

HOWELL TOWN PLANNING COMMISSION

Minutes of the Howell Town Planning Commission Meeting held April 14, 2025, at 6:10 p.m. at the Sgt. Rocky D. Payne Memorial Center.

Present:	Gary Burton	Chairman Not present
	Val Nessen	Commission Member
	Chris Hawkes	Commission Member
	Timber Rinderknecht	Commission Member
	Jason Mauchley	Commission Member

Others Present:	Jennifer Rose	Town Clerk
	Shelly Logan	Treasurer

Call to Order: Gary Burton

Approve the agenda:

MOTION Planning Commission Member Christopher Hawkes moved to approve April 14, 2026, Planning Commission meeting agenda. The motion was seconded by Commission Member Val Nessen. The motion passed unanimously.

Approve minutes of the Howell Town Planning Commission Meeting.

MOTION Planning Commission Member Val Nessen moved to approve March 10, 2026, minutes from the Howell Town Planning Commission Meeting. The motion was seconded by Commission Member Christopher Hawkes. The motion passed unanimously.

Discussion rezoning of Wendy Henderson property

12-25-20 ordinance: Property must be in the name of individual building before rezoning can be approved

MOTION Commission Member Christopher Hawkes moved to not rezone the property. The motion was seconded by Commission Member Val Nessen . The motion passed unanimously.

Discussion on Tuff shed and other residential buildings not on foundations

mobile homes (anything without a foundation, still has axles and tires) being part of the tuff shed ordinance. What to do with a home that has no foundation and the town was told they would be putting a foundation under it.

Fee can be applied to the taxes, and they can be reported to the health department. Non-conformance section and fees 10-7. No permit was given for the living on the property. Need to update the ordinance to state storage unit/ tiny house/ shipping containers/ Storage sheds.

MOTION Commission Member Christopher Hawkes moved to recommend changing the wording of the ordinance 10-7. The motion was seconded by Commission Member Timber Rinderknecht. The motion passed unanimously.

6 months living in a trailer and then you must move. This ordinance needs to be looked at for further discussion.

Recommend new impact study to be completed.

Adjournment

MOTION Commission Member Christopher Hawkes moved to adjourn. The motion was seconded by Commission Member Timber Rinderknecht. The motion passed.

Adjourned at 6:49 p.m.

Approved:


Jennifer Rose, Town Clerk

