



**OFFICIAL MINUTES OF THE
BOARD OF ADJUSTMENTS MEETING
CITY OF THIBODAUX
CITY HALL
THIBODAUX, LOUISIANA
May 27, 2026**

The Board of Adjustments of the City of Thibodaux assembled at its regular meeting place, City Hall, 310 West 2nd Street, Thibodaux, Louisiana, Wednesday, May 27, 2026 at 5:30 P.M.

There were present: Marguerite Erwin, Rudy Soignet, Malcolm Hodnett, & Cassie Braud

Also present: Monique Reulet, Sonya Cabrera, Josh Bourgeois

Absent: Renee Brinkley

There was a quorum present.

The minutes of the March 25, 2026 Board of Adjustments meetings were approved as written.

YEAS: Erwin, Soignet, Hodnett, & Braud

NAYS: None

ABSTAINED: None

ABSENT: Brinkley

Soignet introduced a request by Brad Legendre to vary 1ft from the required 10ft rear yard setback to construct a shed addition at 601 N Canal Boulevard in an R-1 zoning district.

Brad Legendre, 601 N Canal Blvd, was present to represent his request. He stated that he plans to construct a utility shed on his property. He wants to build it so that the doors face Glenwild Drive. He explained that he is requesting a 1ft variance to place this structure 9ft from his rear property line. He noted that he has 31ft from the property line to the drainage ditch.

Erwin arrived to the meeting.

Hodnett asked if the setbacks were measured from wall to property line or from the overhang to the property line. Public Works Executive Secretary Monique Reulet explained that it is measured from the wall to the property line, but any projections into the required yard are limited to 2ft. Erwin then asked why not make the building 1ft shorter so that he would not need a variance at all. Legendre stated that these dimensions are necessary for the door sizes and layout of the structure. He added that he wants the doors to face Glenwild Drive for security reasons, and he would like to have 9ft doors for more space as he gets older.

On call for City comment, there was none. On call for public comment, there was none.

On motion of Braud, seconded by Hodnett, the Board voted to approve the request by Brad Legendre to vary 1ft from the required 10ft rear yard setback to construct a shed addition at 601 N Canal Boulevard in an R-1 zoning district.

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

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

Erwin introduced a request by Lawrence Robertson to vary 741.85sf from the required 8000sf minimum lot size to construct a duplex and a barber shop on lot LRP-1 at the intersection of Gerald T Peltier Drive and Cleveland Street in an R-3 zoning district.

Lawrence Robertson, 215 Olivia Drive, was present to represent his request. He explained that he originally thought the property was bigger when he first bought it, so he told his surveyor to split it into two lots. After that, he found out the new lots would actually be smaller and would now require variances. He also noted that the original plan for this lot was to build a barbershop and a duplex, but he has changed his mind and now only intends to do a barbershop and a single-family home.

Erwin and Reulet discuss the yard regulations for R-3 zoning districts, and how the required minimum lot size was calculated. They also discussed mixed use properties and the regulations on these in the zoning ordinance. The Commissioners discussed how to calculate the lot size requirements for mixed use properties and proposed a re-evaluation of this ordinance in order to better clarify this matter. Erwin verified that this lot met all other zoning requirements, and Reulet confirmed that a Special Exception was recently approved for the barbershop.

There was no public present for comments.

On motion of Hodnett, seconded by Soignet, the Board voted to approve the request by Lawrence Robertson to vary 741.85sf from the required 8000sf minimum lot size to construct a duplex and a barber shop on lot LRP-1 at the intersection of Gerald T Peltier Drive and Cleveland Street in an R-3 zoning district.

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

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

Erwin introduced a request by Lawrence Robertson to vary 741.85sf from the required 8000sf minimum lot size to construct a three residential units on lot LRP-2 at the intersection of Gerald T Peltier Drive and Cleveland Street in an R-3 zoning district.

Lawrence Robertson, 215 Olivia Drive, was present to represent his request. He explained that he wants to build 2 separate units on this lot. Each unit would be 600sf with 1 bedroom. He added that his intention for these units is to serve the elderly community.

Erwin verified the zoning requirements for R-3 zones and asked if Robertson met all other requirements. Reulet said yes.

There was no public present for comment. On call for City comment, there was none.

On motion of Soignet, seconded by Braud, the Board voted to approve the request by Lawrence Robertson to vary 741.85sf from the required 8000sf minimum lot size to construct a three residential units on lot LRP-2 at the intersection of Gerald T Peltier Drive and Cleveland Street in an R-3 zoning district.

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

YEAS: Erwin, Soignet, Hodnett, & Braud

NAYS: None

ABSTAINED: None

ABSENT: Brinkley

In other business, Erwin discussed the recent changes made to the sign ordinance. She noted that she felt there were a few things that would have to be revisited after the City Council gave their input.

There being no further business the meeting was adjourned.