

Planning & Zoning Commission Meeting  
January 31, 2022 - 3:00 P.M.

I. The meeting of the Le Mars Planning & Zoning Commission was called to order at 3:00 P.M. by Chairperson Bollin.

II. Roll Call:     Members Present: Bollin, Gergeni, Schipper, Sitzmann  
                  Members Absent: Wagner, Floy, Heidebrink  
                  Others Present: G. Smidt, J. Vacura, D. Schipper, B. Bruns, M.  
  Gaul, L. Bernhardt, B. Kellen, M. Nuebel, J.  
  Sitzmann, W. Schlotfeldt

III. Minutes: Gergeni moved, Sitzmann seconded the September 27, 2022 meeting minutes be approved. Ayes: All present.

IV. Business:

1. A concept plan of KNS 4<sup>th</sup> Addition was presented which includes a Cul-de-sac of 700 feet, to best fit the needs of KNS 5<sup>th</sup> Addition. Current Code of Ordinance Chapter and Section 165.15 allows a maximum length of a cul-de-sac to 500 feet. Current IFC allows for a 750 feet maximum length of cul-de-sac's. There was discussion of KNS undeveloped ground and to recommend that the Le Mars City Council Amend Chapter and Section 165.15 from 500 ft cul-de-sac's to 750 ft cul-de-sac's to better match today's standards of the IFC. It was also discussed that if a park is ever developed at the end of the cul-de-sac that off street parking be created.

Motion: Schipper moved, Sitzmann seconded the KNS 4<sup>th</sup> Addition Concept be approved, and recommended to City Council amending Chapter & Section 165.15 cul-de-sacs from 500 feet to 750 feet. Ayes: All present.

V. Adjournment: Gergeni moved, Sitzmann seconded the meeting be adjourned at 3:35 P.M. Ayes: All present.

---

Dennis Bollin, Chairperson

---

Jan Feller, City Clerk