

VI. Member Comments

VII. Staff Reports

VIII. Adjourn


Property Compliance Manager
For The Woodlands Township

