

**DELHI CHARTER TOWNSHIP
MINUTES OF THE PLANNING COMMISSION HELD ON JANUARY 12, 2026**

The Delhi Charter Township Planning Commission held a regular meeting on Monday, January 12th, 2026 in the Multipurpose Room at the Community Services Center, 2074 Aurelius Road, Holt, Michigan. Chairperson Craig called the meeting to order at 6:30 pm.

PLEDGE OF ALLEGIANCE

ROLL CALL

Members Present: Kimberly Berry-Smokoski, Rita Craig, Fredric Ford, Dori Goodall, Bruce Kring, Steve Netzel, Orlando Todd, Betsy Zietlow

Members Absent: Patrick Brown

Others Present: Tracy Miller, Township Manager
Noelle Tobias, Planner
Sara Thornton, Zoning and Planning Secretary

AMENDMENTS TO THE AGENDA: Moved the Sign Ordinance Consultant Selection Discussion to the first item on the agenda.

APPROVAL OF NOVEMBER 24TH, 2025 PLANNING COMMISSION MINUTES

Zietlow moved and Ford seconded to approve the November 24th, 2025 meeting minutes.

A Voice Poll was recorded as follows: All Ayes

Absent: Brown

MOTION CARRIED

PUBLIC COMMENT (Non-Agenda Items): None

SIGN ORDINANCE CONSULTANT SELECTION DISCUSSION

Ms. Miller introduced OHM Advisors who will be assisting with the Township's Sign Ordinance re-write.

Christine Spitzley and Lynn Wilson, OHM Advisors were present.

CASE #25-888 – TEXT AMENDMENT TO ZONING ORDINANCE – 39.167 – AMENDING MULTIPLE SECTIONS TO ALLOW FOR THE BROADER DEVELOPMENT OF PRIVATE ROADS

Ms. Miller presented the proposed ordinance amendment that would modify multiple sections of the ordinance to allow for the broader development of private roads.

There was general discussion by commission members.

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Public hearing Opened: 6:47 pm

Larry and Pamela Bailey, 2143 College Road, submitted written comment regarding their concern about the reduction of government oversight on the building and maintaining of private roads.

Public hearing Closed: 6:47 pm

MOTION

Berry moved, Todd seconded, to the Township Board adoption of Zoning Ordinance No. 39.167 which makes changes to various sections of the Delhi Charter Township Zoning Ordinance to more broadly permit the development and use of private roads within the Township.

**Ayes: Berry-Smokoski, Brown, Craig, Ford, Goodall, Kring, Netzel, Todd, Zietlow
Nays: None
Absent: Brown
Abstain: None**

MOTION CARRIED

ADJOURNMENT

Meeting adjourned at 6:50 pm.

Date: _____

/set

Steve Netzel, Secretary