

Development Standards Committee

May 18, 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 April 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. Request for a rehearing from the property owner The Spielman's at 30 Stargazer Pl for existing play equipment/structure that is stored in the front yard of 34 Stargazer, attached to a tree 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
 2. Consideration and action for a conceptual proposal for an addition to allow curbside pickup for customers.
HEB Market Street
9595 Six Pines Drive
Lot 7113, Block 0599, Section 0999 Village of Town Center
 3. Variance request to allow a building sign that includes a website, has more than one logo, has a logo that exceeds the maximum size allowed and may not be registered or trademarked and includes three lines of copy.
HEB Market Street
9595 Six Pines Drive
Lot 7113, Block 0599, Section 0999 Village of Town Center
 4. Consideration and action of the proposed preliminary plans for the parking lot expansion, driveway and proposed entrance from N. Millbend.
First Church of Christ, Scientist
1340 N. Millbend Drive
Lot 0210, Block 0599, Section 0036 Village of Grogan's Mill
 5. Consideration and action for the addition of temporary parking and driveway.
Esprit International School
4890 W. Panther Creek Drive
Lot 0250, Block 0045, Section 0000 Village of Panther Creek
 6. Consideration and action to remove and replace canopy trim.
Sonic Drive In
2550 Research Forest Drive
Lot 8111, Block 0547, Section 0000 Village of Research Forest

7. Consideration and action for the conceptual phase 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
8. Variance request for the proposed front porch that would be located beyond the twenty five foot building setback.
William J and Katherine M Cole
2719 N. Logrun Circle
Lot 09, Block 01, Section 02 Village of Grogan's Mill
9. Consideration and action for a variance request and approval of a building mounted sign and window graphics.
Spidersmart
9420 College Park Drive
Lot 500, Block 490, Section 46 Village of Alden Bridge
10. Consideration and action for a patio expansion, gas fireplace, trellis wrought iron fencing and decorative twin wire mesh landscape fencing.
The Republic Grille
30340 FM 2978 Suite 800
Lot 220, Block 78, Section 46 Village of Sterling Ridge
11. Consideration and action for approval for major remodel of building exterior and building signage.
McDonald's USA
6730 Woodlands Parkway
Lot 400, Block 592, Section 0 Village of Sterling Ridge
12. Consideration and action for replacement of a monument signs.
QEH Woodlands LLC/ Marcel Crossing II
8000 McBeth Way
Lot 850, Block 499, Section 46 Village of Sterling Ridge
13. Consideration and action for approval of arcade sign and window graphics
Amici Café & Bakery
6700 Woodlands Parkway Suite 220
Lot 500, Block 499, Section 00 Village of Sterling Ridge
14. Variance request for proposed patio cover that does not respect the rear building line and exceeds the maximum allowed hard surface area.
Michael R Dunworth
175 West Sundance Circle
Lot 9, Block 3, Section 59 Village of Alden Bridge
15. Variance request for a proposed wood deck that does not respect the rear ten foot easement.
Shubha S Rebello
214 Blushwood Place
Lot 11, Block 4, Section 66 Village of Alden Bridge
16. Variance request for an existing paving that does not respect the rear ten and side five foot easement.
Jorge Cuarezma
23 Harpstone Place
Lot 15, Block 3, Section 10 Village of Alden Bridge

17. Variance request for existing side yard paving that does not respect the side five foot easement.
Ancel D Bell
35 North Goldenvine Circle
Lot 38, Block 2, Section 65 Village of Alden Bridge
18. Variance request for an existing basketball goal that does not respect the side five foot easement.
Brett and Jennifer Mendenhall
130 Gildwood Place
Lot 13, Block 1, Section 13 Village of Creekside Park West
19. Consideration and action for renewal of a home business.
William B Watkins
11 Serenity Woods Place
Lot 10, Block 3 Section 13 Village of Alden Bridge
20. Consideration and action for a proposed home business.
Catalina Huerta
95 Buck Trail Place
Lot 49, Block 3, Section 4 Village of Creekside Park
21. Consideration and action for a proposed home business.
Michael Larson
22 Hollow Glen Place
Lot 13, Block 1, Section 10 Village of Harper's Landing at College Park
22. Consideration and action to pursue legal action for outstanding Covenant violations.
Donald G. Smith
59 West Prairie Dawn Circle
Lot 20, Block 3, Section 6 Village of Harper's Landing at College Park
23. Consideration and action to pursue legal action for outstanding Covenant violations.
Karl E Fernandes
10 Pocket Flower Court
Lot 15, Block 1, Section 16 Village of Alden Bridge
24. Consideration and action to pursue legal action for outstanding Covenant violations.
Tonya G Paschalis
30 Stockbridge Landing Drive
Lot 35, Block 1, Section 17 Village of Alden Bridge
25. Consideration and action to pursue legal action for outstanding Covenant violations.
Roberto Anibal Santos Velasco
27 Verdin Place
Lot 37, Block 1, Section 13 Village of Creekside Park
26. Consideration and action to pursue legal action for outstanding Covenant violations.
Don Philips
60 North York Gate Court
Lot 9, Block 2, Section 19 Village of Alden Bridge
27. Consideration and action to pursue legal action for outstanding Covenant violations.
Esteban Facundo Gomez Bruera
6 Meadow Owl Place

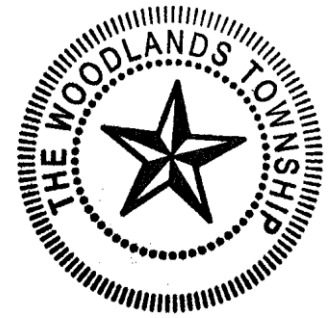
Lot 17, Block 2, Section 27 Village of Creekside Park

28. Consideration and action to pursue legal action for outstanding Covenant violations.
Donny J. Daw
42 Harmony Hollow Court
Lot 44, Block 3, Section 11 Village of Harper's Landing at College Park
29. Consideration and action to pursue legal action for outstanding Covenant violations.
Gary Laden
22 North Heritage Hill Circle
Lot 6, Block 3, Section 14 Village of Indian Springs (TWA)
30. Consideration and action to pursue legal action for outstanding Covenant violations.
Daniel S Wilcox
23 Courtland Green Street
Lot 12, Block 1, Section 55 Village of Alden Bridge
31. Variance request for a proposed pool that exceeds the maximum allowed water surface area.
Scott Small
19 Forest Perch Place
Lot 26, Block 1, Section 93 Village of Alden Bridge
32. Variance request for a proposed patio cover does not respect the 30 foot rear building setback.
Tony Campbell
27 Blairs Way
Lot 7, Block 2, Section 23 Village of Creekside Park West
33. Variance request for a proposed patio cover with summer kitchen concept that does not respect the 30 foot rear building setback.
Maria Gomiz & Alejandro Marmalejo
187 Black Knight Drive
Lot 35, Block 1, Section 84 Village of Sterling Ridge
34. Variance request for a proposed driveway widening that exceeds the maximum width allowed.
Andrew Workman
23 South Victoriana Circle
Lot 6, Block 1, Section 7 Village of Creekside Park
35. Variance for an existing awning that is not a muted solid shade and is an unacceptable material.
Henrique M Paula
30 Broadweather Place
Lot 82, Block 1, Section 50 Village of Alden Bridge
36. Variance request for existing color and stone work on front of dwelling that may not be compatible with neighborhood character.
Pablo Alvarez
11 Paloma Pines Place
Lot 3, Block 1, Section 23 Village of Creekside Park
37. Variance request for an existing window air conditioning unit which is visible from ground level on an adjacent property and the top of the unit is more than six feet above natural grade.
William J Berryman

46 Cottage Mill Place
Lot 26, Block 1, Section 13 Village of Alden Bridge

- 38. Variance request for existing garage conversion that does not accommodate two parking spaces.
Prior Family Trust
102 Drifting Shadows Court
Lot 43, Block 1, Section 7 Village of Harper's Landing at College Park
- 39. Consideration and action concerning possible sign violations.
- 40. Consideration and action of the Commercial Planning and Design Standards regarding Open/Conceal Carry notice signs.

- VII.** Public Comments
- VIII.** Member Comments
- IX.** Staff Reports
- X.** Adjourn



A handwritten signature in black ink, which appears to read "Kristina B. Leno". The signature is written in a cursive style and is positioned above a horizontal line.

Property Compliance Manager
For The Woodlands Township

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