

**DELHI CHARTER TOWNSHIP  
MINUTES OF THE PLANNING COMMISSION HELD ON NOVEMBER 13TH, 2023**

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The Delhi Charter Township Planning Commission held a regular meeting on Monday, November 13th, 2023 in the Multipurpose Room at the Community Services Center, 2074 Aurelius Road, Holt, Michigan. Chairperson Ford called the meeting to order at 6:30 p.m.

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

Members Present: Kimberly Berry-Smokoski, Patrick Brown, Rita Craig, Fredric Ford, Steve Netzel, Orlando Todd, Betsy Zietlow

Members Absent: Marni Swanson

Others Present: Noelle Tobias, Assistant Planner  
Sara Thornton, Zoning and Planning Secretary

**AMENDMENTS TO THE AGENDA: Removal of the Planning Commission representative appointment to the Zoning Board of Appeals.**

**APPROVAL OF OCTOBER 23RD, 2023 PLANNING COMMISSION MINUTES**

Zietlow moved and Berry seconded to approve the October 23, 2023 meeting minutes.

**A Voice Poll was recorded as follows: All Ayes**

**Absent: Swanson**

**MOTION CARRIED**

**PUBLIC COMMENT (Non-Agenda Items):** None

**PUBLIC HEARING, SPECIAL USE PERMIT CASE #23-307, 3355 DUNCKEL RD.,  
33-25-05-02-100-018**

Ms. Tobias reviewed the staff report. The applicant has requested a Special Use Permit (SUP) for the operation of a Child Care Center (12+ Children) in the A-1: Agricultural zoning district. Pursuant to Section 8.6.2(10) and more specifically Section 8.6.3.(9)(c)(3).

Mike Weller (East Lansing Trinity Church), the applicant was present.

**Public hearing opened: 6:38 pm**

No public comment.

**Public hearing closed: 6:39 pm**

**MOTION**

**Brown moved, Craig seconded, to recommend to the Township Board approval of SUP #23-307 for a Child Care Center within the A-1: Agricultural Zoning District pursuant to Section 8.6.2(10) and 8.6.3.(9)(c)(3) of the Zoning Ordinance for property located at 3355 Dunckel Road (Parcel #33-25-05-15-02-100-018). The following conditions to apply:**

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1. The facility will not open until it is fully licensed by the State of Michigan.
2. The facility must remain in compliance, at all times, with all of the requirements of the State of Michigan pertaining to childcare licensing.
3. Fencing, gates, and latch mechanisms around the outdoor play area must be of a type sufficient to prevent unauthorized access by outsiders to the play area and to prevent children in care from leaving the area without appropriate supervision.
4. The Child Care Center shall not exceed sixty-nine (69) children without amending the Special Use Permit and shall meet all other local, county and state ordinances.
5. If the vegetation around the recreational area is removed for any reason, a 10' landscaping buffer will be required around this entire area.

The Planning Commission has received the "Basis for Determination for Granting a Special Use Permit" and has found that the general and specific standards outlined in Section 8.1.3 have been satisfied and that those findings are accurately reflected in the document entitled "Basis for Determination for SUP#23-307" dated November 8, 2023 and it is fully incorporated into this motion and the official meeting minutes.

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

**MOTION CARRIED**

**AMENDMENT TO THE 2024 PLANNING COMMISSION TENTATIVE MEETING SCHEDULE**

General discussion.

Brown moved and Zietlow seconded to approve the amendment to the 2024 Planning Commission tentative meeting scheduled.

A Voice Poll was recorded as follows: All Ayes

Absent: Swanson

**MOTION CARRIED**

**GENERAL DISCUSSION AND UPDATES**

There was general discussion about the status of upcoming projects.

**ADJOURNMENT**

Meeting adjourned at 6:45 pm.

Date: \_\_\_\_\_

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Marni Swanson, Secretary

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