

**City of Howell  
Planning Commission  
May 19, 2021  
ZOOM Digital Meeting  
611 E. Grand River Avenue  
Howell, MI 48843**

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The regular meeting of the Planning Commission was called to order by Chairperson Vukonich at 7:00 p.m.

COMMISSIONERS PRESENT: Maryanne Vukonich, Mayor Nick Proctor, Jan Lobur, Erin Britten, Chelsea Dantuma, Nathan Voght and Robert Spaulding

Absent: None

ALSO PRESENT: Community Development Consultant Paul Montagno, Deputy City Clerk Tonya Hubbard and Planning Consultant Richard Carlisle

ATTENDEES: None

**Due to technical difficulties, the recording secretary was unable to hear during the meeting and the following minutes have been pieced together from recollections of the members present.**

**APPROVAL OF MINUTES, April 21, 2021 ZOOM DIGITAL MEETING**

**MOTION by Spaulding, SUPPORT by Lobur, “To approve the April 21, 2021 zoom digital Planning Commission meeting minutes as presented.” A roll call vote was taken. Proctor – yes, Spaulding – yes Lobur – yes, Britten – yes, Voght – yes, Dantuma – yes, Vukonich – yes. MOTION CARRIED (7-0).**

Mr. Carlisle introduced Community Development Consultant Paul Montagno to the commissioners and informed them that Mr. Montagno would be assisting the City a few days a week in the City Offices.

**CALL TO THE PUBLIC**

There were no attendees.

**PUBLIC HEARING**

**SP21-06 – SPECIAL LAND USE – 120 WEST HIGHLAND, SUITE 300 – MASSAGE THERAPY**

Chairperson Vukonich opened the public hearing at 7:07pm.

Community Development Consultant Paul Montagno introduced the request and stated that this property is zoned MXD, Mixed Use, which permits this type of use with Special Land Use approval.

Chairperson Vukonich closed the public hearing at 7:18 pm

**MOTION by Lobur, SUPPORT by Britten, “To approve the Special Land Use application (#21-06) for 120 West Highland Road, Suite 300, parcel id number 4717-25-102-002, to allow for a new massage therapy business to open in the vacant suite, subject to the following conditions:**

- 1. The proposed construction and use shall meet all applicable ordinance standards.**
- 2. Building permits shall be acquired for all work on the site.**
- 3. All signage on the site shall meet ordinance standards.**
- 4. No other uses shall be introduced to the suite without an updated Special Land Use review.”**

**A roll call vote was taken. Proctor – yes, Spaulding – yes Lobur – yes, Britten – yes, Voght – yes, Dantuma – yes, Vukonich – yes.**

**MOTION CARRIED (7-0).**

**MOTION by Proctor, SUPPORT by Britten, “To adjourn the meeting at 7:24p.m.” A roll call vote was taken. Proctor – yes, Spaulding – yes Lobur – yes, Britten – yes, Voght – yes, Dantuma – yes, Vukonich – yes.**

**MOTION CARRIED (7-0).**

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Tonya Hubbard, Deputy City Clerk