



**OFFICIAL MINUTES OF THE
PLANNING AND ZONING MEETING
CITY OF THIBODAUX
MARCH 4, 2020**

The Planning and Zoning Commission of the City of Thibodaux assembled in regular session at its regular meeting place, City Hall, 310 West 2nd Street, Thibodaux, Louisiana, on Wednesday, March 4, 2020 at 5:00 P.M.

There were present: Clay Breaud, Robert Mire, Mark Kearns, Drew Andrews

Absent: Cheryl Thomas

The minutes of the February 5, 2020 Planning and Zoning Commission were approved as written.

Leslie Clement, Attorney, 409 North Canal Boulevard addressed the Board on behalf of Percy & Donna Smith, Ad-Val, Inc., Lloyd Gibson and Herbert Richard c/o Otto Richard to expand C-1 Zoning District to include property located at 1303 St. Charles Street, the vacant lot between 1303 & 1313 St. Charles Street, 1313 & 1313-A St. Charles Street and 1317 St Charles Street currently zoned R-3. Mr. Clement noted the surrounding properties currently consist of some commercial use and the re-zoning would be contiguous with the properties across the street.

Dalonica James, 2525 West Orice Roth Road, Gonzales, Louisiana addressed the Board with her interest of bringing in a snowball stand which is considered a specialty restaurant and in order to do so the property would have to be rezoned to C-1.

Clay Breaud, Chairman of the Board along with Board members posed questions concerning grandfather status of existing businesses, utilities and if there is adequate parking for the proposed use in which Roland Soignet, Jr., Zoning Administrator replied yes she would meet the parking requirements.

Otto Richard, 1317 St. Charles Street addressed the Board in favor of Mrs. James' request.

On motion of Kearns, seconded by Mire, the Board voted on a motion to approve the request to re-zone properties located at 1303 St. Charles Street, vacant lot between 1303 & 1313, 1313 & 1313-A and 1317 St. Charles Street.....Upon roll call the vote was as follows:

YEAS: Breaud, Mire, Kearns, Andrews
NAYS: None
ABSTAINED: None
ABSENT: Thomas

Brandi Percele, 147 Comanche Court, Thibodaux addressed the Board with her request to be granted a special exception in accordance with the provisions of Section 307 of the Thibodaux Comprehensive Zoning Ordinance to operate a beauty salon at 302 Ridgefield Road in a R-3 Zoning District. Mrs. Percele expressed her interest to purchase the building but is in need of approval for a special exception to operate her business at this location.

Clay Breaud, Chairman of the Board noted a special exception is required in order to operate a personal service establishment (beauty salon) within an R-3 Zone and if the City had any issues with it in which Roland Soignet, Jr., Zoning Administrator replied the City has no issue with it.

Jeff Donnes, 218 Abigail Drive, Thibodaux addressed the Board for clarification if it was a zoning change or special exception and when would she be able open in which Clay Breaud, Chairman of the Board replied the request is for a special exception and it would have to be approved by the City Council before opening her business.

On motion of Andrews, seconded by Mire, the Board voted on a motion to grant a special exception in a R-3 Zoning District to operate a personal service establishment (beauty salon) at 302 Ridgefield Road.....Upon roll call the vote was as follows:

YEAS: Breaud, Mire, Kearns, Andrews
NAYS: None
ABSTAINED: None
ABSENT: Thomas

Clay Breaud posed questions for an update of sign removal within the City and if last month's amendments to the Sign Ordinance been approved by the City Council.

There being no further business the meeting was adjourned.

Liz Guidry, Secretary

Roland Soignet, Jr., Zoning Administrator