

Development Standards Committee

February 17, 2016 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 January 20, 2016
- III. Consideration and Action of the Applications and Covenant Violations in Section VI, recommended for Summary Action.
- IV. Recess to Executive Session to consult with the Development Standards Committee's attorney pursuant to 551.071, Texas Government Code.
- V. Reconvene in Public Session
- VI. Consideration and Action of the Applications and Covenant Violations.
 1. Variance request for the proposed roof remodel, front porch extension, house remodel and second story balcony modifications that are submitted without the required sealed plans.
Jane Georges
18 Leisure Lane
Lot 05, Block 01, Section 01 Village of Grogan's Mill
 2. Consideration and action for the addition of an exit only curb cut which will also require some landscape removal.
The John Cooper School
1 John Cooper Drive
Lot 0230, Block 0592, Section 0060 Village of Indian Springs
 3. Consideration and action for a new building sign.
McDonald's at Walmart
3040 College Park Drive
Lot 9007, Block 0555, Section 0000 Village of College Park
 4. Consideration and action of the Development Standards Committee's input regarding the addition of a playground, shade arbor and decorative play equipment and landscape elements at the hospital.
Memorial Hermann Hospital
9250 Pinecroft Drive
 5. Consideration and action for new building sign and hanging interior sign.
Tiff's Treats Cookie Delivery
1620 Research Forest Drive
Lot 9410, Block 0350, Section 1000 Village of Research Forest
 6. Consideration and action of the Development Standards Committee's input regarding a proposal for an illuminated sign with changing messages in close proximity to residential neighborhoods.
The Woodlands Recreation Center
5310 Research Forest Drive
Lot 0030, Block 0319 Section 0000 Village of Cochran's Crossing
 7. Variance request to allow three temporary banners that exceeds the maximum allowed amount of banners.
The Woodlands First Baptist Church
11801 Grogan's Mill Road
Lot 0500, Block 0599, Section 0006 Village of Grogan's Mill

8. Variance request for new building sign that includes three lines of copy and a logo that exceeds the maximum size allowed.
State Farm Insurance
2520 Research Forest Drive
Lot 8003, Block 0547, Section 0999 Village of Research Forest
9. Variance request for new building sign.
Red Salsa Tacos & More
1440 Sawdust Road
Lot 0400, Block 0599, Section 0006 Village of Grogan's Mill
10. Consideration and action regarding the final plan submission and proposed plans.
Frost Bank
201 East Shore Boulevard
Lot 0272 Block 0547 Section 0006 Village of Town Center
11. Consideration and action for a temporary sign announcing church services.
Creekside Forest Elementary School/ Unity Circle of Light Church
5949 Creekside Forest Drive
Lot 200, Block 509, Section 00 Village of Creekside Park
12. Consideration and action for approval of proposed painting of two (2) 10 minute parking spots
QEH Woodlands / Pool Supply Plus
8000 McBeth Way Suite 115
Lot 850, Block 499, Section 46 Village of Sterling Ridge
13. Consideration and action for approval of building mounted sign.
Fishburn Violin Shop
9420 College Park Drive Suite 220
Lot 500, Block 490, Section 46 Village of Alden Bridge
14. Variance request for proposed wrought iron fence along the rear property line that does not comply with the wood fence required by the Development Criteria.
Donna Jones
7 Woodglade Way
Lot 40 Block 1, Section 17 Village of Creekside Park West
15. Variance request for a portion of the proposed flagstone patio will not respect the side five foot easement.
Michael Samick
98 West Hobbit Glen Drive
Lot 24 Block 1, Section 76 Village of Alden Bridge
16. Variance request for proposed patio cover with summer kitchen that does not respect the 20 foot rear building setback.
Matthew and Wendy Kovich
126 Currydale Way
Lot 6 Block 2, Section 10 Village of Creekside Park West
17. Variance request for proposed putting green that does not respect the five foot side easement and is located more than the five foot encroachment allowed into the rear easement.
Brent and Elizabeth Chappell
91 West Horizon Ridge Place

Lot 12, Block 2, Section 17 Village of Indian Springs (TWA)

18. Variance request for an existing wood deck that does not respect the rear ten foot easement.
Charleen B Allen
7 Veranda Ridge Drive
Lot 56 Block 1, Section 69 Village of Alden Bridge
19. Variance request for a proposed driveway extension will exceed the maximum width of 16' allowed for driveway.
Josh Stevens
19 Almond Dale Court
Lot 25 Block 1 Section 73 Village of Alden Bridge
20. Consideration and action to pursue legal action for outstanding Covenant violations.
Cindy Bales
86 North Delta Mill Circle
Lot 10, Block 2, Section 1 Village of College Park (Harpers Landing)
21. Consideration and action to pursue legal action for outstanding Covenant violations.
Antonio Enrique Cancino Chavez
126 South Arrow Canyon Circle
Lot 23, Block 1, Section 3 Village of Creekside Park
22. Consideration and action to pursue legal action for outstanding Covenant violations.
Daniela Casandra Garcia Islas
6 Mission Bend Place
Lot 43, Block 1, Section 18 Village of Indian Springs (TWA)
23. Consideration and action to pursue legal action for outstanding Covenant violations.
Librado Pola Melendez
14 Galleta Court
Lot 16, Block 2, Section 12 Village of Creekside Park
24. Consideration and action to pursue legal action for outstanding Covenant violations.
Michael Eric Johnson
23 Clare Point Drive
Lot 6, Block 1, Section 96 Village of Sterling Ridge
25. Consideration and action to pursue legal action for outstanding Covenant violations.
Kimberly Cole
15 N Spring Brook Court
Lot 31, Block 01, Section 02 Village of Sterling Ridge
26. Request for approval of two child safety signs in the street rights of way.
Ronald J Daigle
19 Sleeping Creek Place
Lot 22 Block 2, Section 81 Village of Alden Bridge
27. Variance request for a proposed attached patio cover that does not respect the 25 foot rear building line.
Ed and Kaye Rosenquist
22 Freestone Stream Place
Lot 8 Block 5, Section 15 Village of Creekside Park

28. Variance request for concept approval of a proposed attached pool bath and home addition that exceeds the allowed maximum living area per the Development Criteria and the Initial Land Use Designation (ILUD).
Monica Macias Tubilla
83 Birch Canoe Drive
Lot 17 Block 1, Section 20 Village of Creekside Park West
29. Variance request for a proposed fence that exceeds the maximum height allowed.
Ann Leoni
58 Camber Pine Place
Lot 26 Block 1 Section 61 Village of Alden Bridge
30. Variance request for a proposed room addition that does not respect the 40 foot rear building setback.
Rahul Salooja & Shivani Salooja
86 South Veilwood Circle
Lot 47, Block 1, Section 65 Village of Sterling Ridge
31. Variance request for a proposed attached patio cover will not respect the 20 foot rear building setback.
James Tessmer
6 Townsend Place
Lot 42 Block 2, Section 3 Village of Alden Bridge
32. Variance request for a proposed attached patio cover will not respect the 20 foot rear building setback.
John D Hallaron Jr
98 West Elm Crescent
Lot 24 Block 1, Section 2 Village of Alden Bridge
33. Variance request for an existing wooden deck that does not respect the rear easement.
Jack & Yolanda Naranjo
6 Carmeline Drive
Lot 3 Block 1, Section 25 Village of Sterling Ridge
34. Variance request for a proposed patio and arbor that does not respect the rear easement and the patio exceeds the maximum allowed hard surface area.
John Thomson
91 S Vershire Circle
Lot 23 Block 3, Section 91 Village of Sterling Ridge
35. Variance request for a pool that does not respect the 25 foot Development Zone.
Thomas Behnke
18 Player Pines Court
Lot 22 Block 1, Section 32 Village of Sterling Ridge

VII. Consideration and action in regard to living area criteria.

VIII. Public Comments

IX. Member Comments

X. Staff Reports

XI. Adjourn



Property Compliance Manager
For The Woodlands Township



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