

Houma-Terrebonne Regional Planning Commission

Robbie Liner.....Chairman
Jan Rogers.....Vice-Chairman
Barry Soudelier.....Secretary/Treasurer
Michael Billiot.....Member
Terry Gold.....Member
Clarence McGuire.....Member
Angele Poiencot.....Member
Travion Smith.....Member
Wayne Thibodeaux.....Member

JUNE 18, 2026, THURSDAY

6:00 P.M.

**TERREBONNE PARISH COUNCIL MEETING ROOM
Government Tower, 8026 Main Street, 2nd Floor, Houma, Louisiana**

A • G • E • N • D • A

Revised 6/9/2026

I. CONVENE AS THE ZONING & LAND USE COMMISSION

A. INVOCATION & PLEDGE OF ALLEGIANCE

B. ROLL CALL

C. CONFLICTS DISCLOSURE:

We remind the Commissioners that if at any time tonight, a conflict of interest exists, arises or is recognized, as to any issue during this meeting, he or she should immediately disclose it, and is to recuse himself or herself from participating in the debate, discussion, and voting on that matter.

D. APPROVAL OF MINUTES:

1. Approval of the Minutes of the Zoning & Land Use Commission for the Regular Meeting of May 21, 2026

E. COMMUNICATIONS

F. PUBLIC HEARING:

1. Rezone from R-1 (Single-Family Residential) to R-3 (Multi-Family Residential) 291 & 295 Pontiff Street, Lots 10 & 11, Block 4, Addendum No. 1, Pontiff Subdivision; Reginald Patterson & Barry Billiot, applicants (*Council District 1 / City of Houma Fire*)

G. STAFF REPORT

1. Discussion and possible action regarding the definition of animal sales and services (limited) which would allow pet shops and pet grooming in C-1 (Central Business) zoning district

H. COMMISSION COMMENTS:

1. Zoning & Land Use Commissioners' Comments
2. Chairman's Comments

I. PUBLIC COMMENTS

J. ADJOURN

II. CONVENE AS THE REGIONAL PLANNING COMMISSION

A. INVOCATION & PLEDGE OF ALLEGIANCE

B. ROLL CALL

C. CONFLICTS DISCLOSURE:

We remind the Commissioners that if at any time tonight, a conflict of interest exists, arises or is recognized, as to any issue during this meeting, he or she should immediately disclose it, and is to recuse himself or herself from participating in the debate, discussion, and voting on that matter.

D. APPROVAL OF MINUTES:

1. Houma-Terrebonne Regional Planning Commission Minutes for the Regular Meeting of May 21, 2026

E. APPROVE REMITTANCE OF PAYMENT FOR THE JUNE 18, 2026 INVOICES AND THE TREASURER'S REPORT OF MAY 2026

F. COMMUNICATIONS

G. OLD BUSINESS:

1. a) Subdivision: Lots 69-A & 69-B, Division of Lot 69, Block 3, Ashland North Subdivision, Phase IV
Approval Requested: Process D, Minor Subdivision
Location: 304 Mozart Drive, Terrebonne Parish, LA
Government Districts: Council District 1 / Grand Caillou Fire District
Developers: Downing Brown / Jessica Medina Damas
Surveyor: Charles L. McDonald Land Surveyor, Inc.
- b) Variance Request: Variance for minimum lot sizes to be 5,625 sq. ft. in lieu of the required 6,000 sq. ft.
- c) Consider Approval of Said Application

H. APPLICATIONS / NEW BUSINESS:

1. a) Subdivision: Division of Tracts B and C, belonging to Acadia Agricultural Holdings, L.L.C. into Tracts B-1, B-2, C-1, & C-2
Approval Requested: Process D, Minor Subdivision
Location: 164 L.S.T.A. Court, Schriever, Terrebonne Parish, LA
Government Districts: Council District 4 / Schriever Fire District
Developer: Terrebonne Parish Consolidated Government
Surveyor: GIS Engineering, L.L.C.
- b) Public Hearing
- c) Consider Approval of Said Application
2. a) Subdivision: Tract 36-A & 36-B into Revised Tract 36-A & 36-B being a part of Greenwood-Oak Forest Plantation Estates
Approval Requested: Process D, Minor Subdivision
Location: 5008 North Bayou Black Drive, Gibson, Terrebonne Parish, LA
Government Districts: Council District 7 / Gibson East Fire District
Developer: William F. Boudreaux
Surveyor: Delta Coast Consultants, LLC
- b) Public Hearing
- c) Variance Request: Variance from the required fire hydrant distance requirement (175' within in lieu of 250', within 10% allowance)
- d) Consider Approval of Said Application

I. STAFF REPORT:

1. Reminder to those who haven't completed the required Planning Commissioner Training (Act 859) and the annual ethics and sexual harassment training for 2026

J. ADMINISTRATIVE APPROVAL(S):

1. Survey of Lot A-1 and Lot A-2 belonging to AF Properties, L.L.C. into Lot A-1-A and Lot A-2-A; Sections 29 & 30, T19S-R18E, Terrebonne Parish, LA (6437 Highway 56, Chauvin / Councilwoman Kim Chauvin, District 8)
2. Boundary Agreement Line A-B between Terrebonne Parish Consolidated Government and Waitz & Downer Rentals, LLC, Block 8, City of Houma; Section 7, T17S-R17E, Terrebonne Parish, LA (424 Roussell Street & 537 Verret Street / Councilman Brien Pledger, District 1)
3. Tract 36-A & Tract 36-B being apart of Greenwood-Oak Forest Plantation Estates; Section 22, T17S-R15E, Terrebonne Parish, LA (5008 North Bayou Black Drive / Councilman Danny Babin, District 7)

K. COMMITTEE REPORT:

1. Subdivision Regulations Review Committee

L. COMMISSION COMMENTS:

1. Planning Commissioners' Comments
2. Chairman's Comments

M. PUBLIC COMMENTS

N. ADJOURN

MINUTES
HOUMA-TERREBONNE REGIONAL PLANNING COMMISSION
MEETING OF MAY 21, 2026

- A. The Chairman, Mr. Robbie Liner, called the meeting of May 21, 2026 of the HTRPC to order at 6:56 p.m. in the Terrebonne Parish Council Meeting Room with the Invocation led by Mr. Wayne Thibodeaux and Pledge of Allegiance led by Mr. Terry Gold.
- B. Upon Roll Call, present were: Mr. Terry Gold; Mr. Robbie Liner, Chairman; Mr. Clarence McGuire; Mrs. Angele Poiencot; Mr. Jan Rogers, Vice-Chairman; Mr. Barry Soudelier, Secretary/Treasurer; and Mr. Wayne Thibodeaux. Absent at the time of Roll Call were: Mr. Michael Billiot and Mr. Travion Smith. Also, present were Mr. Christopher Pulaski, Department of Planning & Zoning and Mr. Derick Bercegeay, Legal Advisor.
- C. **CONFLICTS DISCLOSURE:** The Chairman reminded the Commissioners that if at any time tonight, a conflict of interest exists, arises, or is recognized, as to any issue during this meeting, he or she should immediately disclose it, and is to recuse himself or herself from participating in the debate, discussion, and voting on that matter. *No Commissioners had anything to disclose.*
- D. **APPROVAL OF THE MINUTES:**
1. Mr. Rogers moved, seconded by Mrs. Poiencot: "THAT the HTRPC accept the minutes as written, for the Regional Planning Commission for the regular meeting of April 16, 2026."
- The Chairman called for a vote on the motion offered by Mr. Rogers. THERE WAS RECORDED: YEAS: Mr. Gold, Mr. McGuire, Mrs. Poiencot, Mr. Rogers, Mr. Soudelier, and Mr. Thibodeaux; NAYS: None; ABSTAINING: Mr. Liner; ABSENT: Mr. Billiot and Mr. Smith. THE CHAIRMAN DECLARED THE MOTION ADOPTED.
- E. Mr. Soudelier moved, seconded by Mr. Thibodeaux: "THAT the HTRPC remit payment for the May 21, 2026 invoices and approve the Treasurer's Report of April 2026."
- The Chairman called for a vote on the motion offered by Mr. Soudelier. THERE WAS RECORDED: YEAS: Mr. Gold, Mr. McGuire, Mrs. Poiencot, Mr. Rogers, Mr. Soudelier, and Mr. Thibodeaux; NAYS: None; ABSTAINING: Mr. Liner; ABSENT: Mr. Billiot and Mr. Smith. THE CHAIRMAN DECLARED THE MOTION ADOPTED.
- F. **COMMUNICATION(S):** None.
- G. **APPLICATIONS / NEW BUSINESS:**
1. The Chairman called to order the Public Hearing for an application by Jonathan Chermie requesting approval for Process D, Minor Subdivision, for the Division of Property (Tracts A1 & A2) belonging to SLMJ Land Company, LLC.
- a) Mr. Prosper Toups, Delta Coast Consultants, LLC, discussed the location and division of property.
- b) There was no one from the public to speak on the matter.
- c) Mr. McGuire moved, seconded by Mrs. Poiencot: "THAT the Public Hearing be closed."
- The Chairman called for a vote on the motion offered by Mr. McGuire. THERE WAS RECORDED: YEAS: Mr. Gold, Mr. McGuire, Mrs. Poiencot, Mr. Rogers, Mr. Soudelier, and Mr. Thibodeaux; NAYS: None; ABSTAINING: Mr. Liner; ABSENT: Mr. Billiot and Mr. Smith. THE CHAIRMAN DECLARED THE PUBLIC HEARING CLOSED.
- d) Mr. Pulaski discussed the Staff Report and stated Staff recommended conditional approval provided upon submitting all utility service availability letters.
- e) Mr. Rogers moved, seconded by Mr. Soudelier: "THAT the HTRPC grant approval of the application for Process D, Minor Subdivision, for the Division of Property (Tracts A1 & A2) belonging to SLMJ Land Company, LLC conditioned upon the submittal of all utility service availability letters."
- The Chairman called for a vote on the motion offered by Mr. Rogers. THERE WAS RECORDED: YEAS: Mr. Gold, Mr. McGuire, Mrs. Poiencot, Mr. Rogers, Mr. Soudelier, and Mr. Thibodeaux; NAYS: None; ABSTAINING: Mr. Liner; ABSENT: Mr. Billiot and Mr. Smith. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

2. The Chairman called to order the Public Hearing for an application by Downing Brown & Jessica Medina Damas requesting approval for Process D, Minor Subdivision, for Lots 69-A & 69-B, Division of Lot 69, Block 3, Ashland North Subdivision, Phase IV.

a) Ms. Alisa Champagne, Charles L. McDonald Land Surveyor, Inc., discussed the location and division of property. She stated they were requesting a variance for undersize lots and that this division was judicially approved through a community property settlement. Drainage calculations were submitted but not yet approved by TPCG Engineering.

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

c) Mr. Thibodeaux moved, seconded by Mr. Rogers: "THAT the Public Hearing be closed."

The Chairman called for a vote on the motion offered by Mr. Thibodeaux. THERE WAS RECORDED: YEAS: Mr. Gold, Mr. McGuire, Mrs. Poiencot, Mr. Rogers, Mr. Soudelier, and Mr. Thibodeaux; NAYS: None; ABSTAINING: Mr. Liner; ABSENT: Mr. Billiot and Mr. Smith. THE CHAIRMAN DECLARED THE PUBLIC HEARING CLOSED.

d) Mr. Pulaski discussed the Staff Report and stated Staff recommended tabling the matter to allow time for the drainage plans and calculations for Lot 69-B to be reviewed.

e) Mr. Thibodeaux moved, seconded by Mr. Rogers: "THAT the HTRPC table the application for Process D, Minor Subdivision, for Lots 69-A & 69-B, Division of Lot 69, Block 3, Ashland North Subdivision, Phase IV until the next regular meeting of June 18, 2026."

The Chairman called for a vote on the motion offered by Mr. Thibodeaux. THERE WAS RECORDED: YEAS: Mr. Gold, Mr. McGuire, Mrs. Poiencot, Mr. Rogers, Mr. Soudelier, and Mr. Thibodeaux; NAYS: None; ABSTAINING: Mr. Liner; ABSENT: Mr. Billiot and Mr. Smith. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

3. The Chairman called to order the Public Hearing for an application by Hutton Development, LLC requesting approval for Process D, Minor Subdivision, for Lot 1, Houma Development Tract 3.

a) No one was present to represent the Developer, but Mr. Pulaski indicated he was comfortable with the project enough to represent for them if the Commission allowed.

b) Mr. Pulaski, on behalf of the Developer, discussed the location and division of property.

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

d) Mr. Soudelier moved, seconded by Mr. Rogers: "THAT the Public Hearing be closed."

The Chairman called for a vote on the motion offered by Mr. Soudelier. THERE WAS RECORDED: YEAS: Mr. Gold, Mr. McGuire, Mrs. Poiencot, Mr. Rogers, Mr. Soudelier, and Mr. Thibodeaux; NAYS: None; ABSTAINING: Mr. Liner; ABSENT: Mr. Billiot and Mr. Smith. THE CHAIRMAN DECLARED THE PUBLIC HEARING CLOSED.

e) Mr. Pulaski discussed the Staff Report and stated Staff recommended conditional approval provided upon the submittal of all utility service availability letters and method of sewerage disposal to be depicted on the plat.

f) Discussion was held regarding a landhook on the plat that should not be there. Mr. Pulaski added the removal of the landhook to his Staff Report.

g) Mr. Rogers moved, seconded by Mr. Gold: "THAT the HTRPC grant approval of the application for Process D, Minor Subdivision, for Lot 1, Houma Development Tract 3, conditioned upon the submittal of all utility service availability letters, method of sewerage disposal be depicted on the plat, and removal of the landhook on the plat between Lot 1 and remaining property."

The Chairman called for a vote on the motion offered by Mr. Rogers. THERE WAS RECORDED: YEAS: Mr. Gold, Mr. McGuire, Mrs. Poiencot, Mr. Rogers, Mr. Soudelier, and Mr. Thibodeaux; NAYS: None; ABSTAINING: Mr. Liner; ABSENT: Mr. Billiot and Mr. Smith. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

H. STAFF REPORT:

1. Mr. Pulaski discussed the Stormwater Master Plan. He informed everyone that the Parish President will have a dashboard called T-RIDE and it will showcase all the CDBG-DR Ida Recovery Projects totaling \$117.6 million.
2. Mr. Pulaski discussed the 2025 Annual Report. He stated Councilman John Amedée was still interested in moving forward with the RV Park Regulations but will more than likely be handled at the Council level.
 - a) Mr. Rogers moved, seconded by Mr. Soudelier: "THAT the HTRPC ratify the 2025 Annual Report as presented."

The Chairman called for a vote on the motion offered by Mr. Rogers. THERE WAS RECORDED: YEAS: Mr. Gold, Mr. McGuire, Mrs. Poiencot, Mr. Rogers, Mr. Soudelier, and Mr. Thibodeaux; NAYS: None; ABSTAINING: Mr. Liner; ABSENT: Mr. Billiot and Mr. Smith. THE CHAIRMAN DECLARED THE MOTION ADOPTED.
3. The resolution regarding the Act 859 Planning Commissioner Training that was completed on May 2, 2026 by Mr. Gold, Mr. Liner, Mr. McGuire, and Mr. Thibodeaux, was reviewed.
 - a) Mr. Soudelier moved, seconded by Mrs. Poiencot: "THAT the HTRPC approve Resolution HTRPC-2026-001 that certifies the attendance of the required Act 859 Planning Commissioner Training for Commissioners Terry Gold, Robbie Liner, Clarence McGuire, and Wayne Thibodeaux on May 2, 2026."

The Chairman called for a vote on the motion offered by Mr. Soudelier. THERE WAS RECORDED: YEAS: Mr. Gold, Mr. McGuire, Mrs. Poiencot, Mr. Rogers, Mr. Soudelier, and Mr. Thibodeaux; NAYS: None; ABSTAINING: Mr. Liner; ABSENT: Mr. Billiot and Mr. Smith. THE CHAIRMAN DECLARED THE MOTION ADOPTED.
 - b) Mr. Pulaski stated that Mart Black and Pat Gordon will partner with other Commissions to make trainings more available.
4. Mr. Pulaski reminded those who have not completed the ethics and sexual harassment training for 2026 to do so.
5. Mr. Pulaski informed the Commission that he would be bringing proposed changes to the zoning code regarding the allowance of dog grooming in the C-1 zoning district at the next meeting.

I. ADMINISTRATIVE APPROVAL(S):

Mr. Rogers moved, seconded by Mr. Thibodeaux: "THAT the HTRPC acknowledge for the record the following Administrative Approvals 1-3."

1. Lot Line Adjustment between Lots 2 and 3, Block 1 of Myrtle Grove Heights Subdivision; Section 9, T17S-R17E, Terrebonne Parish, LA (*104 Grenes Street / Councilman Steve Trosclair, District 9*)
2. Lot Line Adjustment between Lot 5-B-2, Lot 6-A, Lot 6-B-2, Lot 7-A, & Lot 7-B of the Redivision of a Portion of Four Point Estates Subdivision; Section 22, T20S-R17E, Terrebonne Parish, LA (*908, 910, 911, 912, 913, 914, 915, 916, & 917 Four Point Road, Dulac / Councilman Danny Babin, District 7*)
3. Survey and Redivision of Tract J and the Revised AMK, L.L.C. Tract belonging to Jimmy's Towing & Recovery, L.L.C. into Tract J-1 and Tract K; Section 96, T17S-R17E, Terrebonne Parish, LA (*411 North Hollywood Road / Councilman Charles "Kevin" Champagne, District 5*)

The Chairman called for a vote on the motion offered by Mr. Rogers. THERE WAS RECORDED: YEAS: Mr. Gold, Mr. McGuire, Mrs. Poiencot, Mr. Rogers, Mr. Soudelier, and Mr. Thibodeaux; NAYS: None; ABSTAINING: Mr. Liner; ABSENT: Mr. Billiot and Mr. Smith. THE CHAIRMAN DECLARED THE MOTION ADOPTED.

J. COMMITTEE REPORT:

1. Subdivision Regulations Review Committee: None.

K. COMMISSION COMMENTS:

1. Planning Commissioners' Comments:
 - a) Mr. Pulaski shared a flyer regarding the Home Sewage Assistance Program that will aid residents along Upper Bayou Terrebonne with repairing of their home sewage systems due to a partnership between BTNEP, LUMCON, SCPDC, and the USEPA.

2. Chairman's Comments: None.

L. PUBLIC COMMENTS: None.

M. Mr. Rogers moved, seconded Mr. Soudelier: "THAT there being no further business to come before the HTRPC, the meeting be adjourned at 7:38 p.m."

The Chairman called for a vote on the motion offered by Mr. Rogers. THERE WAS RECORDED: YEAS: Mr. Gold, Mr. McGuire, Mrs. Poiencot, Mr. Rogers, Mr. Soudelier, and Mr. Thibodeaux; NAYS: None; ABSTAINING: Mr. Limer; ABSENT: Mr. Billiot and Mr. Smith. THE CHAIRMAN DECLARED THE MOTION ADOPTED.



*Becky M. Becnel, Minute Clerk
Houma-Terrebonne Regional Planning Commission*

Houma-Terrebonne Regional Planning Commission

Post Office Box 1446, Houma, Louisiana 70361-1446
 Phone (985) 873-6793 • htrpcinfo@tpcg.org

May 2026

HOUMA TERREBONNE REGIONAL PLANNING COMMISSION

BALANCE BROUGHT FORWARD		34,932.44
EXPENDITURES:		
HOUMA-TERR PLANNING COMM. MEMBERS (Per Diems May 2026)	323.19	
USA Today Media Corp. (Publications - April)	519.10	
TPCG (April 2026 Postage)	180.68	
Becky Becnel - Reimbursemtn (2026 American Planning Association National Conference)	3,643.97	
Martin & Pellegrin, CPAs (PC) (2025 Financial Audit)	3,000.00	
CHASE BANK (Service Fees)	60.00	
TOTAL EXPENDITURES	7,726.94	
SUBTOTAL	27,205.50	
ACCOUNTS RECEIVABLE	1,067.65	
ENDING BALANCE		<u>28,273.15</u>
Chase Bank - Savings Account		24,496.65
Chase One Bank - Checking Account		<u>3,776.50</u>
TOTAL		<u><u>28,273.15</u></u>

ROBBIE LINER, Chairman
 JAN ROGERS, Vice Chairman
 BARRY SOUDELIER, Secretary/Treasurer
 MICHAEL BILLIOT
 TERRY GOLD
 CLARENCE MCGUIRE
 ANGELE POIENCOT
 TRAVION SMITH
 WAYNE THIBODEAUX

CHRISTOPHER M. PULASKI, PLA
 Director
 BECKY M. BECNEL
 Minute Clerk
 DERICK BERCEGEAY
 Legal Advisor
 Terrebonne Parish
 Consolidated Government
 Planning & Zoning Department
 www.tpcg.org/planning

HOUMA-TERREBONNE REGIONAL PLANNING COMMISSION
2026 - MAY TREASURER'S REPORT

ACCOUNTS RECEIVABLE:

Interest on Money Market Account	0.44
Interest on Checking Account	0.05
Delta Coat Consultants, LLC	198.08
Charles L. McDonald Land Surveyor, Inc	145.88
Charles L. McDonald Land Surveyor, Inc	171.00
AvidXChange, Inc./Hutton Real Estate Services, Inc.	177.20
Richard J. Cenac, III	125.00
Charles L. McDonald Land Surveyor, Inc	125.00
David Waitz Engineering & Surveying, Inc.	125.00

Secretary/Treasurer

\$ 1,067.65

Approved by: _____

Title

Chairman

Approved by: _____

Title

HOUMA TERREBONNE REGIONAL PLANNING COMMISSION
P. O. BOX 1446
HOUMA, LA. 70361

Outstanding invoices and disbursements

OPERATING ACCOUNT

Date	Invoice Number	Vendor	Description	Amount
6/18/2026		Michael Billiot	Per Diem	46.17
6/18/2026		Terry Gold	Per Diem	46.17
6/18/2026		Robbie R. Liner	Per Diem	46.17
6/18/2026		Clarence McGuire Jr.	Per Diem	46.17
6/18/2026		Angele Poiencot	Per Diem	46.17
6/18/2026		Jan J. Rogers	Per Diem	46.17
6/18/2026		Travion Smith	Per Diem	46.17
6/18/2026		Barry J. Soudelier	Per Diem	46.17
6/18/2026		Wayne Thibodeaux	Per Diem	46.17
6/18/2026	GZ-01500	TPCG	May Postage	242.36
6/18/2026	7723771	USA Today Media Corp	May Adverting	1707.75
TOTAL OPERATING EXPENDITURES				2,365.64

Date	Invoice	Vendor	Description	Amount
6/18/2026		H-T Reg. Plan Comm	Transfer	5,000.00

6/18/2026 _____ Secretary/Treasurer
Date Title

6/18/2026 _____ Chairman
Date Approved by: Title

6/18/2026 _____ Accountant
Date Approved by: *Dinah Clemons* Title

Receipts June 1st through June 30th 2026

Terrebonne Parish Consilidated Governemnt	156.32
Delta Coast Consultants, LLC	125.00
Delta Coast Consultants, LLC	31.32
David Waitz Engineering & Surveying, Inc.	125.00
Terrebonne Parish Consilidated Governemnt	125.00

562.64

Chase Bank Money Market Account Balance \$20,059.29
Chase Bank Checking Account Balance \$6,410.86

Houma-Terrebonne Regional Planning Commission

P.O. Box 1446, Houma, Louisiana 70361
Phone (985) 873-6793 • Fax (985) 580-8141 • Email: htrpcinfo@tpcg.org

APPLICATION SUBDIVISION OF PROPERTY

APPROVAL REQUESTED:

- A. Raw Land
 Re-Subdivision
- C. Major Subdivision
 Conceptual
 Preliminary
 Engineering
 Final
- B. Mobile Home Park
 Residential Building Park
 Conceptual/Preliminary
 Engineering
 Final
- D. Minor Subdivision

Variance(s) – Provide brief description below. On a separate sheet of paper, provide a detailed description of the variance, demonstrate valid hardship(s), and demonstrate why the issuance of the variance would not nullify the intent and purpose of the ordinance which may include the public health, safety, and welfare. (Sec. 24.9.2.1)

Variance requested for lot sizes. Lots are 5,625.0 sq ft instead of the 6,000 sf. ft. as required

THE FOLLOWING MUST BE COMPLETE TO ENSURE PROCESS OF THE APPLICATION:

- Name of Subdivision: Division of Lot 69, Phase IV, Block 3 to Ashland North Subdivision
Downing Brown 304 "B", Mozart Dr Houma, LA 70363
- Developer's Name & Address: Jessica Medina Damas 1052 Grand Caillou Rd Houma, LA 70363
Owner's Name & Address: Jessica Medina Damas 1052 Grand Caillou Rd Houma, LA 70363
All owners must be listed, attach additional sheet if necessary
- Name of Surveyor, Engineer, or Architect: Charles L. McDonald Land Surveyor, Inc.

SITE INFORMATION:

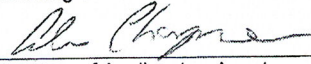
- Physical Address: 304 "B" Mozart Drive
- Location by Section, Township, Range: Section 59, T18S-R18E
- Purpose of Development: create an additional lot
- Land Use:
 Single-Family Residential
 Multi-Family Residential
 Commercial
 Industrial
- Sewerage Type:
 Community
 Individual Treatment
 Package Plant
 Other
- Drainage:
 Curb & Gutter
 Roadside Open Ditches
 Rear Lot Open Ditches
 Other
- Planned Unit Development: Y N
- Date and Scale of Map:
Date: 4/10/2026 Scale: 1"=30'
- Council District / Fire Tax Area:
1
- Number of Lots: 2
- Filing Fees: _____

CERTIFICATION:

I, Alisa Champagne, certify this application including the attached date to be true and correct.

Alisa Champagne
Print Applicant or Agent

4/30/2026
Date

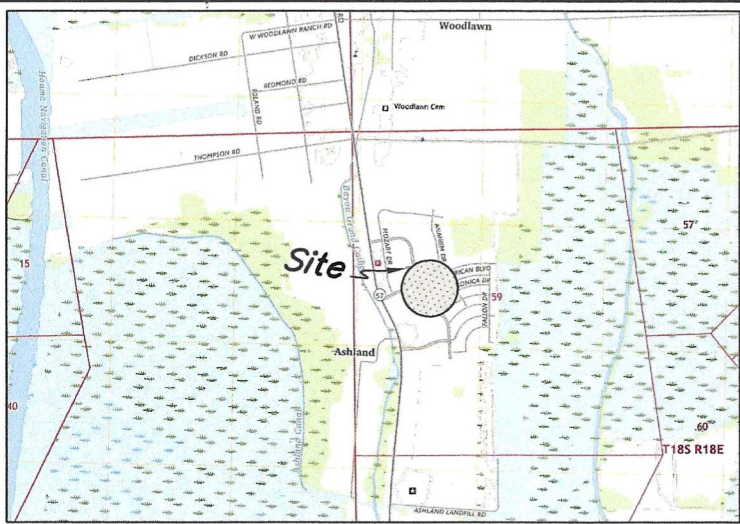

Signature of Applicant or Agent

The undersigned certifies that he/she is the owner of the entire land included within the proposal and concurs with the Application or that he/she has submitted with this Application a complete, true and correct listing of all of the owners of the entire land included within the proposal, that each of the listed owners concur 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.

Jessica Medina Damas
Print Name of Signatory


Signature

5/7/2026
Date



VICINITY MAP

Proposed Land Use:
Single Family Residential



LOT 70

BLOCK 3

LOT 68

MOZART DRIVE

DRIVE

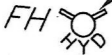
EXPRESS

5' Non Exclusive Servitude
in Favor of Bell South Tele.
Communications

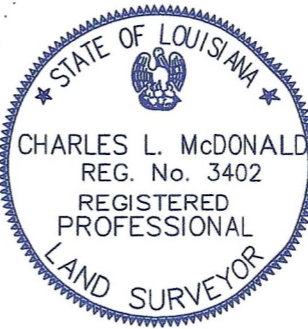
20' Private Sewer Connection
Servitude for House Connections
to Adjacent Lots and T.P.C.G.

5' South Coast
Gas Servitude

Benchmark
N: 378,059.3670
E: 3,489,758.4590
Elevation: 6.3'
(NAVD 88)



CAD #7432



GENERAL NOTES

NOTE: This map does not purport to show all improvements, underground utilities, wetlands, pipelines, rights of way, restrictive covenants or servitudes which may affect this property.

NOTE: This property is situated within ZONE "AE" (EL 11 Feet) as shown on the F.E.M.A. Flood Insurance Rate Map dated Sept. 7, 2023. (Map No. 22109C 0275 E)

NOTE: All title information shown hereon was provided by the client and no additional title research was done by Charles L. McDonald, Land Surveyor, Inc.

NOTE: BEARINGS INDICATED HEREON ARE DERIVED FROM GPS OBSERVATIONS (DATUM - STATE PLANE COORDINATES NAD83 (SPC83)LOUISIANA SOUTH ZONE)

NOTE: Method of sewer discharge T.P.C.G. Community Sewer.

REFERENCE MAP

"REDIVISION OF BLOCKS 3 & 18 ASHLAND NORTH SUBDIVISION PHASE IV", prepared by Keneth L. Rembert, Surveyor, dated July 13, 1999, and recorded at entry no. 1062579.

APPROVED AND ACCEPTED THIS DATE: _____
BY THE HOUMA-TERREBONNE REGIONAL PLANNING COMMISSION.

BY: _____ For: _____

**MAP SHOWING THE DIVISION OF
LOT 69, PHASE IV, BLOCK 3,
TO ASHLAND NORTH SUBDIVISION
LOCATED IN SECTION 59, T18S - R18E,
TERREBONNE PARISH, LOUISIANA**

SCALE: 1" = 30'

10 APRIL 2026

CHARLES L. McDONALD
LAND SURVEYOR, INC.
P.O. Box 1390 Gray, LA 70359
Ph: (985)876-4412/Fax: (985)876-4806
Email: clmsurveyor@aol.com

I CERTIFY THAT THIS SURVEY WAS DONE UNDER MY DIRECT SUPERVISION IN ACCORDANCE WITH THE STANDARDS OF PRACTICE FOR PROPERTY BOUNDARY SURVEYS AND THAT THE ACCURACY STANDARDS ARE IN ACCORDANCE WITH CLASS "C" (SUBURBAN) SURVEYS AS INDICATED IN THE ABOVE STANDARDS.

APPROVED:

Charles L. McDonald

REG. P.L.S. No. 3402

Houma-Terrebonne Regional Planning Commission

P.O. Box 1446, Houma, Louisiana 70361
Phone (985) 873-6793 • Fax (985) 580-8141 • Email: htrpcinfo@tpcg.org

APPLICATION SUBDIVISION OF PROPERTY

APPROVAL REQUESTED:

- A. Raw Land
 Re-Subdivision
- C. Major Subdivision
 Conceptual
 Preliminary
 Engineering
 Final
- B. Mobile Home Park
 Residential Building Park
 Conceptual/Preliminary
 Engineering
 Final
- D. Minor Subdivision

Variance(s) – Provide brief description below. On a separate sheet of paper, provide a detailed description of the variance, demonstrate valid hardship(s), and demonstrate why the issuance of the variance would not nullify the intent and purpose of the ordinance which may include the public health, safety, and welfare. (Sec. 24.9.2.1)

THE FOLLOWING MUST BE COMPLETE TO ENSURE PROCESS OF THE APPLICATION:

- Name of Subdivision: Acadia Agricultural Holdings LLC Division
- Developer's Name & Address: Terrebonne Parish Consolidated Government - 8026 Main St.
Owner's Name & Address: Acadia Agricultural Holdings LLC - 110 Rue Angelyne Thibodaux, LA 70301
All owners must be listed, attach additional sheet if necessary
- Name of Surveyor, Engineer, or Architect: CHS Engineering LLC - Gregory Plazance, P.L.S.

SITE INFORMATION:

- Physical Address: 164 L.S.T.A. Ct. Schriever, LA 70395
- Location by Section, Township, Range: Sections 93 & 143, T155-B16E
- Purpose of Development: CDBG - DR Garbage Collection Transfer Facility
- Land Use:
 Single-Family Residential
 Multi-Family Residential
 Commercial
 Industrial
- Drainage:
 Curb & Gutter
 Roadside Open Ditches
 Rear Lot Open Ditches
 Other
- Number of Lots: 4
- Sewerage Type:
 Community
 Individual Treatment
 Package Plant
 Other
- Planned Unit Development: Y N
- Date and Scale of Map: 5/26/26 1" = 200'
- Council District / Fire Tax Area: 4 / Schriever
- Filing Fees: _____

CERTIFICATION:

I, Jason W. Bergeron, certify this application including the attached date to be true and correct.

Jason W. Bergeron
Print Applicant or Agent

[Signature]
Signature of Applicant or Agent

Date

The undersigned certifies that he/she is the owner of the entire land included within the proposal and concurs with the Application or that he/she has submitted with this Application a complete, true and correct listing of all of the owners of the entire land included within the proposal, that each of the listed owners concur 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.

JACOB GIARDINA
Print Name of Signature

[Signature]
Signature

Date

PC26/ 6 - 1 - 11

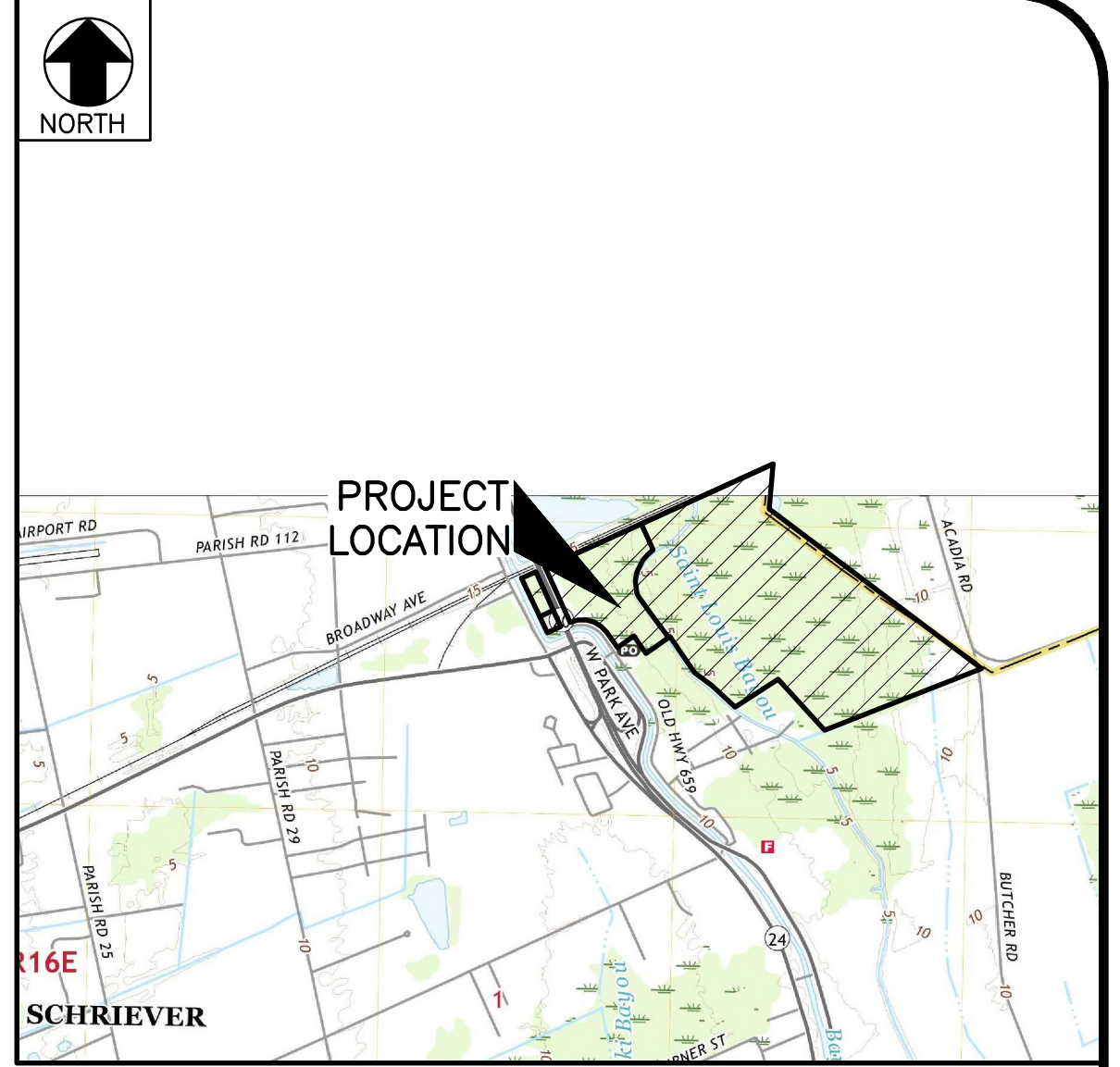
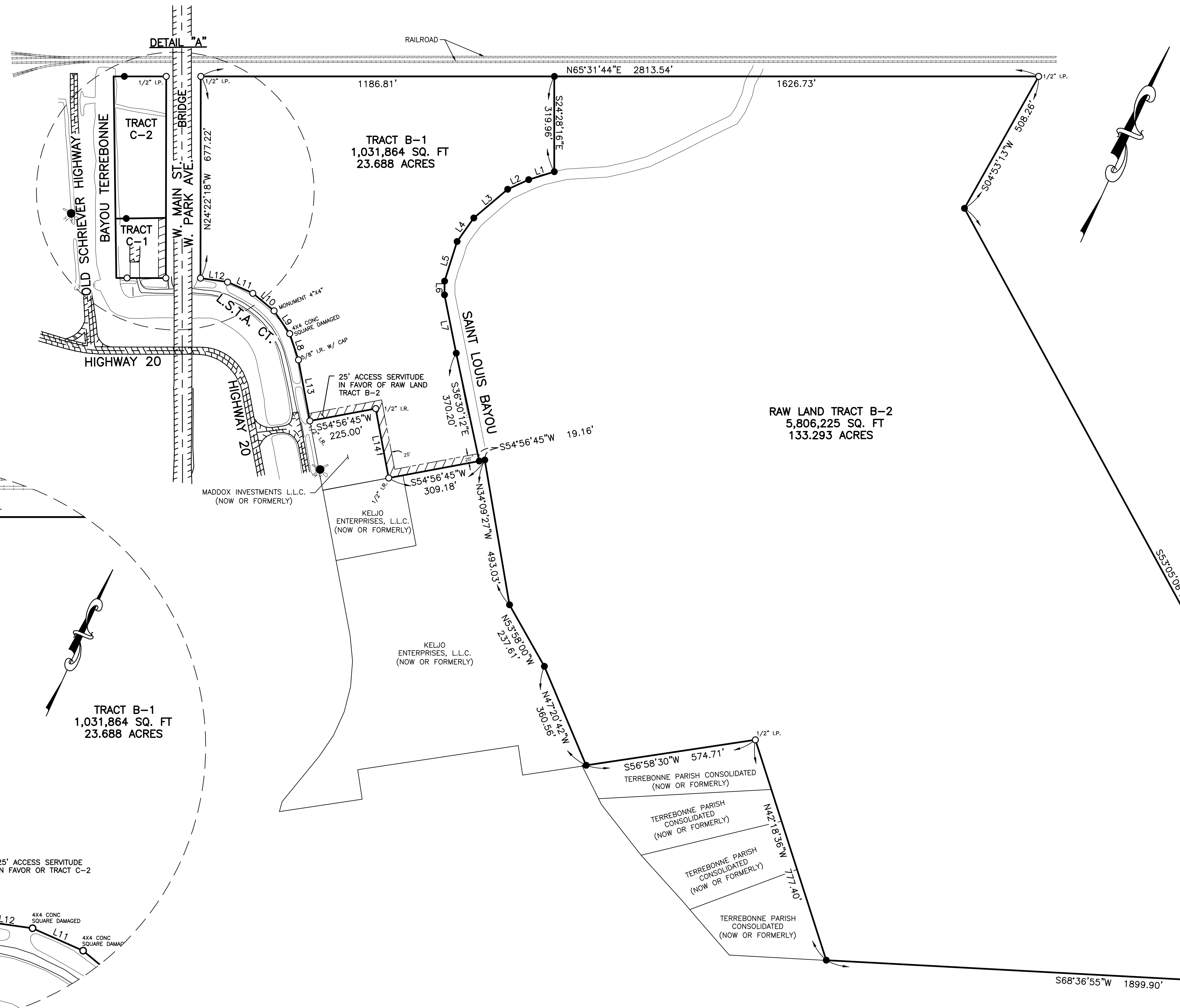
Revised 11/3/2021

REFERENCE MAPS & BEARINGS:
BEARINGS ARE BASED ON THE
"LOUISIANA COORDINATE SYSTEM SOUTH ZONE 1702 NAD 83"
(USING GPS-C4GNET-RTN SYSTEM)

REFERENCE MAPS:

1. MAP SHOWING SURVEY OF TRACT "B" BELONGING TO POLMER BROTHERS, LTD. LOCATED IN SECTION 93 & 143, T15S-R16E, TERREBONNE PARISH, LOUISIANA. PREPARED BY: CHARLES L. MCDONALD. DATED: MARCH 3, 2016. RECORDED UNDER ENTRY NUMBER 1502884.
2. MAP SHOWING SURVEY OF TRACT "C" BELONGING TO POLMER BROTHERS, LTD. LOCATED IN SECTION 143, T15S-R16E, TERREBONNE PARISH, LOUISIANA. PREPARED BY: CHARLES L. MCDONALD. DATED: MARCH 11, 2016. RECORDED UNDER ENTRY NUMBER 1502884.

FEMA FLOOD ZONE AND HAZARDS
FIRM MAP/PANEL NO. 22109C0100E, EFFECTIVE 09/07/2023
FLOOD ZONE A, AND FLOOD ZONE X

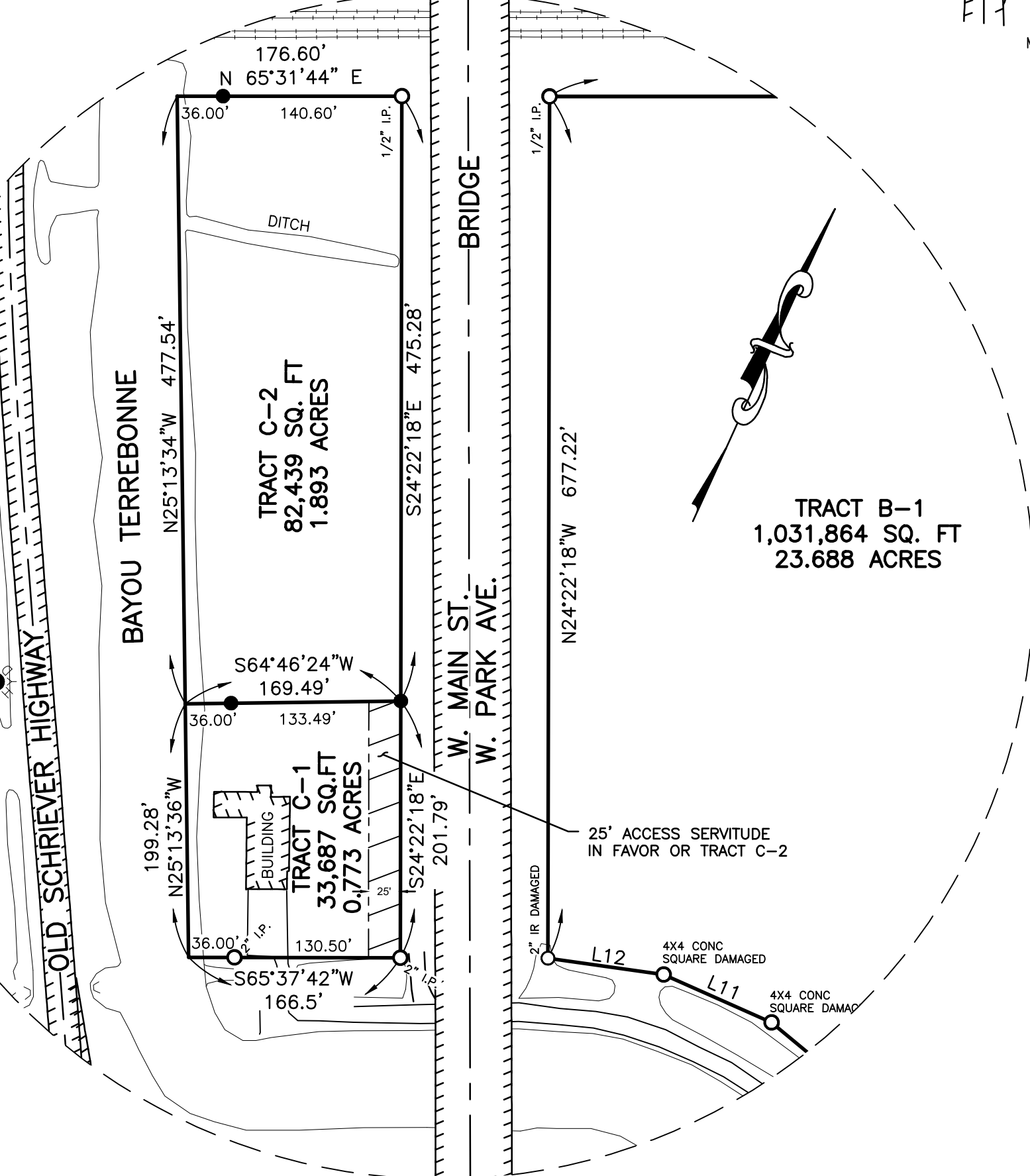


VICINITY MAP
SCALE 1" = 2000'

LINE TABLE

LINE	BEARING	DISTANCE
L1	S48°21'20"W	89.88'
L2	S40°54'47"W	77.65'
L3	S25°15'57"W	149.15'
L4	S10°46'02"W	96.99'
L5	S06°56'45"E	139.38'
L6	S23°59'13"E	45.89'
L7	S35°50'31"E	200.08'
L8	N42°59'09"W	92.87'
L9	N58°50'58"W	92.87'
L10	N74°42'47"W	92.87'
L11	S89°25'24"W	92.87'
L12	S73°33'35"W	91.77'
L13	N 35°03'15" W	208.32'
L14	N 35°03'15" W	237.00'

DETAIL "A"
SCALE 1" = 100'



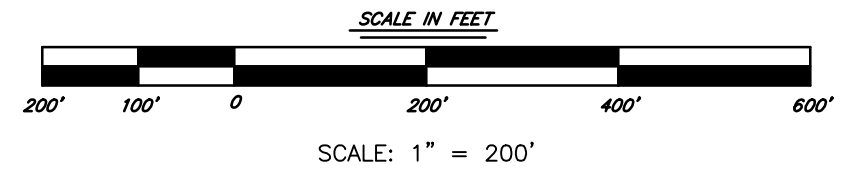
NOTE:
THIS PLAT DOES NOT PURPORT TO SHOW ALL EASEMENTS, SERVITUDES AND/OR RIGHTS-OF-WAY THAT MAY OR MAY NOT EXIST ON THIS PROPERTY.
THIS PLAT DOES NOT PURPORT TO SHOW ALL UNDERGROUND UTILITIES AND/OR PIPELINES THAT MAY OR MAY NOT EXIST ON THIS PROPERTY.
THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A COMPLETE ABSTRACT AND TITLE OPINION.

CERTIFICATIONS
THIS IS TO CERTIFY THAT THIS SURVEY WAS DONE BY ME OR UNDER MY DIRECT SUPERVISION AND CONTROL, THAT THE SURVEY WAS DONE ON THE GROUND AND WAS DONE IN ACCORDANCE WITH THE MOST RECENT STANDARDS OF PRACTICE FOR LAND SURVEYORS AS SET FORTH BY THE STATE OF LOUISIANA, BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND THAT THE ACCURACY SPECIFICATION AND POSITIONAL TOLERANCES ARE IN ACCORDANCE WITH CLASS "C" SURVEYS INDICATED IN THE ABOVE STANDARDS.

I ALSO CERTIFY THERE ARE NO ENCROACHMENTS ACROSS ANY PROPERTY LINES EXCEPT AS SHOWN

OWNERS: ACADIA AGRICULTURAL HOLDINGS, L.L.C.
110 RUE ANGELOU
THIBODAUX, LA 70301

ACADIA AGRICULTURAL HOLDINGS, L.L.C. DIVISION
SURVEY PLAT SHOWING SURVEY A DIVISION OF TRACTS B AND C, BELONGING TO ACADIA AGRICULTURAL HOLDINGS, L.L.C., INTO TRACTS B-1, B-2, C-1 AND C-2, LOCATED IN SECTIONS 93 & 143, T15S-R16E, TERREBONNE PARISH, LOUISIANA



DATE	DESCRIPTION	BY

LEGEND
FOUND MARKER (AS NOTED) ○
SET 5/8" IR ●
EXISTING FIRE HYDRANT ●

APPROVED & ACCEPTED THIS DATE _____
BY THE HOUMA-TERREBONNE REGIONAL PLANNING COMMISSION
BY _____ FOR _____

APPROVED: PRELIMINARY COPY FOR REVIEW
Gregory J. Plaisance Reg. No. 5208

PRELIMINARY COPY:
THIS DOCUMENT IS NOT TO BE USED FOR CONSTRUCTION, BIDDING, RECORDATION, CONVEYANCE, SALES, OR AS THE BASIS FOR THE ISSUANCE OF A PERMIT.

State and Local
503 St. Mary Street
Thibodaux, LA 70301
O:(985) 219-1000
www.gisyseng.com
ENGINEERING • PLANNING • SURVEYING
ENVIRONMENTAL CONSULTING

DRAWN BY: TOB
CHECKED: GJP
DATED: 5/26/2026

SCALE: 1" = 200'
JOB No: 39130-1735-2100

Houma-Terrebonne Regional Planning Commission

P.O. Box 1446, Houma, Louisiana 70361
Phone (985) 873-6793 • Fax (985) 580-8141 • Email: htrpcinfo@tpcg.org

APPLICATION SUBDIVISION OF PROPERTY

APPROVAL REQUESTED:

- | | |
|---|--|
| A. <input type="checkbox"/> Raw Land | B. <input type="checkbox"/> Mobile Home Park |
| <input type="checkbox"/> Re-Subdivision | <input type="checkbox"/> Residential Building Park |
| C. <input type="checkbox"/> Major Subdivision | <input type="checkbox"/> Conceptual/Preliminary |
| <input type="checkbox"/> Conceptual | <input type="checkbox"/> Engineering |
| <input type="checkbox"/> Preliminary | <input type="checkbox"/> Final |
| <input type="checkbox"/> Engineering | D. <input checked="" type="checkbox"/> Minor Subdivision |
| <input type="checkbox"/> Final | |

Variance(s) – Provide brief description below. On a separate sheet of paper, provide a detailed description of the variance, demonstrate valid hardship(s), and demonstrate why the issuance of the variance would not nullify the intent and purpose of the ordinance which may include the public health, safety, and welfare. (Sec. 24.9.2.1)

X

Fire hydrant is 275' from new lot line.

THE FOLLOWING MUST BE COMPLETE TO ENSURE PROCESS OF THE APPLICATION:

- Name of Subdivision: Lot Line Adjustment of Tract 36-A & Revised Tract 36-B
- Developer's Name & Address: William Floyd Boudreaux, 403 Engeron St., Houma LA 70363
Owner's Name & Address: William Floyd Boudreaux, 403 Engeron St., Houma LA 70363
All owners must be listed, attach additional sheet if necessary
- Name of Surveyor, Engineer, or Architect: Delta Coast Consultants, LLC

SITE INFORMATION:

- Physical Address: 5008 North Bayou Black Drive, Gibson LA 70356
- Location by Section, Township, Range: Section 22, T17S - R15E
- Purpose of Development: Shift lot line so it does not cross a slab.
- Land Use:
 Single-Family Residential
 Multi-Family Residential
 Commercial
 Industrial
- Sewerage Type:
 Community
 Individual Treatment
 Package Plant
 Other
- Drainage:
 Curb & Gutter
 Roadside Open Ditches
 Rear Lot Open Ditches
 Other
- Planned Unit Development: Y N
- Date and Scale of Map: 06/05/26 Scale: 1" = 100'
- Council District / Fire Tax Area: Council District 7 / Gibson East
- Number of Lots: 2
- Filing Fees: _____

CERTIFICATION:

I, Wyatt Aucoin, certify this application including the attached date to be true and correct.

Wyatt Aucoin
Print Applicant or Agent

[Signature]
Signature of Applicant or Agent

Date

6/5/2026

The undersigned certifies that he/she is the owner of the entire land included within the proposal and concurs with the Application *or* that he/she has submitted with this Application a complete, true and correct listing of all of the owners of the entire land included within the proposal, that each of the listed owners concur 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.

William Boudreaux
Print Name of Signature

[Signature]
Signature

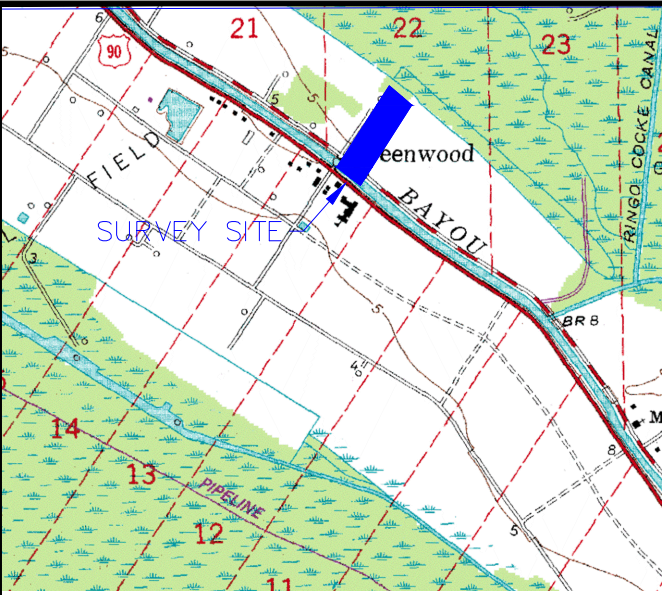
6-8-2026
Date

TERREBONNE PARISH

T17S - R15E

APPROVED AND ACCEPTED THIS DATE _____
 BY THE HOUMA - TERREBONNE REGIONAL PLANNING COMMISSION

BY _____ FOR _____



PROJECT VICINITY
 1" = 2,000'

LOUISIANA COORDINATE SYSTEM SOUTH ZONE (NAD 83)

SURVEY NOTE:
 THIS SURVEY DOES NOT PURPORT TO SHOW THE LOCATION OF ANY EXISTING SERVITUDES, EASEMENTS, RIGHTS-OF-WAY, RESTRICTIVE COVENANTS, AND/OR REGULATIONS OF GOVERNING AUTHORITIES WHICH MAY AFFECT SAID PROPERTY EXCEPT AS OTHERWISE SHOWN HEREON.

BASIS OF BEARING:
 REFERENCE BEARING IS S 32°33'04" W, ALONG LINE "A" - "B" TAKEN FROM REFERENCE MAP BELOW.

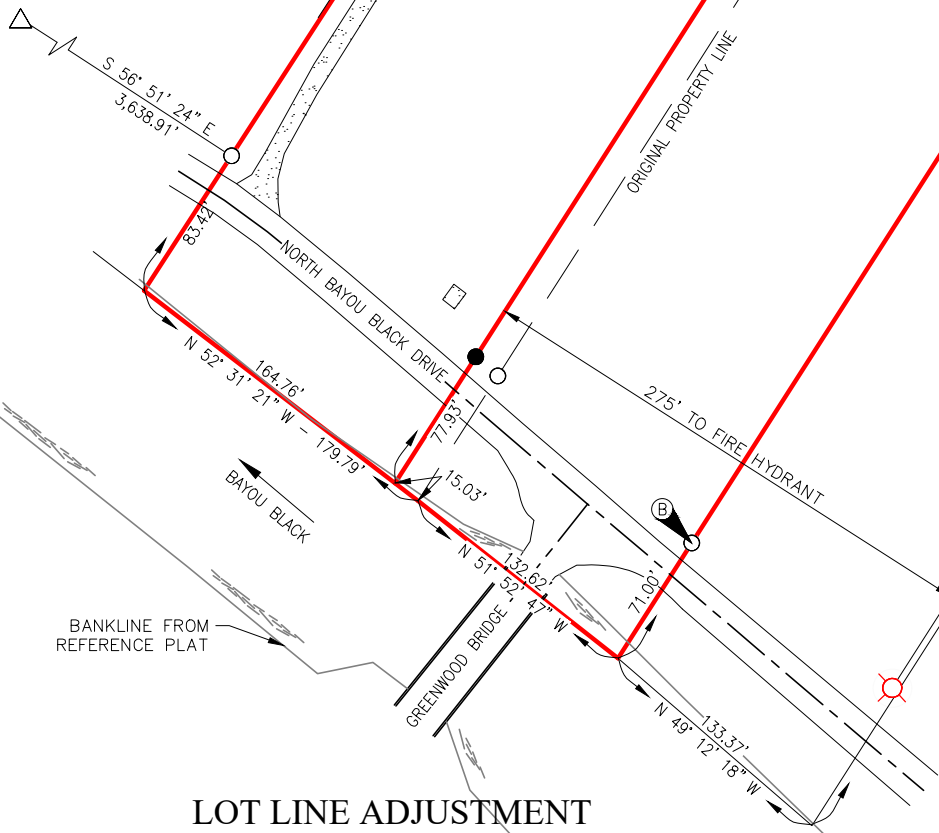
REFERENCE MAP:
 A PLAT PREPARED BY T. BAKER SMITH & SON, INC., ENTITLED "REDIVISION OF TRACTS 36 A & B, OF GREENWOOD - OAK FOREST PLANTATION ESTATES FOR NORMA D. OLIVIER LOCATED IN SECTION 22, T17S-R15E, TERREBONNE PARISH, LOUISIANA." AND DATED APRIL 19, 1984.

FLOOD NOTE:
 THE EFFECTIVE FIRM COMMUNITY NO. 22109C0225E DATED SEPTEMBER 7, 2023 PLACES THESE TRACTS IN ZONE "AE" WITH AN ELEVATION REQUIREMENT OF 8.0' (NAVD88)

LEGEND:

- DENOTES 3/4" G.I.P. SET
- ⊙ DENOTES 1/2" G.I.P. FND.
- DENOTES 3/4" G.I.P. FND.
- △ DENOTES CONTROL MONUMENT FND.
- x-x- DENOTES FENCE
- ⊕ DENOTES FIRE HYDRANT
- ▨ DENOTES CONCRETE SLAB

P.O.C.
 NGS MON. "K 227 AZ MK"
 N = 409,859.89'
 E = 3,414,403.10'



LAND USE: SINGLE-FAMILY RESIDENTIAL

SCALE IN FEET



HOUMA, LA

JUNE 5, 2026

CERTIFICATION

THIS IS TO CERTIFY THAT THIS SURVEY WAS DONE BY ME OR UNDER MY DIRECT SUPERVISION AND CONTROL, THAT THE SURVEY WAS DONE ON THE GROUND AND WAS DONE IN ACCORDANCE WITH THE MOST RECENT STANDARDS OF PRACTICE FOR LAND SURVEYORS AS SET FORTH BY THE STATE OF LOUISIANA, BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS, AND THAT THE ACCURACY SPECIFICATIONS AND POSITIONAL TOLERANCES ARE IN ACCORDANCE WITH RURAL AREA SURVEYS INDICATED IN THE ABOVE STANDARDS.

**LOT LINE ADJUSTMENT
 OF TRACT 36-A & TRACT 36-B
 INTO
 REVISED TRACT 36-A & REVISED TRACT 36-B
 BEING A PART OF
 GREENWOOD-OAK FOREST PLANTATION ESTATES
 LOCATED IN SECTION 22, T17S-R15E
 TERREBONNE PARISH, LOUISIANA**

PRELIMINARY

APPROVED: _____

WYATT MICAH AUCOIN, P.L.S.
 LA. LAND SURVEYOR REG. NO. 5343