

CITY OF WILLOWICK, LAKE COUNTY  
MINUTES & PROCEDURES OF A  
PLANNING COMMISSION MEETING

DATE: July 12, 2021  
PLACE: City Hall  
TIME: 7:30 p.m.

The meeting was called to order by Chairman Carden at 7:31 p.m. and opened with the Pledge of Allegiance.

PRESENT WERE: Carden, Rising, Kelbach, Foisel, Houry and Hren.  
(Heckman was absent)

ALSO PRESENT: Law Director Landgraf and Council Liaison Phares

Approval of Minutes

June 14<sup>th</sup> 2021 meeting minutes were approved. Motion by Mr. Hren, second by Mr. Kelbach Vote: All ayes. Motion carried.

Development & Plan Review Committee - Mr. Rising  
Mr. Rising had nothing to report tonight.

Rules Committee - Mr. Rising  
Mr. Rising had no report tonight.

City Engineer's Report - Tim McLaughlin  
There was no written report submitted and City Engineer was not present.

Law Director's Report - Ms. Bell  
Law Director Stephanie Landgraf had no report tonight.

Architectural Review Board - Mr. Heckman  
Mr. Heckman was absent and no report provided.

Community Reinvestment Area (CRA) - Mr. Carden  
Mr. Carden had nothing new to report tonight.

Public Portion

The public portion was opened and Flexology Foot Spa located at 32801 Vine Street Unit A1 was presented by Michael Johnson.  
(This item was previously tabled on June 14<sup>th</sup> 2021 due to applicant not being present)

Remarks - Old Business

There were none at this time.

Remarks - New Business

Flexology Foot Spa - 32801 Vine St. Unit A-1

Michael Johnson (owner) was present at the meeting and explained the type of establishment he plans to bring to the city. This is a foot spa for individuals as well as couples looking for a relaxing date night experience.

Mr. Carden asked if Michael was going to be the only employee. Michael Johnson explained that he plans to have only one employee as the manager as he currently has full time employment and would be unable to be there all the time.

He does not plan to open until his employee is ready to start and once the decorating is complete, walls are put up and the washer and dryer are ready to use, he believes it will be about 3 weeks.

Mr. Johnson advised that he has rented an apartment next door to the establishment for the manager since she is from out of town. Law Director Landgraf asked for clarification with regards to the apartment to make sure the apartment is not within the building.

Mr. Johnson advised it would be the apartment next door and not within the establishment.

Mr. Johnson indicated that he was advised by the Cosmetology Board that he does not need a license to operate a foot spa.

Mr. Foisel asked if there is another board he should be consulting with since this is not cosmetology.

Mr. Johnson indicated he was advised that the cosmetology board would be where he needs to consult with.

Mr. Foisel asked if he has the sign off paperwork indicating that he does not need a license to operate.

Mr. Johnson stated that he was not provided anything in written form indicating such, just verbally.

Mr. Houry wanted on record that when he was in China, he went to a foot spa which is common in China, however he is not sure that it is accepted in society here.

Mr. Johnson indicated that there are health benefits that pertain to your feet such benefits to your liver and kidneys.

Mr. Carden reiterated that putting your employee in a close by apartment is not common.

Mr. Johnson indicated that the manager is from New York and is currently without a vehicle and staying with friends. He said that it made sense to obtain an apartment close to the establishment.

Law Director Landgraf advised that on the application to list the best case scenario with regards to employees and the intention for the whole establishment.

Mr. Johnson said that there are 5 rooms he intends to utilize to include a waiting lobby for incoming customers.

Law Director Landgraf also let Mr. Johnson know that if he decides to expand into other businesses that they would need to be approved as at this moment the discussion is strictly regarding the foot spa.

Mr. Johnson indicated he understood.

Mr. Rising asked if this will be for walk in customers or reservation only.

Mr Johnson advised that this would be both reservations and walk-ins.

Mr. Carden asked Law Director Landgraf if there were additional screenings (outside of the already completed police background check)

Law Director Landgraf advised that the items would be through the insurance and health department. Including random inspections from health department and fire.

Mr. Carden asked Law Director Landgraf if the business approval is subject to go away if there more than the amount of employees listed on the application.

Law Director Landgraf indicated that the only time that may happen is if the approval has a condition.

Parking arrangements were mentioned to determine if enough parking is there for this type of establishment.

Mr. Johnson indicated the parking arrangements would meet what is needed and if not then he would be able to use the parking lot behind the building (Willo Praise Church) to accommodate.

Mr. Foisel advised that on Sundays parking may be difficult and other days that the church holds events.

Law Director Landgraf indicated he may not be able to use that lot and asked if he has a site plan of the parking arrangements provided by the landlord.

Mr. Johnson did not have a parking site plan.

Mr. Hren asked if the parking was going to be an issue with the approval.

Law Director Landgraf indicated the business could be conditionally approved based on the parking and sq footage.

Mr. Johnson said he understood and would comply.

Mr. Rising asked Law Director Landgraf if there were complaints in the future at what point would the approval would be revoked.

Law Director Landgraf indicated that if the business receives complaints regarding public safety then at the time they would advise that issue needs to be resolved or the approval could be suspended or revoked.

Mr. Houry asked if we are required to know the managers name. Law Director Landgraf indicated we do not need to know the managers information.

Motion by Mr. Carden, Second by Mr. Rising approve of the business of Flexology Foot Spa. Discussion: None. Vote: All ayes. Motion carried.

There was some discussion regarding vacating the August 2021 Meeting.

Adjournment

Motion by Mr. Carden, second by Mr. Rising, to adjourn the meeting. Discussion: None. Vote: All ayes. Motion carried.

The meeting adjourned at 8:07 p.m.

  
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Mark Carden, Chairman

ATTEST:

  
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Heather K. Boling, Building Secretary