



**OFFICIAL MINUTES OF THE  
BOARD OF ADJUSTMENTS MEETING  
CITY OF THIBODAUX  
CITY HALL  
THIBODAUX, LOUISIANA  
June 26, 2024**

The Board of Adjustments of the City of Thibodaux assembled in special session at its regular meeting place, City Hall, 310 West 2<sup>nd</sup> Street, Thibodaux, Louisiana, Wednesday, June 26, 2024 at 5:30 P.M.

**There were present:** Marguerite Erwin, Clarence Savoie, Malcolm Hodnett & Renee Brinkley

**Also present:** Monique Reulet, Sonya Cabrera, Josh Bourgeois, Trey Waguespack, Kevin Clement

**Absent:** Rudy Soignet

**There was a quorum present.**

**The minutes of the February 19, 2024 Board of Adjustments meeting were approved as written.**

**YEAS:** Erwin, Savoie, Hodnett & Brinkley

**NAYS:** None

**ABSTAINED:** None

**ABSENT:** Soignet

Erwin introduced a request by Brian Dupuis to vary 9ft from the required 10ft rear setback requirement to build a storage shed at 505 McCulla Street in an R-2 Zoning District.

Brian Dupuis, 505 McCulla Street, was present to represent his request. He stated that he has a spot behind his home that he would like to use to place a storage shed because he has no outside storage. He added that this is really the only place he could put a shed on his property as it is level ground.

Erwin asked Dupuis about how much room he has in that area, and Dupuis said he has 12ft from the house to the fence. Hodnett asked for clarification of the layout and location in relation to house, and expressed concern over fire safety due to how close the shed would be to the house. Hodnett and Dupuis continued to discuss the lot dimensions. Erwin asked how close the fence was to the house on the other side. Dupuis said it is quite a ways from the fence. They have shrubbery on their side if the fence, but his side is cleared. Brinkley asked about the size of the shed, and Dupuis said it would be 10x24.

Erwin asked Public Works Director Josh Bourgeois if he had been on this property, and if he thought there was more than 12 feet. Bourgeois said he had not been back there. Permit Department Executive Secretary Monique Reulet showed the board members the original sketch from Dupuis, which was a little darker. Erwin asked if it was a pre-fab shed, and asked for clarification of the size. Dupuis said yes, it is pre-fab and he confirmed the size would be 10x24. Hodnett asked about the dimensions of the sideyard. Dupuis said it was not much bigger than the back area, and he did not want to put the shed there because of his neighbors.

Hodnett stated that it seemed very tight, and he did not think this big of a variance had been approved before. Erwin asked if there was any other option Dupuis wanted them to consider, and Dupuis said no. Erwin acknowledged Hodnett's safety concerns. Mayor Clement asked what the typical requirements are. Hodnett explained the setback requirements. Dupuis asked what would be a reasonable alternative, and Erwin suggested going to a smaller shed size of 8x16. Hodnett and Erwin give Dupuis the options to amend this request, table it and come back next month, or ask them to vote on the request as is.

On call for public comment, Clement noted that a smaller shed would still give Dupuis room for his lawn equipment, but a larger shed would definitely get used too. Savoie also mentioned the option of getting a mini storage unit, and Dupuis said he already had one that was full.

On call for City Administration comment, Bourgeois suggested a smaller shed. Erwin asked Dupuis what he wanted to do, and he said go smaller.

Erwin suggested someone make a motion to allow a 9ft variance, but with a smaller shed size, so that there would be 3ft between the shed and house instead of just 1ft.

On motion of Hodnett, seconded by Erwin, the Board voted on a motion to approve the request by Brian Dupuis to vary 9ft from the required 10ft rear setback requirement to build a storage shed at 505 McCulla Street in an R-2 Zoning District, with the amendment that he select a smaller shed.

.....Upon roll call the vote was as follows:

**YEAS:** Erwin, Savoie, Hodnett & Brinkley  
**NAYS:** None  
**ABSTAINED:** None  
**ABSENT:** Soignet

There being no further business the meeting was adjourned.