

CITY OF THIBODAUX

PUBLIC WORKS DEPARTMENT

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JOSH BOURGEOIS
DIRECTOR

AGENDA

CITY OF THIBODAUX PLANNING & ZONING COMMISSION

310 W. 2nd Street

October 7, 2026 at 5:00 P.M.

1. Meeting called to order

2. Pledge of Allegiance

3. Roll Call:	Clay Breaud	P__	A__	(E or X) __
	Drew Andrews	P__	A__	(E or X) __
	Mark Kearns	P__	A__	(E or X) __
	Trey Ledet	P__	A__	(E or X) __
	Thomas Shanklin	P__	A__	(E or X) __

4. Approval of minutes for the September 2, 2026 meeting.

5. To consider request by Joseph Doiron to amend and re-enact Article 7, Section 704.A of the City of Thibodaux's Comprehensive Zoning Ordinance as follows:

"The off-street parking spaces required for each use permitted by this Ordinance shall not be less- more than that found in Table 7.1. For uses not mentioned in this Section, the Zoning Administrator or his/her designee shall determine the requirements for off-street parking. **Off-street vehicle parking may be provided at the discretion of the property owner or developer. Where parking is provided, it shall comply with applicable design, accessibility, drainage, landscaping, circulation, and safety requirements of this Article.** The determination shall be based upon the most comparable use listed, AASHTO or ITE standards, and/or the specific needs of the development ~~as determined by the City.~~

6. To consider request by Joseph Doiron to amend & re-enact Article 7, Section 704.E of the City of Thibodaux's Comprehensive Zoning Ordinance as follows:

"b. The shared parking facility is located within ~~three hundred feet (300')~~ of each use a reasonable walking distance of 1 quarter (1/4) mile or one thousand three hundred twenty (1320) feet of each use, and is accessible by a dedicated pedestrian route. The Zoning Administrator may consider the quality and safety of the pedestrian connection when evaluating whether a shared parking arrangement serves the intended purpose."

7. To consider request by Leonard Chauvin P.E., P.L.S on behalf of Grace Investments to be granted sketch and final plat approval for the re-division of the property located at 219 N 12th Street into Lots A&B, located on the North side of N 12th Street, approximately 150ft East of the intersection of N 12th Street and Coulon Road in Section 40, T14S-R16E, City of Thibodaux, Louisiana.

8. To consider request by Councilman Ben Harang to amend and re-enact Article 2, Section 202 -Definitions of the City of Thibodaux's Comprehensive Zoning Ordinance as follows:

"Family - One (1) or more persons occupying a single dwelling unit, provided that unless all members are related by blood or marriage, no such family shall contain over ~~five (5)~~ three (3) persons, but further provided that domestic servants employed on the premises may be housed on the premises without being counted as family or families.

9. To consider request by Monique S. Green to amend and re-enact Article 5, Table 5.1 - Residential District Permitted Uses and Special Exceptions of the City of Thibodaux's Comprehensive Zoning Ordinance as follows:

-Add "Group/Community Home, Small" as "Special Exception" in an R-2 zoning district.

10. To consider request by Vic Palazzo to amend and re-enact Article 5, Table 5.1- Residential District Permitted Uses and Special Exceptions of the City of Thibodaux's Comprehensive Zoning Ordinance as follows:

-Add "Personal Services Establishment" as "Special Exception" in an RB zoning district.

11. To consider request by Paige Stuart & Courtney Lirette to amend and re-enact Article 3, Section 308.A of the City of Thibodaux's Comprehensive Zoning ordinance as follows:

"2. A variance is authorized only for height, area, **operational hours** and size of structure or size of yards and open spaces; establishment or expansion of a use otherwise prohibited shall not be allowed by variance, nor shall a variance be granted because of the presence of nonconformities in the zoning district or uses in an adjoining district."

Any other matters properly brought before the Commission.

Josh Bourgeois
Public Works Director

CITY INSPECTOR & ZONING ADMINISTRATOR (985) 446-7208

SEWERAGE PLANT (985) 446-7234 • GAS AND WATER DEPARTMENT (985) 446-7216 • WATER PLANT (985) 446-7236