

**Development Standards Committee**

**June 1, 2016 at 5:30 p.m.**

The Woodlands Township

2801 Technology Forest Boulevard

The Woodlands, Texas 77381

**MINUTES**

**Members Present:** Deborah Sargeant, Robert Heineman, Danie van Loggerenberg, Chris Florack, Walter Lisiewski, and Ken Anderson

**Staff Present:** Kimberly McKenna, Neslihan Tesno, Sharon Davis and Kathleen Eaton

- I. Welcome/Call Meeting to Order.**  
The meeting was called to order by Vice Chairman Robert Heineman at 5:41p.m.
- II. Consideration and action regarding the minutes of the meeting of May 4, 2016.**  
The minutes were reviewed by the committee. It was then moved by Walter Lisiewski and seconded by Ken Anderson to approve the minutes for the meetings of May 4, 2016 as presented. The motion carried unanimously.
- III. Consideration and Action of the Applications and Covenant Violations in Section VI, recommended for Summary Action.**  
This item was reviewed by the committee. The list consisted of items 1-3, 5, 7-10, 15-16, 22, 24, 32-34, and 39-46. It was moved by Chris Florack and seconded by Walter Lisiewski to approve the Summary List as presented by staff recommendation. The motion carried unanimously.
- IV. Recess to Executive Session to consult with the Development Standards Committee's attorney pursuant to 551.071, Texas Government Code.**  
The committee convened in executive session in accordance with section 551.071 of the Texas Government Code to consult with legal counsel.
- V. Reconvene in Public Session.**  
The Committee reconvened in public session at 5:58p.m.
- VI. Consideration and Action of the Applications and Covenant Violations.**
  1. Consideration and action for approval of monument sign.  
JEI Learning Center  
8008 Ashlane Way Suite 120  
Lot 825, Block 499, Section 46 Village of Sterling Ridge  
This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to motion to conditionally approve as follows: Repair any damage to sign and paint to match existing color when removing tenant letters. Ensure new bronze letters match existing letters. Replace vegetation in formal planting area. The improvements are to comply with the Commercial Planning and Design Standards. The motion carried unanimously. Deborah Sargeant was not present for the vote.
  2. Consideration and action for mid-growth clearing of the forest preserve in front of restaurant along FM 2978.  
Whataburger  
30330 FM 2978  
Lot 200, Block 458, Section 46 Village of Sterling Ridge  
This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to table the item. The motion carried unanimously. Deborah Sargeant was not present for the vote.
  3. Consideration and action for mid-growth clearing of the forest preserve in front of restaurant along SH 242.  
Whataburger  
3073 College Park Drive

DSC Minutes 06-01-16

Lot 9053, Block 0555, Section 0000 Village of College Park

This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to table the item. The motion carried unanimously. Deborah Sargeant was not present for the vote.

4. Consideration and action of the proposed preliminary plans for a building addition, parking lot expansion, driveway and proposed new entrance from N. Millbend.  
First Church of Christ, Scientist  
1340 N. Millbend Drive  
Lot 0210, Block 0599, Section 0036 Village of Grogan's Mill  
This item was heard by the full committee. The staff provided the committee with a presentation. It was moved by Ken Anderson and seconded by Walter Lisiewski to move to conditionally approve the preliminary plan, on the following conditions: The final plans must be reviewed and acted on prior to construction. All construction must be in accordance with the Standards and Code. A final Landscaping Plan will be required with the submission of the final plans. Landscaping will be required at the front of the building between the walkways and the driveway; and additional landscaping may be required to reforest the preserve surrounding the property. The motion carried unanimously. Deborah Sargeant was not present for the vote.
5. Consideration and action for the conceptual proposal of a two-story education building addition.  
Trinity Episcopal Church  
3901 South Panther Creek Drive  
Lot 0280, Block 0045, Section 0007, Village of Panther Creek  
This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to move to approve the concept on the condition preliminary and/or final plans are submitted and acted on prior to construction. Additionally the committee requests the Owner consider the following information when submitting their final plans. Restrict hours of operation. Consider placement of any portable restroom facilities to avoid impact to adjacent neighbors and prohibit the allowance for any bells for a school bell schedule, due to proximity to the adjacent neighborhood. The motion carried unanimously. Deborah Sargeant was not present for the vote.
6. Consideration and action to approve the preliminary proposal for additional parking spaces.  
Parkwood II Woodlands LLC  
10055 Grogan's Mill Road  
Lot 0340, Block 0547, Section 0006 Village of Town Center  
This item was heard by the full committee. The staff provided the committee with a presentation. The owner was present to address the committee. The committee discussed options regarding an additional level to the garage and concerns related to impact and visibility. It was moved by Walter Lisiewski and seconded by Chris Florack to deny the variance as proposed. The motion carried. Deborah Sargeant abstained.
7. Variance request for a new monument sign face with an updated logo that exceeds the maximum size allowed and is in the process of being registered and consideration and action to allow the existing directional signs.  
Faith Bible Church  
5505 Research Forest Drive  
Lot 0100, Block 0319, Section 0067 Village of Cochran's Crossing  
This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to approve as presented on the condition the installation is in accordance with the Commercial Planning and Design Standards and landscaping is maintained around the monument sign. Additionally, the logo must be registered with the Secretary of State within one (1) year of this conditional approval, June 1, 2017. If the logo is not registered with the Secretary of State at that time, applicant will be required to remove the logo. The motion carried unanimously.
8. Variance request for the concept proposal of an additional monument sign for the shopping center.  
Pinecroft Center  
9300 Six Pines  
Lot 7100, Block 0599, Section 0999 Village of Town Center

This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to deny as presented.

9. Consideration and action for an addition that would allow curbside grocery pickup for customers.  
HEB Market Street  
9595 Six Pines Drive  
Lot 7113, Block 0599, Section 0999 Village of Town Center  
This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to withdraw the item from the agenda. The motion carried unanimously. Deborah Sargeant was not present for the vote.
10. Variance request to allow a building sign that includes a website, a logo larger than allowed and a name and logo that may not be registered or trademarked.  
HEB Market Street  
9595 Six Pines Drive  
Lot 7113, Block 0599, Section 0999 Village of Town Center  
This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to withdraw the item from the agenda. The motion carried unanimously. Deborah Sargeant was not present for the vote.
11. Consideration and action for a temporary trailer to be used for office space during the construction process.  
St. Anthony of Padua Catholic Church  
7801 Bay Branch Drive  
Lot 0001, Block 0000, Section 0039 Village of Cochran's Crossing  
7985 Bay Branch Drive  
Lot 2000, Block 0257, Section 0047 Village of Alden Bridge  
This item was heard by the full committee. The staff provided the committee with a presentation. The owner was present to address the committee. It was moved by Chris Florack and seconded by Ken Anderson to approve the temporary building with the execution of a memorandum of agreement requiring the temporary building be removed no later than June 1, 2017. The motion carried unanimously.
12. Variance request for the installation of three directional signs.  
Spirit of Texas Bank  
1525 Lake Front Circle  
Lot 0420, Block 0599, Section 0999 Village of Town Center  
This item was heard by the full committee. The staff provided the committee with a presentation. It was moved by Deborah Sargeant and seconded by Ken Anderson to approve on the condition the sign is modified to remove the "Have a Nice Day" written and visible to the street on the rear of the sign as you exit to the street. The motion carried unanimously.
13. Variance request to replace the two new monument signs with the new tenant information.  
Spirit of Texas Bank  
1525 Lake Front Circle  
Lot 0420, Block 0599, Section 0999 Village of Town Center  
This item was heard by the full committee. The staff provided the committee with a presentation. It was moved by Deborah Sargeant and seconded by Ken Anderson to consider reducing the overall height of the monument sign if the materials for the sign are to be all brick, or modify the materials to separate the sign base from the sign and center the "Spirit of Texas Bank" message area to the overall sign. Additionally remove the address number for the monument sign on Six Pines and only keep the number on the Monument sign adjacent to Lake Front Circle. Installation must be in accordance with the Commercial Planning and Design Standards and landscaping must be planted and maintained around the monument signs. The motion carried unanimously.
14. Variance request for two temporary banners until the permanent signs are complete.  
Spirit of Texas Bank  
1525 Lake Front Circle

Lot 0420, Block 0599, Section 0999 Village of Town Center

This item was heard by the full committee. The staff provided the committee with a presentation. It was moved by Walter Lisiewski and seconded by Ken Anderson to allow the temporary banners as presented. The motion carried unanimously.

15. Variance request for new monument sign panels that do not include a registered name or logo.  
Holly Creek Apartments  
333 Holly Creek Court  
Lot 0210, Block 0045, Section 0040 Village of Panther Creek  
This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to approve as presented on the condition that the monument sign on Holly Creek Court includes the address number in accordance with the Commercial Planning and Design Standards. The motion carried unanimously. Deborah Sargeant was not present for the vote.
16. Consideration and action for a revised new building sign for CVS Pharmacy located within Target.  
Target  
1100 Lake Woodlands Drive  
Lot 0590, Block 0599, Section 0999 Village of Town Center  
This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to approve as presented, on the condition the sign must be installed in accordance with the Commercial Planning and Design Standards. Additionally, the store front must be repaired and repainted as necessary to remove any marks or damage from the previous sign location. The motion carried unanimously. Deborah Sargeant was not present for the vote.
17. Variance request for parking lot lighting that does not match the shopping center criteria and has already been installed.  
Taco Cabana  
3079 College Park Drive  
Lot 9054, Block 0555, Section 0000 Village of College Park  
This item was heard by the full committee. The staff provided the committee with a presentation. It was moved by Deborah Sargeant and seconded by Chris Florack to deny the variance and require the owner submit a modified application that is in accordance with the Criteria and the Commercial Planning and Design Standards. The motion carried unanimously.
18. Variance request for a building sign that exceeds the maximum size allowed.  
Jimmy John's Sandwiches  
3707 College Park Drive  
Lot 0100, Block 0388, Section 0999 Village of College Park  
This item was heard by the full committee. The staff provided the committee with a presentation noting the signs in the center and the overall specifications of the signs and their dimensions. It was moved by Chris Florack and seconded by Ken Anderson to approve a sign on the condition the dimensions are modified to match the size of the signage to the adjacent tenants and allow variance for the logo size to not exceed the height of the two lines of copy. The motion carried unanimously.
19. Consideration and action for new tenant name panels on an existing monument sign.  
Jimmy John's Sandwiches  
3707 College Park Drive  
Lot 0100, Block 0388, Section 0999 Village of College Park  
This item was heard by the full committee. The staff provided the committee with a presentation. It was moved by Ken Anderson and seconded by Walter Lisiewski to approve the tenant panels as presented. The motion carried unanimously.
20. Consideration and action to remove three Bald Cypress trees near the entrance to the building.  
24 Hour Fitness  
1800 Lake Woodlands

Lot 7110, Block 0599, Section 0999 Village of Town Center

This item was heard by the full committee. A representative was present to address the committee. The staff provided the committee with a presentation noting the location and the parking lot specification. The representative addressed their concerns for security in the parking lot. The Committee inquires of the establishment had considered private security, relocating the cameras and adding additional lighting. It was then moved by Deborah Sargeant and seconded by Ken Anderson to deny as presented and require the 3 bald cypress trees remain on the property. The motion carried unanimously.

21. Consideration and action of the approved rehearing request from affected neighbor at 30 Stargazer Pl regarding the allowance for the existing play equipment that is stored in the front yard and can be seen from the street and adjacent properties at ground level when not in use.

Gayle Fisher

34 Stargazer Place

Lot 11, Block 01, Section 28 Village of Cochran's Crossing

This item was heard by the full committee. The staff provided the committee with a presentation. The owner, affected neighbors and residents in support of the structure were all in attendance to address the committee. It was moved by Walter Lisiewski and seconded by Chris Florack to affirm the committee's original action from the meeting of May 04, 2016. The motion carried unanimously.

22. Consideration and action for a time extension for an additional 6 months to leave two storage PODS in the driveway during remodeling.

Stephanie Ruckert

60 Woodhaven Wood Drive

Lot 31, Block 04, Section 28 Village of Grogan's Mill

This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to approve the request for an extension, provided the owner submits status updates regarding the completion of the improvements to the home, to the CAD staff on a weekly basis and maintains home and all activity related to the remodel in accordance with the Standards and in good order and repair. The motion carried unanimously.

23. Variance request for the proposed concept room addition that will cause the lot to exceed the maximum living area allowed per the neighborhood criteria and was submitted without plans for the proposed addition.

Juan and Maria Celaya

11427 Slash Pine Place

Lot 13, Block 01, Section 08 Village of Grogan's Mill

This item was heard by the full committee. The staff provided the committee with a presentation noting the improvement and its location. The owner was present to address the committee. The committee discussed the location of the proposed additions and how they will integrate into the existing home. It was moved by Ken Anderson and seconded by Deborah Sargeant to approve the concept to allow living area to exceed the maximum allowed as set in the neighborhood criteria and require the owner submit a conceptual plan with renderings for the proposed additional living area location and integration to the existing home prior to approving a variance for the conceptual room addition. The motion carried unanimously.

24. Variance request for a proposed sunroom that was submitted without the required sealed drawings.

George and Kay King

2006 Longstraw Place

Lot 15, Block 01, Section 04 Village of Grogan's Mill

This item was reviewed under the summary list as presented by staff. The owner was present to address the committee. It was moved by Chris Florack and seconded by Walter Lisiewski to approve on the condition the owner provide revised drawings that identify the windows of the sunroom and the improvement must meet code and pass final inspection. The owner must ensure placement of the improvements do not halt or materially impede drainage, as defined in the Residential Development Standards. The motion carried unanimously. Deborah Sargeant was not present for the vote.

25. Consideration and action to pursue amending the Initial Land Use Designation for Panther Creek Section 20, to increase the maximum amount of living area allowed, accommodating a proposed remodel.  
Summer A. Flower  
79 Bitterwood Circle  
Lot 20, Block 01, Section 20, Village of Panther Creek  
This item was heard by the full committee. The staff provided the committee with a presentation noting the Living Area allowed and the existing living area of properties in the neighborhood. The owner was present to address the committee. It was moved by Chris Florack and seconded by Deborah Sargeant to allow the owner to proceed in amending the Initial Land Use Designation to 2,600 square feet. The motion carried unanimously.
26. Variance request for the proposed concept home remodel that would exceed the maximum living area allowed per the Neighborhood Criteria and the Initial Land Use Designation is not considered to be consistent with the neighborhood and may not be architecturally compatible with the neighborhood.  
Summer A. Flower  
79 Bitterwood Circle  
Lot 20, Block 01, Section 20, Village of Panther Creek  
This item was heard by the full committee. The staff provided the committee with a presentation noting the Living Area allowed and the existing living area of properties in the neighborhood. The owner was present to address the committee. It was moved by Chris Florack and seconded by Deborah Sargeant to allow the owner to proceed in amending the Initial Land Use Designation to 2,600 square feet and table the action on the proposed conceptual remodel until the Land Use Designation has been executed. The motion carried unanimously.
27. Consideration and action to pursue amending the Initial Land Use Designation for Indian Springs Section 1, to increase the maximum amount of living area allowed, accommodating an existing garage conversion.  
Jorge San Miguel Gonzalez  
19 Outervale Place  
Lot 14, Block 21, Section 01 Village of Indian Springs  
This item was heard by the full committee. The staff provided the committee with a presentation noting the existing conversion and the owner's request to approve and disclose to the new home owner. It was moved by Robert Heineman and seconded by Chris Florack to deny amending the Initial Land Use Designation. The motion carried unanimously.
28. Variance request for an existing garage conversion that does not include sealed plans, allow for the parking of two vehicles, nor have at least 135 square feet of storage space, and exceeds the maximum living area allowed per the Neighborhood Criteria and Initial Land Use Designation.  
Jorge San Miguel Gonzalez  
19 Outervale Place  
Lot 14, Block 21, Section 01 Village of Indian Spring  
This item was heard by the full committee. The staff provided the committee with a presentation. It was moved by Robert Heineman and seconded by Chris Florack to deny the variance as presented. The motion carried unanimously.
29. Variance request for the existing play structure (tree swing) that is located in an un-approvable location on the lot.  
Jorge San Miguel Gonzalez  
19 Outervale Place  
Lot 14, Block 21, Section 01 Village of Indian Springs  
This item was heard by the full committee. The staff provided the committee with a presentation noting the tree swing and location near the driveway. It was moved by Robert Heineman and seconded by Chris Florack to deny the request and require the owner remove the existing play structure from the front of the home. The motion carried unanimously.
30. Variance request for a business in the home.  
Sheri Renee Neckar  
6 Spurwood Court  
Lot 21, Block 01, Section 15 Village of Panther Creek  
This item was heard by the full committee. The staff provided the committee with a presentation regarding the business operation and any impact to the adjacent properties. The owner and affected neighbors were present to

address the committee. The committee deliberated on the use, the size of the business and the impact to the neighborhood. It was then moved by Deborah Sargeant and seconded by Ken Anderson to deny the home business and require that all business must cease and desist immediately. The motion carried unanimously.

31. Variance request for a business in the home.

Sara Bissig

11018 Meadow Rue Street

Lot 25, Block 07, Section 07 Village of Grogan's Mill

This item was heard by the full committee. The staff provided the committee with a presentation regarding the business operation and any impact to the adjacent properties. The committee deliberated on the use, the size of the business, the rental property and the impact to the neighborhood. It was then moved by Chris Florack and seconded by Ken Anderson to deny the home business and require that all business must cease and desist immediately. The motion carried unanimously.

32. Consideration and action regarding a business in the home.

Janet Skeels

98 Marabou Place

Lot 20, Block 02, Section 25 Village of Grogan's Mill

This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to approve as presented on the condition the owner must remain in compliance with The Residential Development Standards. Additionally the business permit is approved for two years. The owner must resubmit an application in two years if the business is still to remain in operation form the home. The business in the home permit may be revoked for a violation of the Standards, impact to the neighborhood or by the Committee at any time. The motion carried unanimously. Deborah Sargeant was not present for the vote.

33. Consideration and action regarding a business in the home.

Robert Shelton

2 Sunlit Forest Drive

Lot 26, Block 03, Section 22 Village of Panther Creek

This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to approve as presented on the condition all parking in conjunction with the business remain in the owner's driveway and the owner must remain in compliance with The Residential Development Standards. Additionally the business permit is approved for two years. The owner must resubmit an application in two years if the business is still to remain in operation form the home. The business in the home permit may be revoked for a violation of the Standards, impact to the neighborhood or by the Committee at any time. The motion carried unanimously. Deborah Sargeant was not present for the vote.

34. Variance request for the proposed paving that encroaches into the right side easement.

John A. Sedlar

15 White Fawn Drive

Lot 38, Block 02, Section 05 Village of Indian Springs

This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to approve on the condition the owner does not use the widened portion nearest the garage and fence to park a vehicle. That portion should be used as a walkway to the rear yard. Additionally, approval by this committee does not constitute approval by any additional easement holders. It is the owner's responsibility to maintain those approvals and may be subject to removal if access is needed for maintenance by those entities. The owner must ensure the placement of the improvements does not halt or materially impede drainage as defined in the Residential Development Standards. The motion carried unanimously. Deborah Sargeant was not present for the vote.

35. Variance request for a proposed fence that would be built with the construction side out, visible to the street and adjacent lots and would not be one of the pre-approved fence designs.

Andrew Stessel

16 Night Hawk Place

Lot 20, Block 07, Section 25 Village of Grogan's Mill

This item was heard by the full committee. The staff provided the committee with a presentation noting the fence. The committee discussed visibility and concern of precedence. It was then moved by Ken Anderson and seconded by Chris Florack to deny as presented. The motion carried unanimously.

36. Variance request for the proposed solid wood fence that will not be setback from the front façade of the dwelling.  
Dotty Iversen  
2716 Timberjack Place  
Lot 13, Block 06, Section 06 Village of Grogan's Mill  
This item was heard by the full committee. The staff provided the committee with a presentation noting the fence proposal, the committee's previous actions and the requirement to comply with The Standards as their last action. The neighbor was present to address the committee. It was moved by Chris Florack and seconded by Deborah Sargeant to deny as presented. The motion carried unanimously.
37. Variance request for a proposed gravel parking area that would be located within the road right-of-way and is not an approved hard surface for parking.  
Tad and Cheryl Wells  
18 North Deerfoot Circle  
Lot 07, Block 01, Section 28 Village of Grogan's Mill  
This item was heard by the full committee. The staff provided the committee with a presentation noting the parking area located in the road right of way. The committee discussed concerns regarding parking in the area, precedence and allowable materials under the Standards. It was moved by Deborah Sargeant and seconded by Robert Heineman to deny as presented and suggest the owner consider the use of grasscrete in the place of gravel, in accordance with the Standards. The motion carried unanimously.
38. Variance request for an existing fence that was built with the construction side facing out from the lot and visible to adjacent properties.  
Jay Alfonso and Sherry Villanueva  
11010 Meadow Rue Street  
Lot 27, Block 07, Section 07 Village of Grogan's Mill  
This item was heard by the full committee. The staff provided the committee with a presentation noting the fence and fence orientation. The Committee deliberated on visibility and precedence. It was moved by Robert Heineman and seconded by Chris Florack to deny as presented. The motion carried unanimously.
39. Consideration and Action to proceed with legal action for outstanding Covenant violations.  
Joshua A Feinberg  
179 Timber Mill Street  
Lot 07, Block 04, Section 13 Village of Grogan's Mill  
This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to approve the pursuit of legal action; and authorize our attorneys and staff to notify the owner of the Committee's action, what is required to cure the violations and establish a reasonable timeframe for resolution. Correspondence will include that failure to correct these violations will result in a lawsuit filed and a 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. Deborah Sargeant was not present for the vote.
40. Consideration and Action to proceed with legal action for outstanding Covenant violations.  
Frank Daniel Keim  
55 Brookflower Road  
Lot 18, Block 03, Section 28 Village of Grogan's Mill  
This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to approve the pursuit of legal action; and authorize our attorneys and staff to notify the owner of the Committee's action, what is required to cure the violations and establish a reasonable timeframe for resolution. Correspondence will include that failure to correct these violations will result in a lawsuit filed and a 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. Deborah Sargeant was not present for the vote.

41. Consideration and Action to proceed with legal action for outstanding Covenant violations.

Celia M Sheffield

41 South High Oaks Circle

Lot 42, Block 05, Section 38 Village of Grogan's Mill

This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to approve the pursuit of legal action after July 19, 2016; and authorize our attorneys and staff to notify the owner of the Committee's action, what is required to cure the violations and establish a reasonable timeframe for resolution. Correspondence will include that failure to correct these violations will result in a lawsuit filed and a 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. Deborah Sargeant was not present for the vote.

42. Consideration and Action to proceed with legal action for outstanding Covenant violations.

Regency

Massage Heights

4775 W. Panther Creek Dr. STE #220B

Lot 14, Block 09, Section 07 Village of Panther Creek

This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to approve the pursuit of legal action; and authorize our attorneys and staff to notify the owner of the Committee's action, what is required to cure the violations and establish a reasonable timeframe for resolution. Correspondence will include that failure to correct these violations will result in a lawsuit filed and a 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. Deborah Sargeant was not present for the vote.

43. Consideration and Action to proceed with legal action for outstanding Covenant violations.

Daniel Schroder

23 Gentlewind Place

Lot 26, Block 02, Section 20, Village of Cochran's Crossing

This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to approve the pursuit of legal action; and authorize our attorneys and staff to notify the owner of the Committee's action, what is required to cure the violations and establish a reasonable timeframe for resolution. Correspondence will include that failure to correct these violations will result in a lawsuit filed and a 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. Deborah Sargeant was not present for the vote.

44. Consideration and Action to proceed with legal action for outstanding Covenant violations.

Isiah Carey Arbuckle

71 W Stony Bridge Circle

Lot 46, Block 01, Section 10, Village of Cochran's Crossing

This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to approve the pursuit of legal action; and authorize our attorneys and staff to notify the owner of the Committee's action, what is required to cure the violations and establish a reasonable timeframe for resolution. Correspondence will include that failure to correct these violations will result in a lawsuit filed and a 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. Deborah Sargeant was not present for the vote.

45. Consideration and Action to proceed with legal action for outstanding Covenant violations.

Gerald David Patterson

86 Meadowridge Place

Lot 17, Block 01, Section 33, Village of Cochran's Crossing

This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to approve the pursuit of legal action; and authorize our attorneys and staff to notify the owner of the Committee's action, what is required to cure the violations and establish a reasonable timeframe for resolution. Correspondence will include that failure to correct these violations will result in a lawsuit filed and a 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. Deborah Sargeant was not present for the vote.

46. Consideration and Action to proceed with legal action for outstanding Covenant violations.

Larry Wayne Smith

18 Cedar Chase Place

Lot 05, Block 02, Section 06, Village of Cochran's Crossing

This item was reviewed under the summary list as presented by staff. It was moved by Chris Florack and seconded by Walter Lisiewski to approve the pursuit of legal action; and authorize our attorneys and staff to notify the owner of the Committee's action, what is required to cure the violations and establish a reasonable timeframe for resolution. Correspondence will include that failure to correct these violations will result in a lawsuit filed and a 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. Deborah Sargeant was not present for the vote.

**VII. Consideration and action regarding adoption of Residential Development Standards related to business use and short term rental facilities.**

There was no action taken on this item.

**VIII. Public Comments**

There were no public comments.

**IX. Member Comments**

Walter Lisiewski inquired about Longspur and Robards.

**X. Staff Reports**

There were no staff reports.

**XI. Adjourn**

There being no further business it was moved by Chris Florack and seconded by Walter Lisiewski to adjourn the meeting at 8:41p.m. The motion carried unanimously.