

VILLAGE OF
HOMEWOOD
2020 Chestnut Road,
Homewood, IL 60430
(708) 206-3385

APPLICATION FOR SPECIAL USE PERMIT

SUBJECT PROPERTY ADDRESS: 18664 DIXIE HWY, HOMEWOOD, ILLINOIS

APPLICANT INFORMATION:

Name: NIYA WILLIAMS-THOMPSON

Address:

Email:

Phone:

Fax:

PROPERTY OWNER INFORMATION (if different than applicant):

Name: PAUL HENKE W/EMA CORP

Address: 1177 FARWELL DRIVE, MADISON, WI 53704

Email:

Phone:

Fax:

Describe the need for the request; please be specific:

I am requesting this special use permit to open my Well Spa to provide services such as, medicalgrade pedicures and manicures for chronically ill patients with severe callus buildup, thick toenails & painful feet/hands to name a few. Services provided from a trained licensed certified medical nail technician. My focus is helping and educating my (continue next page)

Describe the present use of the subject property:

THIS PROPERTY IS CURRENTLY VACANT.

Has the property owner applied for a variation or special use permit for this property within the last 12 months?

☐ Yes ☐ No

REQUIRED SUBMISSIONS:

- ☒ Completed application
- ☐ Site plan drawn to scale indicating present and proposed improvements to the subject property
- ☒ Business plan/description of operation plan
- ☒ Statement addressing Conditions of Approval (see instructions)
- ☐ Proof of ownership or interest in ownership
- ☐ Plat of survey with legal description



Office Use Only

Date Application Received: 09/26/2022

Case No.: 22-33

Zoning of Property: ☐ R1 ☐ R2 ☐ R3 ☐ R4 ☐ B1 ☒ B2 ☐ B3 ☐ B4 ☐ DO ☐ M ☐ PL

Application Fee Paid: ☒ \$150.00

I hereby certify that the statements and facts given on this application are true and complete to the best of my knowledge. I agree that if granted the special use requested, the resultant land use will at all times comply with applicable resolutions, ordinances and standards of the Village of Homewood.

Niya Williams-Thompson
Signature of Applicant

9/26/2022
Date

Continued..

Clients on how to take care of their feet at home, safety and the importance of routine foot and nailcare.

Physicians provide in Medical Practice Care and as a Medical Nail Technician, I offer Safe Salon Medical Pedicures and registered @ www.safesalon.org. We build referral relationships with physicians and they appreciate our services and safe techniques.

Medical Nail Technicians have completed a 40-hour internship with a physician and has been certified to do Medical Pedicures.

Why is this service needed?

Many of the clients are chronically ill with Diabetes, Vascular disease and many more diseases to name a few and need special care. Asepsis is high priority and we take extra precautions to assure our clients safety. We are trained to perform medical-level care, but only to perform appropriate cosmetic foot care safely in a medical environment and advanced cosmetic care in the spa.

Medical Nail Technicians (MNT) Perform full consultations, inspecting the client feet before beginning the scheduled care, knowledgeable about the conditions of feet and use high medical grade quality products for our services. We do not step outside of our scope of practice and have a high respect for **PHYSICIANS**. *We wear appropriate attire, are clean, safe professionals* and also practice safety with the use of safe disinfection control and an Autoclave for sterilization.

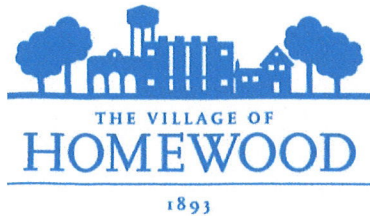
Some services as a MNT but not limited: Trimming and reducing thick toe nails, reducing severe calluses and toenail reconstruction.

THESE ARE SOME OF THE DIFFERENCES BETWEEN A REGULAR NAIL SPA AND A MEDICAL NAIL SPA.

**REGULAR NAIL SPAS ARE ABOUT BEAUTY*

**MEDICAL NAIL SPAs ARE ABOUT EDUCATION, KEEPING OUR CLIENTS HEALTY, SAFE AND BEAUTIFUL AT THE SAME TIME.*

By appointments only



STANDARDS FOR SPECIAL USE

Street Address:

Zoning District: B-1 Central Business District

Special Use: 18664 DIXIE HWY, HOMEWOOD, ILLINOIS

The Planning and Zoning Commission and the Village Board shall consider the following standards when evaluating an application for a special use. The responses provided shall be specific to the requested special use and property in question.

1. Is the special use deemed necessary for the public convenience at that location?
YES. This wellness spa is deemed necessary for the public convenience at this location.
2. Is the special use detrimental to the economic welfare of the community?
NO. Nusole Wellness Spa will NOT be detrimental to the economic welfare of the community in any way.
3. Will the special use be consistent with the goals and policies of the Comprehensive Plan?
YES. There will be consistency with the goals and policies of the comprehensive plan at all times.
4. Is the special use so designed, located, and proposed to be operated, that the public health, safety, and welfare will be protected?
YES. This location is designed to provide a safe atmosphere so that all persons health, safety and welfare are protected.
5. Is the special use a suitable use of the property, and will the property will be substantially diminished in value without the special use?
 - a) YES. The special use is suitable for this property as it will complement all the of the surrounding businesses in the area by offering my unique services.
 - b) NO. The wellness spa will help bring value to the area with services that the new and old population will appreciate.
6. Will the special use cause substantial injury to the value of other property in the neighborhood in which it is located?
NO

7. Will the special use be consistent with the uses and community character of the neighborhood surrounding the property?
YES. This special use is for a business that is passionate with the services offered and is expected to grow, providing new ways to enhance the community by education and staying up to date with new services and what's happening in the neighborhood.
8. Will the special use be injurious to the use or enjoyment of other property in the neighborhood for the purposes permitted in the zoning district?
NO
9. Will the special use impede the normal and orderly development and improvement of surrounding properties for uses permitted in the zoning district?
NO
10. Does the special use provide adequate measures of ingress and egress in a manner that minimizes traffic congestion in the public streets?
YES. Traffic congestion would not be an issue coming from NuSole Wellness Spa LLC. This is a somewhat appointment only business and the property has two points of ingress and egress on both ends of the building with ample parking in the rear of the building for additional parking needed.
11. Is the special use served by adequate utilities, drainage, road access, public safety and other necessary facilities?
NO
12. Will the special use substantially adversely affect one or more historical, archeological, cultural, natural or scenic resources located on the parcel or surrounding properties?
NO