

Planning & Zoning Commission Meeting  
Minutes  
March 4, 2025 - 4:15 P.M.

I. The regular meeting of the Le Mars Planning & Zoning Commission was called to order at 4:15 P.M. by Chairperson Schipper.

II. Roll Call:   Members Present: Galles, Susemihl, Gergeni, Schipper, Sitzmann.  
                  Members Absent: Floy, Heidebrink.  
                  Others Present: Gaul, Bernhardt.

III. Minutes:   Sitzmann moved, Gergeni seconded the January 7, 2025, meeting minutes be approved. Ayes: All present.

IV. Business:

1. Review the Preliminary Plat of Dogwood 4<sup>th</sup> and 5<sup>th</sup> Additions.

The preliminary plat for Dogwood 4<sup>th</sup> and 5<sup>th</sup> Additions is located south of 18<sup>th</sup> St SE and south of 1<sup>st</sup>, 2<sup>nd</sup>, & 3<sup>rd</sup> Ave SE and west of 4<sup>th</sup> Ave SE in Le Mars, Iowa. Brett Langley and Steve Schuster were present to explain Dogwood 4<sup>th</sup> will be residential single-family homes and Dogwood 5<sup>th</sup> is going to be multi-family dwellings for 55 and older community.

There will be a large retention pond to hold all the heavy water run-offs and will help with any potential flooding and a park area around 5 acres will be located along the retention pond.

MOTION: Susemihl moved, Sitzmann seconded the Preliminary Plat of Dogwood 4<sup>th</sup> and 5<sup>th</sup> Additions be approved. Ayes: All present.

V. Adjournment: Sitzmann moved, Susemihl seconded the meeting be adjourned at 4:39 P.M. Ayes: All present.

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Wayne Schipper, Chairperson

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Jan Feller, City Clerk