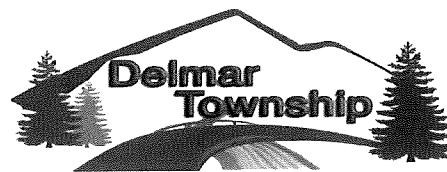


Planning Commission



June 11, 2026 Minutes

The regularly scheduled monthly meeting of the Delmar Township Planning Commission was brought to order by Chris at 7:00 PM.

Members Attending:

Dixie Coolidge, Chris Eckert, Joel Young

Members Absent:

Dan Nowak, Allen Morrow, Christina VanDergrift

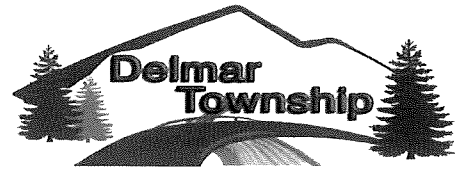
Visitors:

none

Old Business:

- Reorganizational meeting for 2025
 - Special session called to order by Chris at 7:00 PM
 - Chris moved that Dixie stand as temporary Chairman; seconded by Joel; approved (2-0) with Dixie abstaining.
 - Dixie moved to nominate Chris to remain chairman; seconded by Joel; approved (2-0) with Chris abstaining.
 - Chris moved to nominate Christina as vice chair; seconded by Joel; approved (3-0).
 - Dixie moved to nominate Joel as secretary; seconded by Chris; approved (2-0) with Joel abstaining.
 - Chris moved to nominate Dixie as assistant secretary; seconded by Joel; approved (2-0) with Dixie abstaining.
 - Chris moved to keep the same meeting time (2nd Thursday of the month at 7:00 PM); seconded by Dixie; approved (3-0).
 - Chris moved to adjourn the special meeting; seconded by Dixie; approved (3-0).
- Regular meeting was called to order by Chris at 7:05 PM
- The minutes to the December 11, 2025 meeting were presented. A motion was made by Chris and seconded by Dixie to accept the minutes as presented. The motion passed (3/0).

Planning Commission



New Business:

- The committee members present examined a proposal for a double Lot Addition from Robert Borden. The Robert Borden subdivision is located on Broughton Hollow Road in Delmar Township. It consists of the land deeded to Robert S. Borden Jr. consisting of +/- 19.44 acres. This subdivision proposes 2 lot additions; Lot Addition A, consisting of 1.99 acres, will be added to an existing residential lot deeded to Jerrod C. & Ashley M. Hunter-Smith, consisting of 2.02 acres to form one lot of 4.01 acres total. Lot Addition B, 1.03 acres, is an existing residential lot with an existing house that is served by an on lot well and sewage disposal system that will be added to other lands of Robert S. Borden Jr. to form one lot of +/- 17.33 acres total. During the discussion it was noted that lot B is a non-conforming lot due to the less than 200 feet of road frontage; however, it was an existing lot and the addition increases the amount of road frontage. Dixie noted the non-conformance and moved to accept the proposal as presented; seconded by Joel; approved (3-0).
- It was noted that the Planning Commission is still seeking another member. Anyone interested is encouraged to contact the Township.
- Joel motioned to adjourn the meeting; seconded by Dixie; approved (3/0). Meeting adjourned at 7:17 PM.

Respectfully submitted,

Joel S. Young, Secretary