

Development Standards Committee

October 4th at 5:00 p.m.

The Woodlands Township

2801 Technology Forest Boulevard

The Woodlands, Texas 77381

MINUTES

Members Present: Deborah Sargeant, Robert Heineman, Chris Florack, Ken Anderson, Walter Lisiewski, John Anderson and Ron Harris

Staff Present: Kimberly McKenna, Chris Feist, Joe Hans, Kathleen Eaton and Sharon Davis

Legal Counsel Present: Bret Strong

I. Welcome/Call Meeting to Order.

The meeting was called to order by Deborah Sargeant at 5:00 p.m.

II. Consideration and action regarding the minutes of the meeting of September 6, 2017.

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 September 6, 2017 as presented. Deborah Sargeant abstained. The motion carried.

III. Recess to Executive Session to consult with the Development Standards Committee's attorney pursuant to 551.071, Texas Government Code.

At 5:01p.m. the Committee convened in executive session in accordance with section 551.071 of the Texas Government Code to consult with legal counsel.

IV. Reconvene in Public Session.

The Committee reconvened in public session at 5:30 p.m.

V. Consideration and Action regarding Short Term Rental Operation.

This item was tabled.

VI. Consideration and Action of the Commercial Applications and Covenant Violations in Section VII recommended for Summary Action.

This item was reviewed by the committee. The list consisted of items B, C, F-H, J, K, M and N. It was moved by Ken Anderson and seconded by John Anderson to approve the Summary List as presented by staff recommendation. The motion carried unanimously.

**VII. Consideration and Action of the Commercial Applications and Covenant Violations.
SEE ATTACHED EXHIBIT A**

VIII. Consideration and Action of the Residential Applications and Covenant Violations in Section IX, recommended for Summary Action.

This item was reviewed by the committee. The list consisted of items 9 and 12-22 with item 21 being pulled from the summary items to be reviewed by the full committee. It was moved by Ken Anderson and seconded by Chris Florack to approve the Summary List as presented by staff recommendation. The motion carried unanimously.

**IX. Consideration and Action of the Residential Applications and Covenant Violations.
SEE ATTACHED EXHIBIT B**

X. Consideration and action related to Covenant Enforcement and policies because of Hurricane Harvey or any continued inclement weather issues.

- XI. Consideration and action regarding the meeting agenda format.**
- XII. Public Comments**
Three residents were present to address the Committee regarding concerns for a home business operating in their neighborhood.
- XIII. Member Comments**
Chris Florack will not be at the October 18, 2017 meeting.
- XIV. Staff Reports**
- XV. Adjourn**
There being no further business it was moved by Deborah Sargeant and seconded Chris Florack to adjourn the meeting at 9:59 p.m. The motion carried unanimously.

COMMERCIAL ITEMS EXHIBIT A

- A. Consideration and action regarding the final approval of the recently installed parking lot lighting.
St. Anthony of Padua Catholic Church
7801 Bay Branch Drive
Lot 0001, Block 0000, Section 0039 Village of Cochran's Crossing
This item was heard by the full committee. A representative from the church was present to address the committee. The staff provided the committee with a presentation. The committee reviewed the information regarding lighting specifications, foot candle measurements and the impact on neighboring properties, as well as the original conditions of approval. It was moved by Deborah Sargeant and seconded by Chris Florack to approve the parking lot lighting on the following conditions:
- The existing wall packs on the buildings are modified and shielded to reduce brightness and glare.
 - The pole which is located in the rear parking area closest to the newly installed fence, which is currently disconnected, must be removed.
- The motion carried unanimously. However, the committee has observed some lighting issues that may conflict with the Commercial Planning and Design Standards and may cause an impact to adjacent properties, as it relates to glare and lot illumination. As a result, the matter of vehicle headlights shining through the fence to adjacent properties and building lights requiring shields has been requested to be reviewed at the meeting of October 18th, 2017.
- B. Consider and action of repainting the Panther Creek Shopping Center
Regency Centers Panther Creek Shopping Center
4775 W. Panther Creek Drive
Lot 0283, Block0045, Section 0040 Village of Panther Creek
This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by John Anderson to approve as presented on the condition the installation is in accordance with the Commercial Planning and Design Standards. The motion carried unanimously.
- C. Consideration and action to amend the Memorandum of Understanding extending the amount of time the portable buildings are allowed to remain at the church campus.
The Woodlands Methodist School
2200 Lake Woodlands Drive/9201 Grogan's Mill Road
Lot 8650, Block 0547, Section 0999 Village of Research Forest
Lot 0650, Block 0599, Section 0999 Village of Research Forest

This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by John Anderson to approve an extension on the condition the Church will only be allowed the temporary building through **January 31, 2021** on the condition that the required planting are installed and the owner must sign and execute a memorandum of understanding noting the temporary building must be removed no later than January 31, 2021. Additionally, the Church must keep the Committee aware of the construction timeline for the permanent structures and any delays that would cause the temporary building to remain past January 31, 2021. Any additional time requested past January 31, 2021 must be reviewed and acted upon by the committee and include a fully executed memorandum of understanding be filed in Montgomery County Real Property Records. Additionally, the church must extend the existing forest preserve area closer to the corner of the entrance established as Entrance number 2 on the presentation to soften and screen the view from the street. The motion carried unanimously.

- D. Variance request for the conceptual proposal of an exterior remodel that includes improvements encroaching into the forest preserve.
WDPK LLC (Keller Williams Building)
1401 Woodlands Parkway
Lot 0250, Block 0599, Section 036 Village of Grogan's Mill
This item was heard by the full committee. The staff provided the committee with a presentation. A representative was present to address the committee. It was moved by Robert Heineman and seconded by Ron Harris to approve the concept plan for the exterior remodel on the following conditions:
- No improvements are approved in the forest preserve.
 - The fence is to be located on the property line, not in the forest preserve.
 - The driveway widening is not approved.
 - The fire pit is approved.
- The motion carried unanimously.
- E. Variance request for a building mounted sign for Quest Diagnostics, a sub-leased department within Randalls that is not part of the registered business name; and will include a color that does not comply the shopping center criteria.
Randalls (Quest Diagnostics)
9420 College Park Drive
Lot 0500 Block 0490, Section 0046 Village of Alden Bridge
This item was heard by the full committee. The staff provided the committee with a presentation. It was moved by John Anderson and seconded by Chris Florack to deny the variance as presented. The committee advised that the owner revise and resubmit a proposal relocating the sign so as to not give the appearance that the sign is located above an entrance and suggested the sign to be located on the building east of the "Randalls Food & Pharmacy" entrance. The sign must be in white letters to comply with the shopping center criteria and comply with the Commercial Planning and Design Standards. The motion carried unanimously.
- F. Consideration and action for the replacement of a door and addition of a sign package for an online grocery pick up program.
Walmart
10001 Woodlands Parkway
Lot 0110 Block 0078, Section 0046 Village of Sterling Ridge
This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by John Anderson to approve the Walmart sign package on the following conditions: the proposed signage must match the 3040 College Park Wal-Mart signage as it relates to size, color, and installation methods. Installation must be in accordance with the Commercial Planning and Design Standards. The motion carried unanimously.
- G. Consideration and action for the addition of a new monument sign panel.
Dupuis & Polozola
8301 New Trails Drive
Lot 2200, Block 0051, Section 2200 Village of Research Forest

This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by John Anderson to approve on the condition the fasteners must remain concealed, the owner use the existing tenant panel and all installation must be in accordance with the Commercial Planning and Design Standards. The motion carried unanimously.

H. Consideration and action for the addition of a pergola extension.

1701 Lake Robbins LLC
1701 Lake Robbins Drive

Lot 2628 Block 0599, Section 0999 Village of Town Center

This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by John Anderson to approve as presented on the conditions an application and final plans and specifications are submitted to the Township staff prior to the permit being issued. Installation must be in accordance with the Commercial Planning and Design Standards. No signage is approved with this permit. The owner must seek to obtain approval for all signage prior to installation. The motion carried unanimously.

I. Variance request for a sign package that includes an existing building sign and window graphics that exceed the maximum size allowed and includes a phone number.

Plush Nails (Shops at Terramont)
9950 Woodlands Parkway, Suite 300

Lot 0330, Block 0078, Section 0046 Village of Sterling Ridge

This item was heard by the full committee. The staff provided the committee with a presentation. A representative was present to address the committee. It was moved by John Anderson and seconded by Walter Lisiewski to deny the variance as presented and require that the owner establish the registered name of the business and resubmit plans in accordance with the Commercial Planning and Design Standards. The motion carried unanimously.

J. Variance request for a monument sign panel that contains a logo that is not trademarked.

Houston Exploration and Production Services (Venture Tech VIII)
8708 Technology Forest Drive

Lot 5200 Block 0051, Section 0999 Village of Research Forest

This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by John Anderson to approve on the condition the monument tenant panel color must match the existing panels and all fasteners must be concealed. In addition, the logo must be registered with the United States Patent & Trademark Office or the Texas Secretary of State no later than one year from the date of approval (October 4, 2018) or the logo must be removed until such time the registration is complete. Installation must comply with Commercial Planning and Design Standard including, but no limited to the maintenance of a landscape bed around the monument sign. The motion carried unanimously.

K. Variance request for an existing monument sign panel that does not match the shopping center criteria regarding background color and does not match the building sign.

State Farm-Patrick Graham
30340 FM 2978

Lot 0220, Block 078, Section 0046 Village of Sterling Ridge

This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by John Anderson to approve the monument sign and tenant panel not matching on the condition the owner ensure the monument sign installed includes a black panel sign with white lettering to match all adjacent tenant panels. Panel opening must be protected from the elements until new sign panel is re-installed with a blank black panel and installation is in accordance with Commercial Planning and Design Standards. In addition, the future monument sign panels located on this parcel are to be black. The motion carried unanimously.

L. Variance request for a sign package that includes a building and monument signs that do not match and a name change to door/window graphics without approval.

Woodridge Surgical Center
6701 Lake Woodlands Drive

Lot 0550, Block 0499, Section 0046 Village of Sterling Ridge

This item was heard by the full committee. The staff provided the committee with a presentation. A representative was present to address the committee. It was moved by John Anderson and seconded by Ken Anderson to deny the variance as presented. The building signage must match the door graphics and monument sign graphic, (max of 24 inches if it is a single line of text or 36 inches for two lines of text.). All signs must read “Woodridge Surgical Center.” The owner must remove the address from the window and door signage. Signage: Deliveries, please use wall phone inside for Assistance” is to be removed. This may be a separate sign inside the establishment that is at least 3’ from the glazing. Size of “Woodridge Surgical Center” and the emergency contact number are not to exceed 24 square inches. Door signage must be restricted to the restrictions set forth on the Commercial Planning and Design Standards. The motion carried unanimously.

- M. Variance request for addition to the building sign, arcade sign and window graphics for The Great American Cookie Company, a sub-leased department, that is not part of the registered business name.

Marble Slab Creamery

6700 Woodlands Parkway, Suite #190

Lot 0200, Block 0499, Section 0000 Village of Sterling Ridge

This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by John Anderson to approve on the condition the owner must patch and paint all areas where the former sign was and repair any ghosting. The internally lit sign for Great American Cookies must be no more than 9 inch tall channel letters that are in compliance with the Criteria. Window Graphics on door for both signs should not exceed 24 sq. in. max. size. (combined total). Blade sign characters must match the building signage. Installation must be in accordance with the Commercial Planning and Design Standards. The motion carried unanimously.

- N. Variance request for existing window graphics that advertise products and services offered within the business.

Sapporo Japanese Bistro Sushi & Bar

30420 FM 2978

Lot 0110 Block 0458, Section 0046 Village of Sterling Ridge

This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by John Anderson to deny the existing window graphics as presented. The owner is to submit within 60 days a signage application for name and logo on the entry door including all applicable dimensions. Only emergency numbers on the door are permitted. The fax number should be removed. In addition, the Tenant to submit signage application for the business hours including all applicable dimensions and tenant is allowed to install one set of credit card identification stickers. Additionally, the Tenant must submit a signage application for the “Open” sign. One “Open” illuminated sign may be installed if it is less than two (2) square feet and that the sign does not flash, flicker, or change color. All other window graphic which include taglines or indicating types of food and services is not permitted are not permitted and must be removed immediately. The motion carried unanimously.

RESIDENTIAL ITEMS EXHIBIT B

1. Consideration and action regarding modifications to the memorandum of agreement related to the deadline for project completion due to the effects of Hurricane Harvey Damage.
Rovirosa
47 North Longspur Drive
Lot 09, Block 04, Section 45, Village of Grogan's Mill
This item was heard by the full committee. The staff provided the committee with a presentation. Legal counsel for the owner and affected neighbors were present to address the committee. At 6:51p.m. the Committee convened in executive session in accordance with section 551.071 of the Texas Government Code to consult with legal counsel. The Committee reconvened in public session at 7:34 p.m. It was moved by Deborah Sargeant and seconded by Walter Lisiewski to deny modifications to the memorandum of agreement as presented. The motion carried unanimously.
2. Request for a rehearing for the existing patio cover that was submitted without the required sealed plans.
Irene Mackay
10708 Whisper Willow Place
Lot 25, Block 07, Section 06 Village of Grogan's Mill
This item was heard by the full committee. The staff provided the committee with a presentation. A representative for the owner was present to address the committee. It was moved by Deborah Sargeant and seconded by Chris Florack to rehear this item. The motion carried unanimously.
3. Request for a rehearing for the hard surface area that was disapproved by the Committee and installed not in accordance with the permit, and includes additional hard surface in the rear easement.
Cuong Q & Loan Phan
58 North Berryline Circle
Lot 45, Block 02, Section 35 Village of Panther Creek
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 as presented. The motion carried unanimously.
4. Consideration and action of the proposed construction of a new home and variance request for an encroachment into the forty-foot rear setback.
Mary Ross Custom Homes
97 Hollymead Drive
Lot 14, Block 01, Section 09 Village of Cochran's Crossing
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 Ken Anderson and seconded by Walter Lisiewski to approve the variance as presented. The motion carried unanimously.
5. Variance request for the proposed new home construction and related improvements that will exceed the maximum living area allowed and has a proposed driveway that will exceed the maximum width allowed and will be located within the five-foot side yard easement.
Boelkayam "Bo" Bohuslava
2413 Wild Wind Place
Lot 42, Block 10, Section 12 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 Chris Florack and seconded by Deborah Sargeant to deny the variance as presented. The motion carried unanimously.
6. Consideration and action to allow the pursuit of an amendment to the Initial Land Use Designation for the maximum amount of living area allowed.
Steve Riggle
42 Bellweather Court
Lot 11, Block 01, Section 46 Village of Panther Creek

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 Robert Heineman to deny as presented and require the owner attempt to amend the land use to 4,300 sq. ft. and redesign plans for an expansion not to exceed a maximum amount of living area of 4,300 sq. ft. The motion carried unanimously.

7. Variance request for a proposed kitchen and breakfast room expansion that exceeds the maximum living area.
Steve Riggle
42 Bellweather Court
Lot 11, Block 01, Section 46 Village of Panther Creek
This item was heard by the full committee. The staff provided the committee with a presentation. It was moved by Chris Florack and seconded by Ken Anderson to deny as presented and require the owner attempt to amend the land use to 4,300 sq. ft. and redesign plans for an expansion not to exceed a maximum amount of living area of 4,300 sq. ft. The motion carried unanimously.
8. Variance request for a business in the home related to short term rental.
Anna K. Nelson
8 Mayfair Grove Court
Lot 10, Block 02, Section 04 Village of Panther Creek
This item was withdrawn.
9. Variance request for an existing driveway widening that is located in the street right-of-way and causes the driveway to exceed the maximum width allowed.
Michael and Nancy Martin
1907 Oldfield Place
Lot 30, Block 03, Section 04 Village of Grogan's Mill
This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by Chris Florack to approve on the condition the owner modify the recently installed concrete driveway with a stamped or stained application to soften and blend the new concrete with the existing driveway. The motion carried unanimously.
10. Variance request for the proposed eight-foot fence that will not be located along a major thoroughfare.
John and Kara Morin
26 Firefall Court
Lot 07, Block 03, Section 48 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 Deborah Sargeant and seconded by Chris Florack to deny the variance as presented and require the owner submit an application for the front and side yard fencing that is in accordance with the Standards and allow a variance for the rear fence to be 8 feet on the condition the owner taper the fence panels down to match the height of the adjacent fencing at the corner rear property pins where the fence will adjoin neighboring fencing. The motion carried unanimously.
11. Variance request for a proposed driveway widening that will exceed the maximum width allowed.
Datren L Williams
27 N Cochran's Green Circle
Lot 57, Block 03, Section 23 Village of Cochran's Crossing
This item was withdrawn.
12. Variance request for proposed driveway widening that encroaches into the five foot side easement.
Claude J. Anderson
12 Ripple Rush Court
Lot 32, Block 01, Section 10 Village of Panther Creek
This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by Chris Florack to approve on the condition the owner maintain vegetation in front of the portion that widens towards the garage doors to soften and screen the view of the driveway from the street. Approval by this

committee does not constitute approval by the easement holders it is the owner's responsibility to obtain those approvals and may be subject to removal. The motion carried unanimously.

13. Variance request for the proposed pool that will cause the lot to exceed the maximum water surface allowed.
Jake Latimer
180 Maple Branch Street
Lot 39, Block 01, Section 24 Village of Grogan's Mill
This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by Chris Florack to approve as presented. The owner must ensure all improvements meet code and pass final inspection. The light over the pool equipment must be shielded and installed below the height of the perimeter fence, to comply with the Standards. Pool equipment must be installed behind the fence to screen the view from the street and adjacent properties. The owner must plant and maintain 4 -30 gallon native evergreen trees anywhere on the lot. All improvement must not halt or materially impede drainage as defined in the residential development Standards. The motion carried unanimously.
14. Variance request for a proposed detached storage building that will encroach into the five-foot side yard easement.
James R Goldmeyer
81 E Stony End Place
Lot 09, Block 02, Section 31 Village of Cochran's Crossing
This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by Chris Florack to deny and consent to delay enforcement based upon the execution of a memorandum of agreement requiring the owner remove the shed from the property when the owner no longer owns the home, sells or transfers title, or is no longer the primary resident. The memorandum will be recorded at the courthouse and binding on the land. Action by this committee does not constitute action by any additional easement holder. It is the owner's responsibility to obtain those approvals and may be subject to removal if access if needed. The motion carried unanimously.
15. Variance request for a proposed wrought iron fence that would cause the unfinished sides of the existing wood fence to be visible to the adjacent tract of land.
John T Lewis
27 Raintree Place
Lot 23, Block 03, Section 08 Village of Cochran's Crossing
This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by Chris Florack to approve as presented on the condition the fence meets code and passes inspection. The motion carried unanimously.
16. Consideration and action for a proposed Business in the home
Donnie Carpenter
11 Moon Beam Court
Lot 09, Block 02, Section 05 Village of Indian Springs
This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by Chris Florack to approve as presented on the condition the owner must remain in accordance with the Residential Development Standards. The owner must obtain a renewal for the home business permit no later than October 4th, 2019. The permit may be revoked at any time by action of the Committee or for a violation or the residential Development Standards. The motion carried unanimously.
17. Variance request for a proposed wood deck that encroaches into the five foot side easement.
Anne Meyer and Carl Stewart
25 North Wavy Oak Circle
Lot 15, Block 09, Section 07 Village of Panther Creek
This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by Chris Florack to approve as presented. Approval by this committee does not constitute approval by any additional easement holders, it is the owner's responsibility to obtain those approvals and the improvement may be subject to removal if access is needed by the easement holders. The motion carried unanimously.

18. Variance request for an existing satellite dish in the front of the home.
J S Maclean Trust
89 South Waxberry Road
Lot 29, Block 01, Section 01 Village of Panther Creek
This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by Chris Florack to approve as presented. (required for reception FCC regulations prevail) The motion carried unanimously.
19. Variance request for an existing trash can screen that is not located at least three feet back from the front façade of the dwelling.
Julie Edmonds
104 West High Oaks Circle
Lot 30, Block 01, Section 42 Village of Grogan's Mill
This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by Chris Florack to approve on the condition the vegetation is maintained to soften and screen the view. The motion carried unanimously.
20. Variance request for the existing attached building that exceeds the maximum square footage allowed.
Julie Edmonds
104 West High Oaks Circle
Lot 30, Block 01, Section 42 Village of Grogan's Mill
This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by Chris Florack to approve on condition that the attached building meets code and passes inspection. The motion carried unanimously.
21. Variance request for an existing wrought iron gate that was not considered to be architecturally compatible with the home and neighborhood when acted upon by the Residential Design Review Committee.
Jo Lynne Beverly
15 Wood Cove Drive
Lot 02, Block 01, Section 24 Village of Panther Creek
This item was removed from the summary list and reviewed by the full committee. The staff provided the committee with a presentation. The owner and affected neighbors were present to address the committee. It was moved by Ken Anderson and seconded by Walter Lisiewski to approve as presented. Improvements must comply with the Standards for access or KNOX BOX requirements if necessary. Chris Florack abstained. The motion carried unanimously.
22. Variance request for the existing driveway widening and walkway that exceed the maximum width allowable and was not submitted with a marked survey.
Manuel Abascal-Sainz
12008 South Blackjack Oak Circle
Lot 02, Block 05, Section 03 Village of Grogan's Mill
This item was reviewed under the summary list as presented by staff. It was moved by Ken Anderson and seconded by Chris Florack to approve on the condition the owner plant and maintain a continuous landscaped bed at the edge of the walkway area and incorporated with the existing tree to soften and screen the view of the paving from the street. Additionally, the owner should plant and maintain some vegetation to the other side of the driveway to soften and screen the view. The motion carried unanimously.
23. Variance request for an existing front yard courtyard fence that is located beyond the platted building line.
Farkhondeh Merrikh
10 Maystar Court
Lot 51, Block 01, Section 17 Village of Grogan's Mill
This item was heard by the full committee. The staff provided the committee with a presentation. The owner and an affected neighbor were present to address the committee. It was moved by Deborah Sargeant and seconded by Chris Florack to approve the courtyard fence on the condition that the owner plant and maintain native

evergreen vegetation the length of the fence and as tall as the existing courtyard fence at the time of planting. The motion carried unanimously.

24. Variance request for the existing color change was not considered to be architecturally compatible with the home and neighborhood when acted upon by the Residential Design Review Committee.
Farkhondeh Merrikh
10 Maystar Court
Lot 51, Block 01, Section 17 Village of Grogan's Mill
This item was heard by the full committee. The staff provided the committee with a presentation. The owner and an affected neighbor were present to address the committee. It was moved by Deborah Sargeant and seconded by Chris Florack to deny the request for a variance as presented and require you to repaint the garage doors to match the color on the home or the color of the brown trim around the garage doors. Additionally, an application must be submitted to modify the material around the windows on the front of the home. The motion carried unanimously.
25. Variance request for the existing concrete patio that encroaches over the platted building line.
Farkhondeh Merrikh
10 Maystar Court
Lot 51, Block 01, Section 17 Village of Grogan's Mill
The Committee took no action.
26. Variance request for existing paving that encroaches into the five-foot side yard easement.
Homira Bayer
43 Winter Wheat Place
Lot 37, Block 01, Section 06 Village of Indian Springs
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 Ron Harris to deny the variance as presented. The motion carried unanimously.
27. Variance request for an existing pergola that encroaches into five-foot side easement.
Homira Bayer
43 Winter Wheat Place
Lot 37, Block 01, Section 06 Village of Indian Springs
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 John Anderson to deny the variance as presented. The motion carried unanimously.
28. Variance request for existing fence what was constructed with the construction side out without written consent from some of the adjacent neighbor.
David Moody
95 Trummel Court
Lot 22, Block 01, Section 12 Village of Panther Creek
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 Deborah Sargeant and seconded by Ken Anderson to deny the variance as presented. The motion carried unanimously.
29. Consideration and Action regarding the exterior lighting and recent modification at the property.
Rittenhouse Baptist Church, Inc.
23 Treasure Cove Drive
Lot 36, Block 01, Section 24 Village of Panther Creek
It was moved by Deborah Sargeant and seconded by Walter Lisiewski to table this item. The motion carried unanimously.

DEVELOPMENT STANDARDS COMMITTEE MEETING OF Oct. 4, 2017

NAME (please print)	REPRESENTING	ADDRESS	ISSUE	SIGN- IN TIME	SIGNATURE
MARY ROSS	MARY ROSS CUSTOM HOMES	97 HOLLYMEND	4	4:50	<i>Mary Ross</i>
C. BRIAN BEVERLY	David's Zyngne Beverly	15 Wood Cave	21	4:50	<i>CB</i>
KEENON FARMER	Shawnee Inventory Services	1701 WOODCAVE PKWY	D	4:50	<i>KE</i>
Suzanne Bird	St Anthony of Padua	7801 Bay Branch	A	4:50	<i>Suzanne Bird</i>
DAVID GRADY	"	"	A	4:53	<i>David Grady</i>
Scott + Sarah Bier		47 W. Longstar Dr.	1	4:54	<i>Scott Bier</i>
GARY + TONI SMITH		15 WOOD CAVE	21	4:55	<i>Gary Smith</i>
<i>Toni Smith</i>	Rouise		1		<i>Toni Smith</i>
Johanna Beverly		15 Wood Cave	21	4:59	<i>Johanna Beverly</i>
LUIS MARTINEZ	OWNER	1700P Blackhawk	22	5:00	<i>LMG</i>

ONT cil.

DEVELOPMENT STANDARDS COMMITTEE MEETING OF Oct 4 2017

NAME (please print)	REPRESENTING	ADDRESS	ISSUE	SIGN- IN TIME	SIGNATURE
DAVID MOODY	OWNER	95 TRUMMEL CT	28	5:00	<i>David J. Moody</i>
Mary Deakin		59 South Levenson	1	5:05	<i>Mary Deakin</i>
Jake Lott	Owner	180 Maple Beach The Woodlands TX	1	5:00	<i>Jake Lott</i>
Phil McArthur	Signistall	601 Lakewood Dr. 77380	Permit	5:05	<i>Phil McArthur</i>
Dan Hardin	Owner	14 Wood Cove Dr.	21	5:06	<i>Dan Hardin</i>
Gus Nowell	Owner	15 Wood Cove Dr.	21	5:11	<i>Gus Nowell</i>
Jacqueline Greene	neighbor	95 Trummel Ct 105 Fallsh	28	5:12	<i>Jacqueline Greene</i>
CORINNE DEVER	SELF	84 N. Austin			<i>Corinne Dever</i>
Zelen Mack	self	81 N. Levenson			
SEAN DEVER	SELF	84 N. Austin			<i>Sean Dever</i>



DEVELOPMENT STANDARDS COMMITTEE MEETING OF Oct 4, 2017

NAME (please print)	REPRESENTING	ADDRESS	ISSUE	SIGN- IN TIME	SIGNATURE
Cindy Phan		9950 WOODLAND PKWY The Woodland 71882	Sign #1	5:05	<i>[Signature]</i>
Boena Paetz McGill		62 S Longspur Dr. Huntsville	#11	5:08	<i>[Signature]</i>
Romana Johnson		9950 Woodlands The Woodlands	Sign	5:10	<i>[Signature]</i>
Mild Garcia		10 N of Star CT	23-24-25		<i>[Signature]</i>
JOE HASBIE		10708 WILSPRING WOODS	#2	5:13	<i>[Signature]</i>
Nancy Martin		1907 Old Field Pl.	#9	5:25	<i>[Signature]</i>
Doug GEASON		3 W SHARPE CT	#1	5:30	<i>[Signature]</i>
Jack Lewis		27 Kentrell	#15	5:30	<i>[Signature]</i>
Sherlynn Hufford			23-24-25	5:40	