



P.O. BOX 6097
HOUMA, LOUISIANA 70361
(985) 868-5050



P.O. BOX 2768
HOUMA, LOUISIANA 70361
(985) 868-3000

TERREBONNE PARISH
CONSOLIDATED GOVERNMENT

MEMBERS

Matthew Chatagnier, Chair
Willie Newton, Secretary
Pete Konos

Joe Harris, Vice Chair
David Tauzin
Katie Sims, Alt Member

NOTICE TO THE PUBLIC: If you wish to address the Board, please notify the Chairman prior to the beginning of the meeting. Individuals addressing the Board should be respectful of others in their choice of words and actions. Please silence all cell phones, pagers or electronic devices used for communication for the duration of the meeting.

**HOUMA BOARD OF ADJUSTMENT
MEETING NOTICE**

DATE: Tuesday, December 17, 2024
TIME: 5:00 PM
PLACE: Terrebonne Parish 2nd Floor Council Meeting Room
8026 Main Street, Houma, LA 70360

A • G • E • N • D • A

1. Pledge of Allegiance
2. Roll Call
3. Announcements:
4. Approve Minutes of November 19, 2024
5. New Business
 - a. Structure Variance: Rear yard setback variance from the required 25' to 12' for the construction of a duplex on an R-2 zoned lot located at 192 Stovall St; (Council District 2; City of Houma Fire District) *Kayla Brown, applicant.*
 - b. Structure Variance: Front yard setback variance from the required 20' to 2' and a side yard setback from the required 5' to 1' for an awning above the driveway on an R-1 zoned lot located at 48 HMS Drive; (Council District 3; Bayou Cane Fire District) *Acadiana Contractors, applicant.*
 - c. Special Exception: Exception to allow for the placement of a mobile home on an R-2 zoned lot located at 102 Henderson Drive; (Council District 2; Bayou Cane Fire District) *Caroll Savoie, applicant.*
 - d. Special Exception: Exception to allow for the placement of a mobile home on an R-2 zoned lot at 180 Jennings Lane; (Council District 3; Bayou Cane Fire District) *Rosemary Castle, applicant.*
 - e. Special Exception: Exception to allow for the placement of a mobile home on an R-2 zoned lot at 183 Jennings Lane; (Council District 3; Bayou Cane Fire District) *Linda Brumfield, applicant.*
6. Election of Officers for 2025
7. Adoption of 2025 Meeting Dates
8. Next Meeting Date: Tuesday, January 21, 2025
9. Board of Adjustment Member's Comments
10. Public Comments
11. Adjourn

MINUTES
BOARD OF ADJUSTMENT
MEETING OF November 19, 2024

1. The Chairman, Mr. Matthew Chatagnier, called the meeting of November 19, 2024, of the Board of Adjustment to order at 5:00 p.m. in the Terrebonne Parish Council Meeting Room with the Pledge of Allegiance led by Mr. David Tauzin.
2. Upon Roll Call, present were: Mr. Matthew Chatagnier, Chairman, Mr. Pete Konos and Mr. David Tauzin. Absent at the time of Roll Call were: Mr. Joe Harris, Vice Chairman, Mr. Wille Newton, Secretary, and Ms. Katie Sims. Also present was Mr. Christopher Pulaski, Director, Department of Planning & Zoning, Mr. Brighton “BJ” Schmill, Planner I, Department of Planning & Zoning, and Mr. Gary Williams, Legal Advisor.
3. ANNOUNCEMENTS: None
4. APPROVAL OF THE MINUTES:

Mr. Tauzin moved, seconded by Mr. Konos: “THAT the Board of Adjustment accept the minutes as written, for the regular meeting of October 21, 2024.”

The Chairman called for a vote on the motion offered by Mr. Tauzin. THERE WAS RECORDED: YEAS: Mr. Tauzin, Mr. Konos and Mr. Chatagnier; NAYS: None; ABSTAINING: None; ABSENT: Mr. Harris, Mr. Newton, and Ms. Sims. THE CHAIRMAN DECLARED THE MOTION ADOPTED.
5. OLD BUSINESS:
 - A. Structure Variance: Front yard setback variance from the required 20’ to 10’ and rear yard setback variance from 25’ to 9’ for the placement of a new residential structure on an R-1 zoned lot located at 316 Brooklyn Avenue.
 - 1) The Chairman recognized Mr. Terry Gold of 196 Bienville Blvd, Bourg, who stated that the request for the front yard setback variance from the required 20’ to 10’ and rear yard setback variance from 25’ to 9’ is to allow for the placement of a new residential structure on an R-1 zoned lot located at 316 Brooklyn Avenue
 - 2) The Chairman recognized Mrs. Mary Aucoin who is a 1/3 owner of an adjacent property on McKinley Street. Mrs. Aucoin expressed her concerns on drainage, an abandoned sewer tank still in the ground at 316 Brooklyn Avenue and about the request to be only 9’ away from the property line. Mrs. Aucoin stated that she objects to the request from Mr. Gold.
 - 3) The Chairman recognized Ms. Devie Smith of 333 McKinley Street, who expressed her concerns about the remaining roots and trunk left from a tree recently cut down to the rear property line of 316 Brooklyn Avenue. Ms. Smith stated that she was against the variance request.
 - 4) The Chairman recognized Mr. Gold who commented on the concerns from Mrs. Aucoin and Ms. Smith. He stated that he will be removing the abandoned septic tank and will be connecting the new structure to community sewer. He also stated that while he paid to have the tree cut down to the rear of 316 Brooklyn Avenue, he had no plans to remove the remaining tree trunk or roots over the property line at 333 McKinley Street.
 - 5) Mr. Konos moved, seconded by Mr. Tauzin: “THAT the Public Hearing be closed.”

The Chairman called for a vote on the motion offered by Mr. Konos. THERE WAS RECORDED: YEAS: Mr. Konos, Mr. Tauzin, and Mr. Chatagnier; NAYS: None; ABSTAINING: None; ABSENT: Mr. Harris, Mr. Newton, and Ms. Sims. THE CHAIRMAN DECLARED THE PUBLIC HEARING CLOSED.
 - 6) Mr. Schmill discussed the Staff Report and stated that the applicant is requesting a front yard setback variance from the required 20’ to 10’ and rear yard setback from the required 25’ to 9’ to allow for new construction on an R-1 zoned lot located at 316 Brooklyn

Avenue. He stated that Staff recommends approval of the request on the condition that the applicant places gutters and downspouts to direct water away from adjacent properties.

7) Mr. Konos moved, seconded by Mr. Tauzin: "THAT the Board of Adjustment approve the request for the front yard setback variance from the required 20' to 10' and rear yard setback from the required 25' to 9' to allow for new construction on an R-1 zoned lot located at 316 Brooklyn Avenue on the condition that the applicant install gutters and downspouts to direct water away from adjacent properties."

The Chairman called for a vote on the motion offered by Mr. Konos. THERE WAS RECORDED: YEAS: Mr. Konos, Mr. Tauzin, and Mr. Chatagnier; NAYS: None; ABSTAINING: None; ABSENT: Mr. Harris, Mr. Newton, and Ms. Sims. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

6. NEW BUSINESS:

A. Special Exception: Exception to place a 16x72 mobile home on an R-2 zoned lot through the Restore LA Program located at 148 Square Wolfe Lane.

1) The Chairman recognized Ms. Karen Harris of 134 Square Wolfe Lane, who stated that the special exception is to allow for the placement of a 16x72 mobile home on an R-2 zoned lot through the Restore LA Program located at 148 Square Wolfe Lane.

2) There was no one from the public present to speak on the matter.

3) Mr. Konos moved, seconded by Mr. Tauzin: "THAT the Public Hearing be closed."

The Chairman called for a vote on the motion offered by Mr. Konos. THERE WAS RECORDED: YEAS: Mr. Konos, Mr. Tauzin, and Mr. Chatagnier; NAYS: None; ABSTAINING: None; ABSENT: Mr. Harris, Mr. Newton, and Ms. Sims. THE CHAIRMAN DECLARED THE PUBLIC HEARING CLOSED.

4) Mr. Schmill discussed the Staff Report and stated that the applicant is requesting a special exception to allow for the placement of a 16x72 mobile home on an R-2 zoned lot through the Restore LA Program located at 148 Square Wolfe Lane. He stated that Staff recommends approval on the condition that the mobile home be a model year of 2014 or newer.

5) Mr. Tauzin moved, seconded by Mr. Konos: "THAT the Board of Adjustment approve the special exception request for the placement of a 16x72 mobile home on an R-2 zoned lot through the Restore LA Program located at 148 Square Wolfe Lane on the condition that the mobile home be a model of 2014 or newer."

The Chairman called for a vote on the motion offered by Mr. Tauzin. THERE WAS RECORDED: YEAS: Mr. Tauzin, Mr. Konos, and Mr. Chatagnier; NAYS: None; ABSTAINING: None; ABSENT: Mr. Harris, Mr. Newton, and Ms. Sims. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

B. Special Exception and Structure Variance: Exception to allow for the placement of a mobile home on an R-2M zoned lot and rear yard setback variance from the required 20' to 7' through the Restore LA Program located at 1204 Barataria Avenue.

1) The Chairman recognized Ms. Laura Alexander of 1204 Barataria Avenue, who stated that the exception is to allow for the placement of a mobile home on an R-2M zoned lot and rear yard setback variance from the required 20' to 7' through the Restore LA Program located at 1204 Barataria Avenue.

2) The Chairman recognized Mr. Michael Sobert, owner of 1206 Barataria Avenue, who stated he was in favor of the variance request.

3) The Chairman recognized Mr. Kevin Franklin, owner of 1202 Barataria Avenue, who stated he was in favor of the variance request.

4) Mr. Konos moved, seconded by Mr. Tauzin: "THAT the Public Hearing be closed."

The Chairman called for a vote on the motion offered by Mr. Konos. THERE WAS RECORDED: YEAS: Mr. Konos, Mr. Tauzin, and Mr. Chatagnier; NAYS: None;

ABSTAINING: None; ABSENT: Mr. Harris, Mr. Newton, and Ms. Sims. THE CHAIRMAN DECLARED THE PUBLIC HEARING CLOSED.

4) Mr. Schmill discussed the Staff Report and stated that the applicant is requesting a special exception to allow for the placement of a mobile home on an R-2M zoned lot and rear yard setback variance from the required 20' to 7' through the Restore LA Program located at 1204 Barataria Avenue. He stated that Staff approves the special exception on the condition that the mobile home be a model of 2014 or newer. He also stated that Staff approves the rear yard setback variance request.

5) Mr. Konos moved, seconded by Mr. Tauzin: "THAT the Board of Adjustment approve the special exception to allow for the placement of a mobile home on an R-2M zoned lot and rear yard setback variance from the required 20' to 7' through the Restore LA Program located at 1204 Barataria Avenue on the condition that the mobile home be a model of 2014 or newer. The Board also voted to approve the rear yard setback variance request."

The Chairman called for a vote on the motion offered by Mr. Konos. THERE WAS RECORDED: YEAS: Mr. Konos, Mr. Tauzin, and Mr. Chatagnier; NAYS: None; ABSTAINING: None; ABSENT: Mr. Harris, Mr. Newton and Ms. Sims. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

C. Structure Variance: Side yard setback variance from the required 5' to 3' for the construction of a shed on an R-1 zoned lot located at 266 Tulip Drive.

1) The Chairman recognized Mr. John Seebode of 266 Tulip Drive, who stated that the side yard setback variance from the required 5' to 3' is to allow for the construction of a shed on an R-1 zoned lot located at 266 Tulip Drive.

2) There was no one from the public present to speak on the matter.

3) Mr. Konos moved, seconded by Mr. Tauzin: "THAT the Public Hearing be closed."

The Chairman called for a vote on the motion offered by Mr. Konos. THERE WAS RECORDED: YEAS: Mr. Tauzin, Mr. Konos, and Mr. Chatagnier; NAYS: None; ABSTAINING: None; ABSENT: Mr. Harris, Mr. Newton and Ms. Sims. THE CHAIRMAN DECLARED THE PUBLIC HEARING CLOSED.

4) Mr. Schmill discussed the Staff Report and stated that the applicant is requesting a side yard setback variance from the required 5' to 3' for the construction of a shed on an R-1 zoned lot located at 266 Tulip Drive. He stated that Staff recommends approval on the condition that the applicant install gutters and downspouts to direct rainwater away from adjacent properties.

5) Mr. Tauzin moved, seconded by Mr. Konos: "THAT the Board of Adjustment approve the request for the side yard setback variance from the required 5' to 3' for the construction of a shed on an R-1 zoned lot located at 266 Tulip Drive on the condition that the applicant install gutters and downspouts to direct rainwater away from adjacent properties."

The Chairman called for a vote on the motion offered by Mr. Tauzin. THERE WAS RECORDED: YEAS: Mr. Tauzin, Mr. Konos, and Mr. Chatagnier; NAYS: None; ABSTAINING: None; ABSENT: Mr. Harris, Mr. Newton and Ms. Sims. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

7. NEXT MEETING DATE:

a) The Chairman stated that the next scheduled meeting date of the Board of Adjustment is Tuesday, December 17, 2024.

8. BOARD OF ADMUSTMENT MEMBER COMMENT: None

9. PUBLIC COMMENT: None

10. Mr. Konos moved, seconded by Mr. Tauzin: "THAT" there being no further business to come before the Board of Adjustment, the meeting be adjourned at 5:35 p.m."

The Chairman called for a vote on the motion offered by Mr. Konos. THERE WAS RECORDED: YEAS: Mr. Konos, Mr. Tauzin, and Mr. Chatagnier; NAYS: None; ABSTAINING: None;

ABSENT: Mr. Harris, Mr. Newton and Ms. Sims. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

*Mr. Willie Newton, Secretary
Houma Board of Adjustment*

TERREBONNE PARISH CONSOLIDATED GOVERNMENT
URBAN SERVICES DISTRICT

BOARD OF ADJUSTMENT
P.O. BOX 2768 HOUMA, LA 70361
(985) 873-6569

NO APPLICATION ACCEPTED UNLESS COMPLETE

1. Indicate Type of Request:

- Special Exception Structure Variance Administrative Review
 Interpretation Use Variance Non-Conforming Structure Variance

2. Applicant's Name:

Kayla Brown

3. Applicant's Address:

138 SAGEWOOD DRIVE
THIBODAUX, LA 70301

4. Applicant's Phone:

(504) 388-7017

5. Applicant's Email:

Kaylabrown87@yahoo.com

6. Physical Address
Of Request:

192 STOVALL ST.
HOUMA, LA

7. Interest in Ownership:

100%

7. Date of
Application:

11/7/24

8. Explanation of
Request:

Setback request:
-Rear yard setback request from
25 feet to 12 feet for the
construction of a duplex.

Review Criteria (See Sec. 28-178(f) of the Parish Zoning Code of Ordinances for more info)

Special Exception

To hear and decide, in accordance with the provisions of this chapter, requests for special exceptions upon which the Board is authorized by this chapter to pass. Special Exceptions shall be subject to such terms and conditions as may be fixed by the Board. No exception shall be authorized unless the Board shall find that all of the following conditions exist:

- a) That the exception will not authorize of a use other than those uses specifically enumerated for the district in which is located the property for which the exception is sought;
- b) That the full development is designed and intended to serve the district in which the development is sought to be operated and maintained;
- c) That the exception is essential to maintain the functional design and architectural integrity of the development;
- d) That the exception will not substantially or permanently injure the appropriated use of adjacent conforming property in the same district;
- e) That the exception will not alter the essential character of the district in which is located the property for which the exception is sought;
- f) That the exception will not weaken the general purposes of this ordinance or the regulations herein established for the specific district;
- g) That the exception will be in harmony with the spirit and purposes of this ordinance;
- h) That the exception will not adversely affect the public health, safety, or welfare, or the Master Plan.

Variance

Where by reasons of exceptional narrowness, shallowness or shape of a specified piece of property at the time of enactment of the ordinance from which this section derives or by reason of exceptional topographic conditions or other extraordinary or exceptional characteristics of such piece of property, the strict application of any regulation in this chapter would result in peculiar and exceptional or undue hardship upon the owner of such property, the Board may authorize, upon an appeal relating to such property, a variance from such strict application so as to relieve such difficulties or hardship, provided such relief may be granted without substantial detriment to the public good and without substantially impairing the intent and purpose of this chapter. Variances shall be subject to such terms and conditions as may be fixed by the Board. No variance shall be authorized unless the Board shall find that all of the following conditions exist:

- a) That the variance will not authorize of a use other than those uses specifically enumerated for the district in which is located the property for which the variance is sought;
- b) That the development or use of the property for which the variance is sought, if limited by a literal enforcement of the provisions of this chapter, cannot yield a reasonable return in service, use or income as compared to adjacent conforming property in the same district;
- c) That the plight of the owner of the property for which the variance is sought is due to unique circumstances existing on the property, that the unique circumstances were not created by the owner of the property and are not due to the result of general conditions in the district in which the property is located;
- d) That the variance will not substantially or permanently injure the appropriate use of adjacent conforming property in the same district;
- e) That the variance will not alter the essential character of the district in which is located the property for which the variance is sought;
- f) That the variance will not weaken the general purposes of this chapter or the regulations herein established for the specific district;
- g) That the variance will be in harmony with the spirit and purposes of this chapter;
- h) That the variance will not adversely affect the public health, safety, or welfare or the master plan.

Application Fee: Make checks payable to TPCG.

Variances: \$ 20.00 per application + cost of certified mailings.

Special Exception, Interpretation, & Administrative Review: \$ 10.00 per application + cost of certified mailings.

Kayla A. Brown
Signature of Applicant or Agent

Kayla A. Brown
Print Name of Applicant or Agent

The undersigned certifies one of the following by placement of their initials:

KAB 1. That he/she is the owner of the entire land area included in the proposal and in signing indicates concurrence with the application; or,

KAB 2. That he/she has submitted with this Application a complete, true and current listing of all owners of the entire land included within the proposal, that each of the listed owners concurs with this Application, and that he/she has been given specific authority by each listed owner to submit and sign this Application on their behalf.

Kayla A. Brown
Signature of Owner

Kayla A. Brown
Printed Name of Owner

11/6/2024
Date

9. Adjacent Property Owners:

Please provide a list of property owners located within 250 feet radius of the subject property along with this application. These property owners shall be notified in the following manner:

Notification shall be sent by Parish Staff by certified mail to the applicant and to the adjacent property owners and by first class mail to all remaining property owners within a two hundred fifty-foot (250') radius. The notice shall advise the purpose, date, time and place of the hearing. **The cost of any certified mail postal fees associated with the notification process shall be borne by the applicant. Cost for each mail will be consistent with the USPS current rates.** Application fees are non-refundable once public notices have been issued.



192 Stovall Street

ADDRESS:
192 STOVALL STREET
HOUMA, LA 70364



DRAWING TITLE:

SITE PLAN

DESIGN BY:

LAND EXPERT

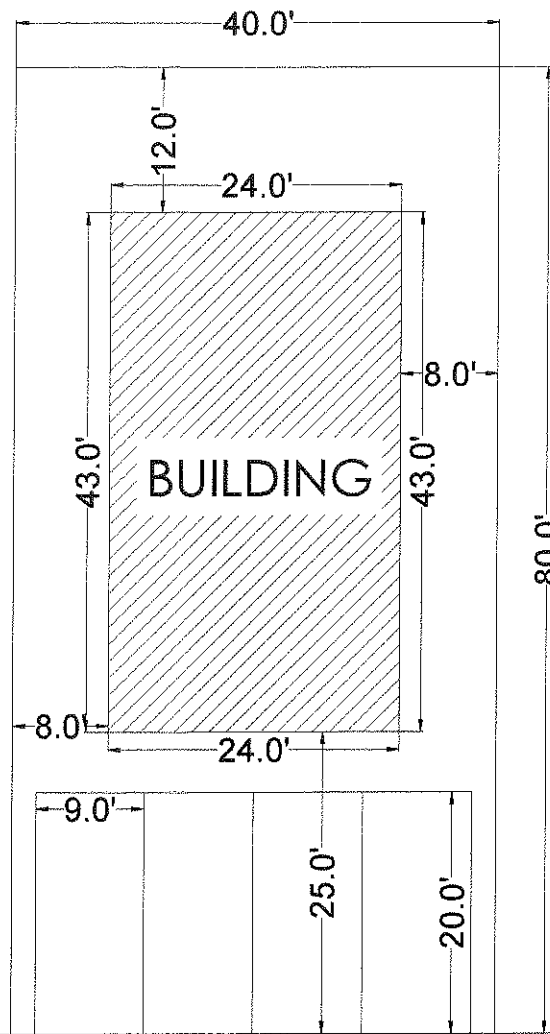
A PROJECT OF:

KAYLA BROWN

APPROVED BY:

DATE: 11/07/2024

REMARKS:



192 STOVALL STREET, HOUMA



192 Stovall Street

TERREBONNE PARISH CONSOLIDATED GOVERNMENT
URBAN SERVICES DISTRICT

BOARD OF ADJUSTMENT
P.O. BOX 2768 HOUMA, LA 70361
(985) 873-6569

NO APPLICATION ACCEPTED UNLESS COMPLETE

1. Indicate Type of Request:

- Special Exception Structure Variance Administrative Review
 Interpretation Use Variance Non-Conforming Structure Variance

2. Applicant's Name:

Acadiana Contractors

3. Applicant's Address:

~~48 HMS dr.~~ 5527 Hwy. 311
Houma, LA Houma, LA 70360

4. Applicant's Phone:

(985) 879-1548

5. Applicant's Email:

firefighter212@comcast.net

6. Physical Address Of Request:

48 HMS dr.
Houma, LA 70364

7. Interest in Ownership:

Contractor

7. Date of Application:

11/12/24

8. Explanation of Request:

Front yard setback ~~10~~ 2'
Side yard setback 1'
For an awning above driveway

Review Criteria (See Sec. 28-178(f) of the Parish Zoning Code of Ordinances for more info)

Special Exception

To hear and decide, in accordance with the provisions of this chapter, requests for special exceptions upon which the Board is authorized by this chapter to pass. Special Exceptions shall be subject to such terms and conditions as may be fixed by the Board. No exception shall be authorized unless the Board shall find that all of the following conditions exist:

- a) That the exception will not authorize of a use other than those uses specifically enumerated for the district in which is located the property for which the exception is sought;
- b) That the full development is designed and intended to serve the district in which the development is sought to be operated and maintained;
- c) That the exception is essential to maintain the functional design and architectural integrity of the development;
- d) That the exception will not substantially or permanently injure the appropriated use of adjacent conforming property in the same district;
- e) That the exception will not alter the essential character of the district in which is located the property for which the exception is sought;
- f) That the exception will not weaken the general purposes of this ordinance or the regulations herein established for the specific district;
- g) That the exception will be in harmony with the spirit and purposes of this ordinance;
- h) That the exception will not adversely affect the public health, safety, or welfare, or the Master Plan.

Variance

Where by reasons of exceptional narrowness, shallowness or shape of a specified piece of property at the time of enactment of the ordinance from which this section derives or by reason of exceptional topographic conditions or other extraordinary or exceptional characteristics of such piece of property, the strict application of any regulation in this chapter would result in peculiar and exceptional or undue hardship upon the owner of such property, the Board may authorize, upon an appeal relating to such property, a variance from such strict application so as to relieve such difficulties or hardship, provided such relief may be granted without substantial detriment to the public good and without substantially impairing the intent and purpose of this chapter. Variances shall be subject to such terms and conditions as may be fixed by the Board. No variance shall be authorized unless the Board shall find that all of the following conditions exist:

- a) That the variance will not authorize of a use other than those uses specifically enumerated for the district in which is located the property for which the variance is sought;
- b) That the development or use of the property for which the variance is sought, if limited by a literal enforcement of the provisions of this chapter, cannot yield a reasonable return in service, use or income as compared to adjacent conforming property in the same district;
- c) That the plight of the owner of the property for which the variance is sought is due to unique circumstances existing on the property, that the unique circumstances were not created by the owner of the property and are not due to the result of general conditions in the district in which the property is located;
- d) That the variance will not substantially or permanently injure the appropriate use of adjacent conforming property in the same district;
- e) That the variance will not alter the essential character of the district in which is located the property for which the variance is sought;
- f) That the variance will not weaken the general purposes of this chapter or the regulations herein established for the specific district;
- g) That the variance will be in harmony with the spirit and purposes of this chapter;
- h) That the variance will not adversely affect the public health, safety, or welfare or the master plan.

Application Fee: Make checks payable to TPCG.

Variances: \$ 20.00 per application + cost of certified mailings.

Special Exception, Interpretation, & Administrative Review: \$ 10.00 per application + cost of certified mailings.

Michael D. Jones
Signature of Applicant or Agent

Michael D Jones
Print Name of Applicant or Agent

The undersigned certifies one of the following by placement of their initials:

MJ 1. That he/she is the owner of the entire land area included in the proposal and in signing indicates concurrence with the application; or,

MJ 2. That he/she has submitted with this Application a complete, true and current listing of all owners of the entire land included within the proposal, that each of the listed owners concurs with this Application, and that he/she has been given specific authority by each listed owner to submit and sign this Application on their behalf.

[Signature]
Signature of Owner

Michael Mraz
Printed Name of Owner

11/12/24
Date

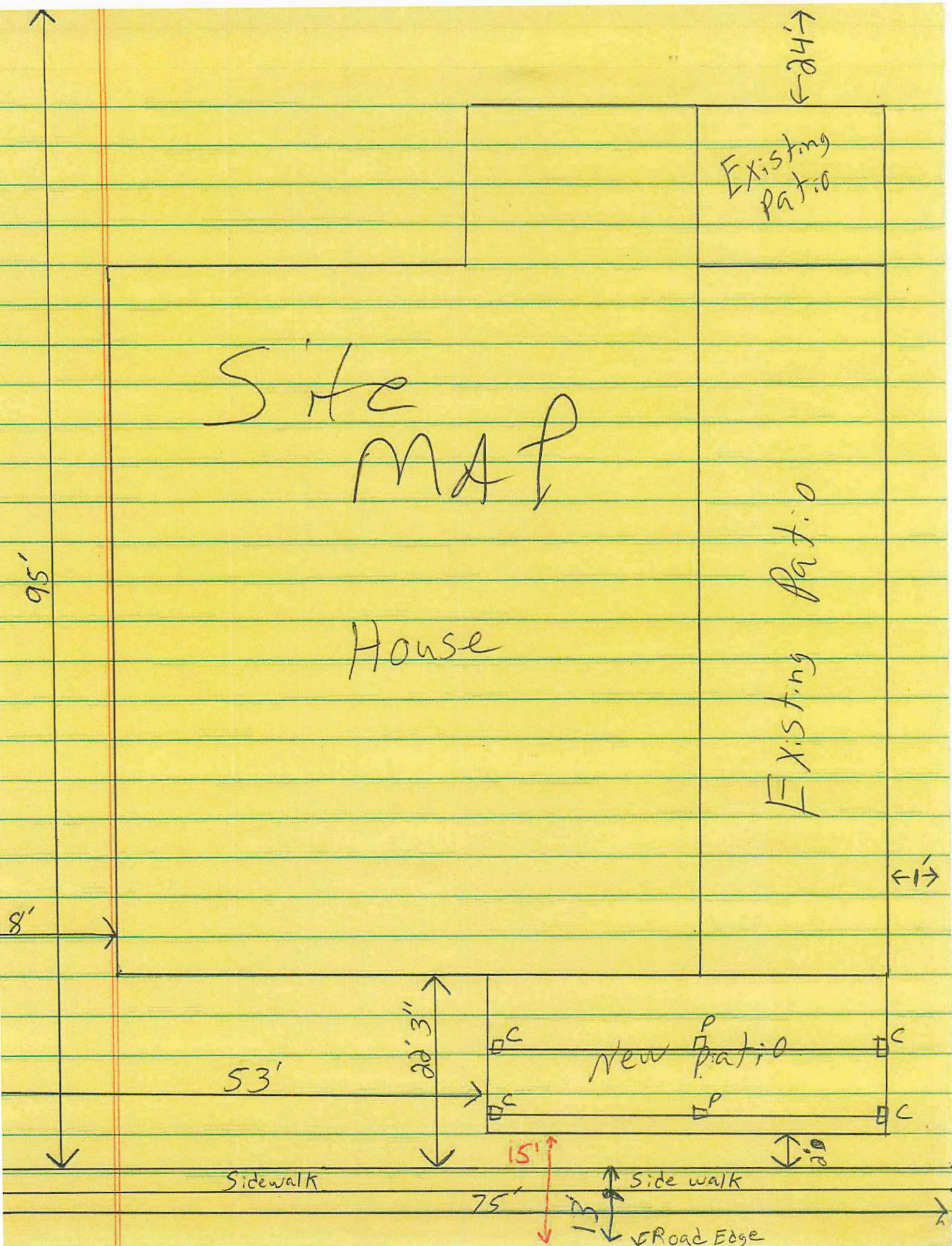
9. Adjacent Property Owners:

Please provide a list of property owners located within 250 feet radius of the subject property along with this application. These property owners shall be notified in the following manner: Notification shall be sent by Parish Staff by certified mail to the applicant and to the adjacent property owners and by first class mail to all remaining property owners within a two hundred fifty-foot (250') radius. The notice shall advise the purpose, date, time and place of the hearing. **The cost of any certified mail postal fees associated with the notification process shall be borne by the applicant. Cost for each mail will be consistent with the USPS current rates.** Application fees are non-refundable once public notices have been issued.



48 HMS Drive

Site Map





48 HMS Drive

**TERREBONNE PARISH CONSOLIDATED GOVERNMENT
URBAN SERVICES DISTRICT**

BOARD OF ADJUSTMENT
P.O. BOX 2768 HOUMA, LA 70361
(985) 873-6569

1. Indicate Type of Request:

- | | | |
|---|---|--|
| <input checked="" type="checkbox"/> Special Exception | <input type="checkbox"/> Structure Variance | <input type="checkbox"/> Administrative Review |
| <input type="checkbox"/> Interpretation | <input type="checkbox"/> Use Variance | <input type="checkbox"/> Non-Conforming Structure Variance |

2. Applicant's Name:

Carol Savoie

3. Applicant's Address:

102 Henderson St.
Houma, LA 70364

4. Applicant's Phone:

985-324-1910

5. Applicant's Email:

—

6. Physical Address Of Request:

102 Henderson

7. Interest in Ownership:

100% owner

7. Date of Application:

11/13/24

8. Explanation of Request:

Special Exception to place a new mobile home on an R-2 zoned lot through Restore LA Program.
16x66 mobile home

Review Criteria (See Sec. 28-178(f) of the Parish Zoning Code of Ordinances for more info)

Special Exception

To hear and decide, in accordance with the provisions of this chapter, requests for special exceptions upon which the Board is authorized by this chapter to pass. Special Exceptions shall be subject to such terms and conditions as may be fixed by the Board. No exception shall be authorized unless the Board shall find that all of the following conditions exist:

- a) That the exception will not authorize of a use other than those uses specifically enumerated for the district in which is located the property for which the exception is sought;
- b) That the full development is designed and intended to serve the district in which the development is sought to be operated and maintained;
- c) That the exception is essential to maintain the functional design and architectural integrity of the development;
- d) That the exception will not substantially or permanently injure the appropriated use of adjacent conforming property in the same district;
- e) That the exception will not alter the essential character of the district in which is located the property for which the exception is sought;
- f) That the exception will not weaken the general purposes of this ordinance or the regulations herein established for the specific district;
- g) That the exception will be in harmony with the spirit and purposes of this ordinance;
- h) That the exception will not adversely affect the public health, safety, or welfare, or the Master Plan.

Variance

Where by reasons of exceptional narrowness, shallowness or shape of a specified piece of property at the time of enactment of the ordinance from which this section derives or by reason of exceptional topographic conditions or other extraordinary or exceptional characteristics of such piece of property, the strict application of any regulation in this chapter would result in peculiar and exceptional or undue hardship upon the owner of such property, the Board may authorize, upon an appeal relating to such property, a variance from such strict application so as to relieve such difficulties or hardship, provided such relief may be granted without substantial detriment to the public good and without substantially impairing the intent and purpose of this chapter. Variances shall be subject to such terms and conditions as may be fixed by the Board. No variance shall be authorized unless the Board shall find that all of the following conditions exist:

- a) That the variance will not authorize of a use other than those uses specifically enumerated for the district in which is located the property for which the variance is sought;
- b) That the development or use of the property for which the variance is sought, if limited by a literal enforcement of the provisions of this chapter, cannot yield a reasonable return in service, use or income as compared to adjacent conforming property in the same district;
- c) That the plight of the owner of the property for which the variance is sought is due to unique circumstances existing on the property, that the unique circumstances were not created by the owner of the property and are not due to the result of general conditions in the district in which the property is located;
- d) That the variance will not substantially or permanently injure the appropriate use of adjacent conforming property in the same district;
- e) That the variance will not alter the essential character of the district in which is located the property for which the variance is sought;
- f) That the variance will not weaken the general purposes of this chapter or the regulations herein established for the specific district;
- g) That the variance will be in harmony with the spirit and purposes of this chapter;
- h) That the variance will not adversely affect the public health, safety, or welfare or the master plan.

Application Fee: Make checks payable to TPCG.

Variances: \$ 20.00 per application + cost of certified mailings.

Special Exception, Interpretation, & Administrative Review: \$ 10.00 per application + cost of certified mailings.

Caroll L. Savoie
Signature of Applicant or Agent

CAROLL L. Savoie
Print Name of Applicant or Agent

The undersigned certifies one of the following by placement of their initials:

C.S. 1. That he/she is the owner of the entire land area included in the proposal and in signing indicates concurrence with the application; or,

_____ 2. That he/she has submitted with this Application a complete, true and current listing of all owners of the entire land included within the proposal, that each of the listed owners concurs with this Application, and that he/she has been given specific authority by each listed owner to submit and sign this Application on their behalf.

Caroll L. Savoie
Signature of Owner

Caroll L. Savoie
Printed Name of Owner

11-13-24
Date

9. Adjacent Property Owners:

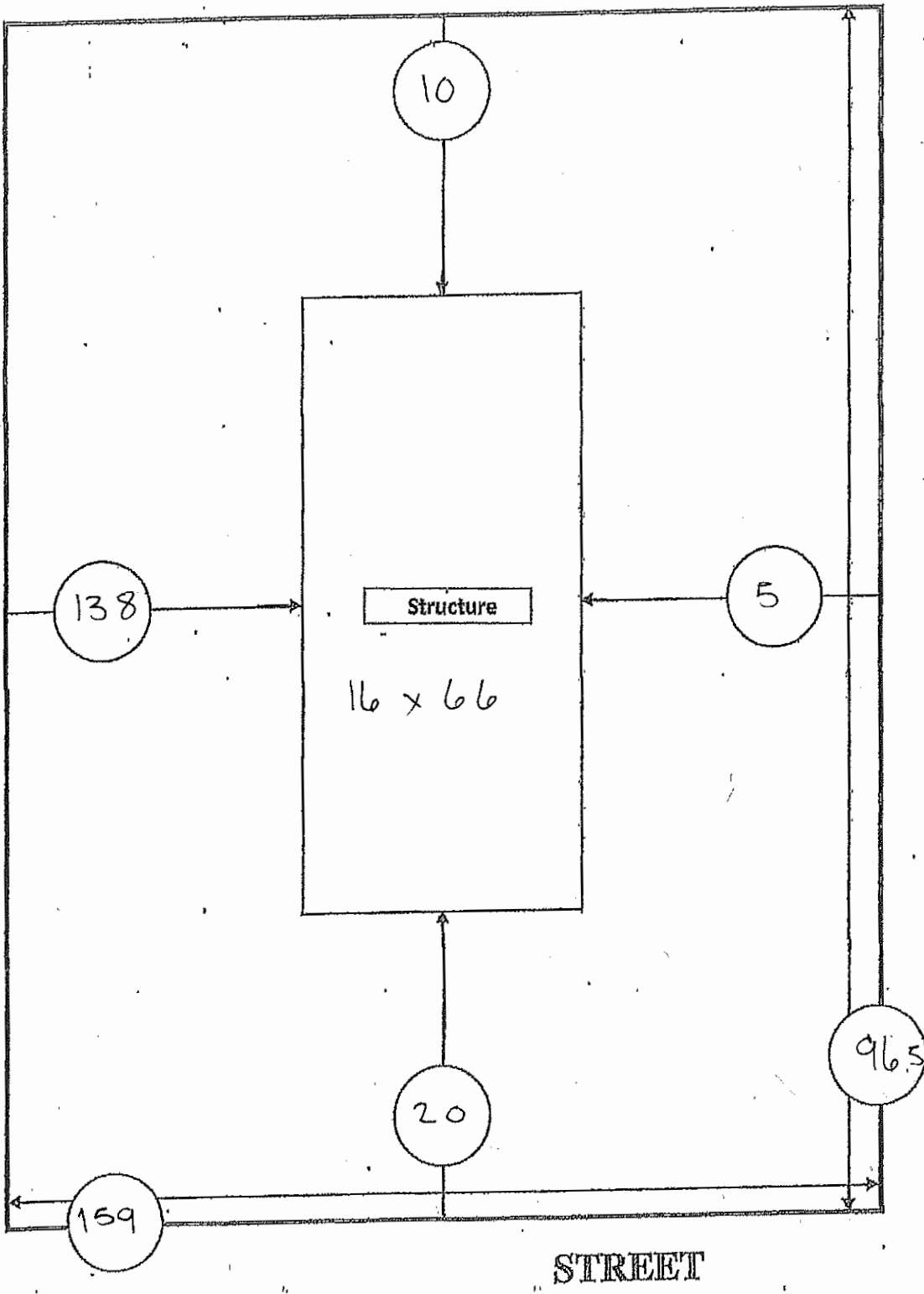
Please provide a list of property owners located within 250 feet radius of the subject property along with this application. These property owners shall be notified in the following manner:

Notification shall be sent by Parish Staff by certified mail to the applicant and to the adjacent property owners and by first class mail to all remaining property owners within a two hundred fifty-foot (250') radius. The notice shall advise the purpose, date, time and place of the hearing. **The cost of any certified mail postal fees associated with the notification process shall be borne by the applicant. Cost for each mail will be consistent with the USPS current rates.** Application fees are non-refundable once public notices have been issued.



102 Henderson Street

SITE PLAN



102 Henderson St



102 Henderson Street

TERREBONNE PARISH CONSOLIDATED GOVERNMENT
URBAN SERVICES DISTRICT

BOARD OF ADJUSTMENT
P.O. BOX 2768 HOUMA, LA 70361
(985) 873-6569

NO APPLICATION ACCEPTED UNLESS COMPLETE

1. Indicate Type of Request:

- Special Exception Structure Variance Administrative Review
 Interpretation Use Variance Non-Conforming Structure Variance

2. Applicant's Name:

Rosemary Castle

3. Applicant's Address:

~~180~~ Jennings Ln
172

4. Applicant's Phone:

(985) 381-4420

5. Applicant's Email:

Rhodacastle24@gmail.com

6. Physical Address Of Request:

180 Jennings Ln

7. Interest in Ownership:

100%

7. Date of Application:

11-19-2024

8. Explanation of Request:

Place mobile home in R2 district

Review Criteria (See Sec. 28-178(f) of the Parish Zoning Code of Ordinances for more info)

Special Exception

To hear and decide, in accordance with the provisions of this chapter, requests for special exceptions upon which the Board is authorized by this chapter to pass. Special Exceptions shall be subject to such terms and conditions as may be fixed by the Board. No exception shall be authorized unless the Board shall find that all of the following conditions exist:

- a) That the exception will not authorize of a use other than those uses specifically enumerated for the district in which is located the property for which the exception is sought;
- b) That the full development is designed and intended to serve the district in which the development is sought to be operated and maintained;
- c) That the exception is essential to maintain the functional design and architectural integrity of the development;
- d) That the exception will not substantially or permanently injure the appropriated use of adjacent conforming property in the same district;
- e) That the exception will not alter the essential character of the district in which is located the property for which the exception is sought;
- f) That the exception will not weaken the general purposes of this ordinance or the regulations herein established for the specific district;
- g) That the exception will be in harmony with the spirit and purposes of this ordinance;
- h) That the exception will not adversely affect the public health, safety, or welfare, or the Master Plan.

Variance

Where by reasons of exceptional narrowness, shallowness or shape of a specified piece of property at the time of enactment of the ordinance from which this section derives or by reason of exceptional topographic conditions or other extraordinary or exceptional characteristics of such piece of property, the strict application of any regulation in this chapter would result in peculiar and exceptional or undue hardship upon the owner of such property, the Board may authorize, upon an appeal relating to such property, a variance from such strict application so as to relieve such difficulties or hardship, provided such relief may be granted without substantial detriment to the public good and without substantially impairing the intent and purpose of this chapter. Variances shall be subject to such terms and conditions as may be fixed by the Board. No variance shall be authorized unless the Board shall find that all of the following conditions exist:

- a) That the variance will not authorize of a use other than those uses specifically enumerated for the district in which is located the property for which the variance is sought;
- b) That the development or use of the property for which the variance is sought, if limited by a literal enforcement of the provisions of this chapter, cannot yield a reasonable return in service, use or income as compared to adjacent conforming property in the same district;
- c) That the plight of the owner of the property for which the variance is sought is due to unique circumstances existing on the property, that the unique circumstances were not created by the owner of the property and are not due to the result of general conditions in the district in which the property is located;
- d) That the variance will not substantially or permanently injure the appropriate use of adjacent conforming property in the same district;
- e) That the variance will not alter the essential character of the district in which is located the property for which the variance is sought;
- f) That the variance will not weaken the general purposes of this chapter or the regulations herein established for the specific district;
- g) That the variance will be in harmony with the spirit and purposes of this chapter;
- h) That the variance will not adversely affect the public health, safety, or welfare or the master plan.

Application Fee: Make checks payable to TPCG.

Variances: \$ 20.00 per application + cost of certified mailings.

Special Exception, Interpretation, & Administrative Review: \$ 10.00 per application + cost of certified mailings.

Rosemary Castle
Signature of Applicant or Agent

Rosemary Castle
Print Name of Applicant or Agent

The undersigned certifies one of the following by placement of their initials:

RC 1. That he/she is the owner of the entire land area included in the proposal and in signing indicates concurrence with the application; or,

RC 2. That he/she has submitted with this Application a complete, true and current listing of all owners of the entire land included within the proposal, that each of the listed owners concurs with this Application, and that he/she has been given specific authority by each listed owner to submit and sign this Application on their behalf.

Rosemary Castle
Signature of Owner

ROSEMARY CASTLE
Printed Name of Owner

11-19-24
Date

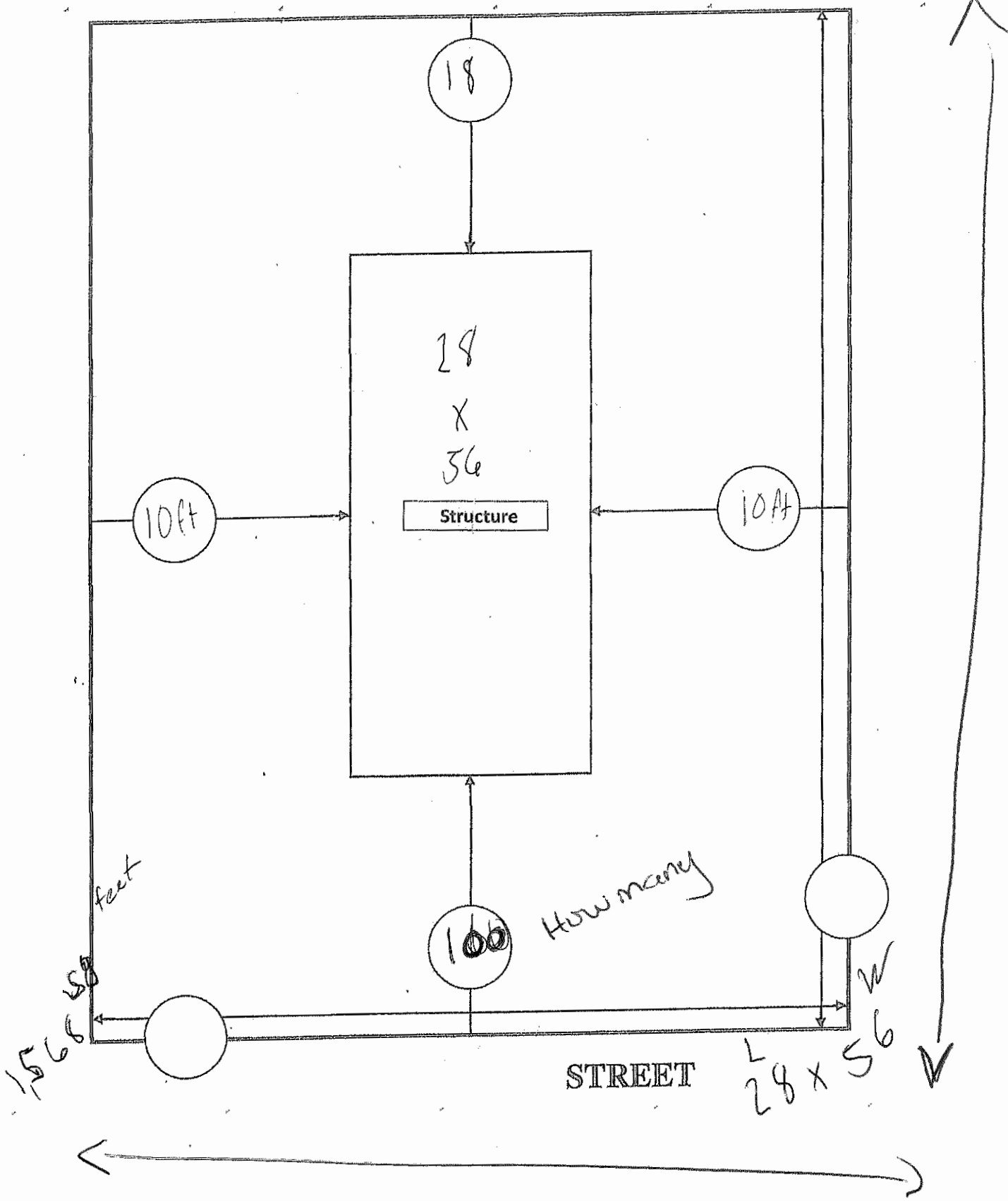
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180 Jennings Lane

SITE PLAN





180 Jennings Lane

TERREBONNE PARISH CONSOLIDATED GOVERNMENT
URBAN SERVICES DISTRICT

BOARD OF ADJUSTMENT
P.O. BOX 2768 HOUMA, LA 70361
(985) 873-6569

NO APPLICATION ACCEPTED UNLESS COMPLETE

1. Indicate Type of Request:

- Special Exception Structure Variance Administrative Review
 Interpretation Use Variance Non-Conforming Structure Variance

2. Applicant's Name:

Linda Brumfield

3. Applicant's Address:

164 Jennings Ln

4. Applicant's Phone:

985 209 7548

5. Applicant's Email:

lindabrumfield1958@icloud.com

6. Physical Address
Of Request:

183 Jennings Ln

7. Interest in Ownership:

rent

7. Date of
Application:

11/26/24

8. Explanation of
Request:

exception to place mobile home
in R-2

Review Criteria (See Sec. 28-178(f) of the Parish Zoning Code of Ordinances for more info)

Special Exception

To hear and decide, in accordance with the provisions of this chapter, requests for special exceptions upon which the Board is authorized by this chapter to pass. Special Exceptions shall be subject to such terms and conditions as may be fixed by the Board. No exception shall be authorized unless the Board shall find that all of the following conditions exist:

- a) That the exception will not authorize of a use other than those uses specifically enumerated for the district in which is located the property for which the exception is sought;
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Variance

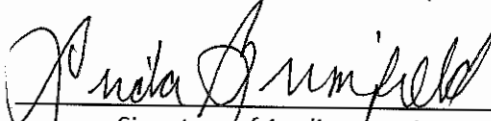
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- f) That the variance will not weaken the general purposes of this chapter or the regulations herein established for the specific district;
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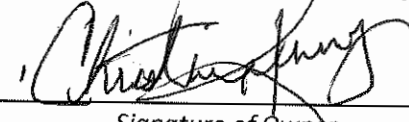
 Signature of Applicant or Agent
 Linda Brumfield

 Print Name of Applicant or Agent

The undersigned certifies one of the following by placement of their initials:

_____ 1. That he/she is the owner of the entire land area included in the proposal and in signing indicates concurrence with the application; or,

_____ 2. That he/she has submitted with this Application a complete, true and current listing of all owners of the entire land included within the proposal, that each of the listed owners concurs with this Application, and that he/she has been given specific authority by each listed owner to submit and sign this Application on their behalf.



 Signature of Owner
 Christine Kenny

 Printed Name of Owner
 12-1-24

 Date

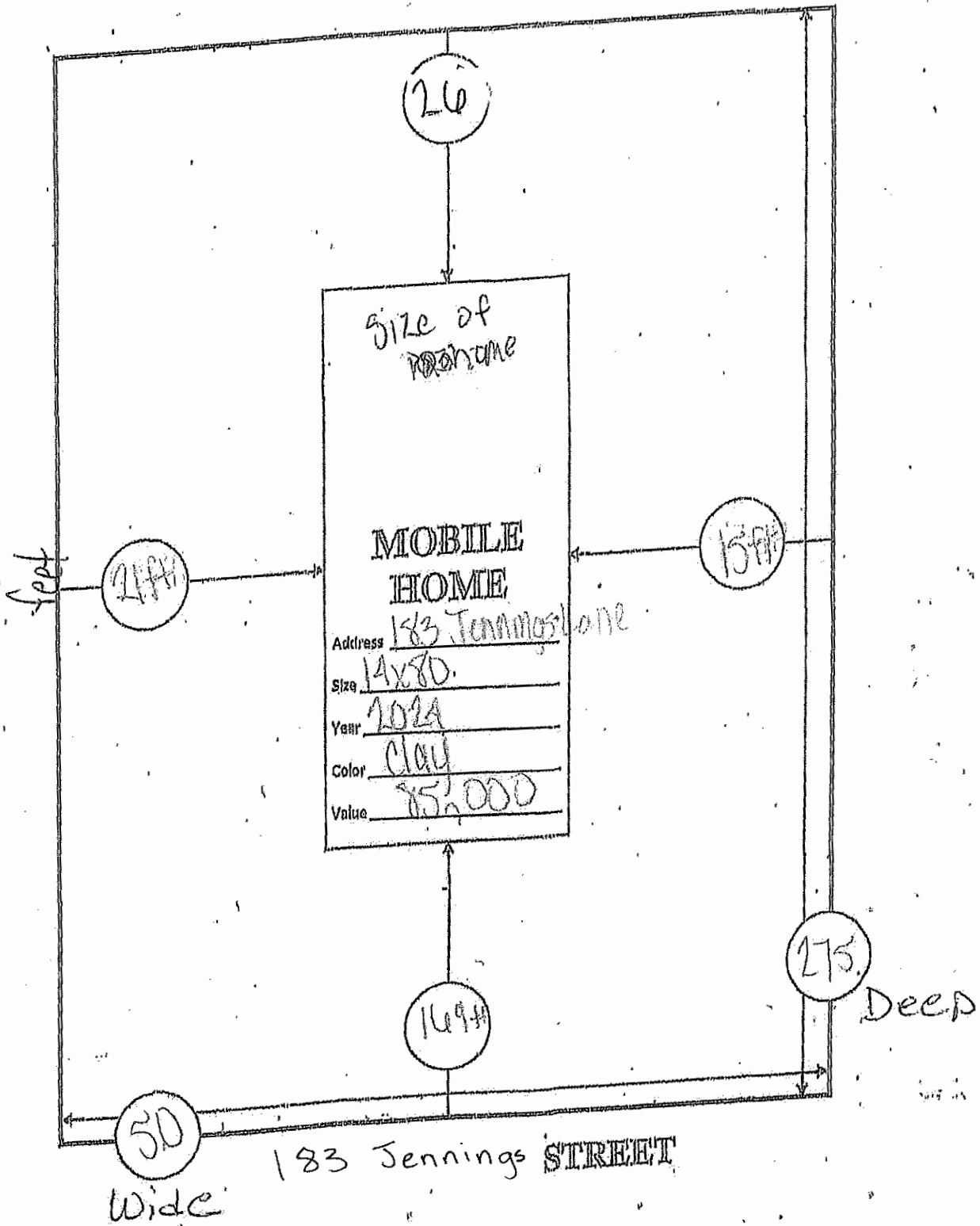
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183 Jennings Lane





183 Jennings Lane

Houma Board of Adjustment
Approved 2025 Meeting Dates & Deadlines

Meeting Date	Deadline Date
Tuesday, January 21, 2025	Friday, January 3, 2025
Tuesday, February 18, 2025	Friday, January 31, 2025
Monday, March 17, 2025	Friday, February 28, 2025
Monday, April 21, 2025	Friday, April 4, 2025
Monday, May 19, 2025	Friday, May 2, 2025
Monday, June 16, 2025	Friday, May 30, 2025
Monday, July 21, 2025	Thursday, July 3, 2025
Monday, August 18, 2025	Friday, August 1, 2025
Monday, September 15, 2025	Friday, August 29, 2025
Monday, October 20, 2025	Friday, October 3, 2025
Tuesday, November 18, 2025	Friday, October 31, 2025
Tuesday, December 16, 2025	Friday, November 28, 2025

Monthly meetings are held at the Terrebonne Parish Government Tower Council Meeting Room, 8026 Main Street, 2nd floor at 5:00 pm.