

**MINUTES
WEST BATON ROUGE PARISH COUNCIL
REGULAR MEETING
GOVERNMENT BUILDING**

880 North Alexander Avenue, Port Allen
Thursday, August 28, 2025
5:30 PM

The Following Minutes Are Summarized For Brevity, For Precise Meeting Information Please Refer To Meeting Audio Or Video.

1. CALL MEETING TO ORDER & REQUEST ALL ELECTRONIC DEVICES BE SILENCED

A Regular Meeting of the West Baton Rouge Parish Council was held on Thursday, August 28, 2025 and called to order at 05:30 PM. Council Chairman Carey Denstel asked that all electronic devices be placed on silent.

2. OPENING PRAYER

Councilman Atley Walker Jr. led everyone in an opening prayer.

3. PLEDGE OF ALLEGIANCE

Chairman Denstel recognized Mr. Curtis Ducote who led everyone in the Pledge of Allegiance.

4. LOG ATTENDANCE

The following members were recorded as being present: Messrs. Kirk Allain, Daryl "Turf" Babin, Atley Walker, Brady Hotard, Carey Denstel, Alan Crowe, and Mrs. Katherine Andre.

Absent: Messrs. Kenneth Gordon, Gary Joseph.

Also present were, Mr. Jason Manola, Parish President, Mr. Phillip Bourgoyne, Executive Assistant, Mr. Chance Stephens, Director of Finance, Mr. Brandon Bourgoyne, Director of Public Works, Ms. Kristen Canezaro, Special Legal Counsel, and Mrs. Michelle Tullier, Council Clerk.

5. MINUTES APPROVAL

A. Approval of Minutes from the Regular Meeting of August 14, 2025.

A motion was made by Council Member Kirk Allain, seconded by Council Member Daryl "Turf" Babin to approve Approval of Minutes from the Regular Meeting of August 14, 2025.

The vote was recorded as follows:

YEAS: 7 (Kirk Allain, Daryl "Turf" Babin, Atley Walker, Brady Hotard, Carey Denstel, Alan Crowe, Katherine Andre)

NAYS: 0 (None)

ABSENT: 2 (Kenneth Gordon, Gary Joseph)

ABSTAIN: 0 (None)

As a result of the votes, the motion Passed.

6. CONSIDER ANY AMENDMENTS TO THE AGENDA

There were no items to consider at this time.

7. PARISH PRESIDENT'S REPORT

Parish President Jason Manola was recognized and covered the following items:
Prayers go out to the Minnesota victims and their families;
SNT Global announcement 59.4-million-dollar project down Choctaw Rd. in Brusly creating approximately 275 new jobs.

8. PUBLIC COMMENTS

There were no comments at this time.

9. **COMMUNICATIONS WITH COUNCIL MEMBERS AND/OR ELECTED OR APPOINTED OFFICIALS**

Mr. Phillip Bourgoyne, was recognized and gave a brief overview of the recent ongoing projects of the Roads and Drainage crews in the Parish.

Mr. Brandon Bourgoyne, gave a brief update on the La1/415 connector project.

10. **NEW BUSINESS**

A. Consider Adoption of 2026 Budget Schedule

Mr. Chance Stephens presented the Council with the proposed 2026 Budget Schedule.

A motion was made by Council Member Daryl "Turf" Babin, seconded by Council Member Brady Hotard to approve Consider Adoption of 2026 Budget Schedule.

The vote was recorded as follows:

YEAS: 7 (Kirk Allain, Daryl "Turf" Babin, Atley Walker, Brady Hotard, Carey Denstel, Alan Crowe, Katherine Andre)

NAYS: 0 (None)

ABSENT: 2 (Kenneth Gordon, Gary Joseph)

ABSTAIN: 0 (None)

As a result of the votes, the motion Passed.

A copy of said schedule can be found at the end of these minutes.

B. Accept/Reject Administration Bid Recommendation on 2025 Pickle Ball Court Project

Mr. Phillip Bourgoyne was again recognized and briefly gave a recommendation on the aforementioned bid proposal. The administration is recommending accepting the low base bid of Quality Court LLC. of \$784,100 dollars and rejecting Alternate #1 in the amount of \$180,400 dollars.

A motion was made by Council Member Kirk Allain, seconded by Council Member Brady Hotard, to Accept the Administration Bid Recommendation on 2025 Pickle Ball Court Project for the base bid of \$784,100 dollars submitted by Quality Courts LLC. and reject the Alternate #1 in the amount of \$180,400 dollars.

The vote was recorded as follows:

YEAS: 7 (Kirk Allain, Daryl "Turf" Babin, Atley Walker, Brady Hotard, Carey Denstel, Alan Crowe, Katherine Andre)

NAYS: 0 (None)

ABSENT: 2 (Kenneth Gordon, Gary Joseph)

ABSTAIN: 0 (None)

As a result of the votes, the motion Passed.

Chairman Carey Denstel said a few words in regard to partnering with Placid on a project like this, and how much of an honor that it is. The Chairman introduced Mr. Rob Beadle, President of Placid Refining. Mr. Beadle thanked the Council and administration, and noted this was a special project in recognition of the 50year anniversary of Placid Refining being in West Baton Rouge Parish. Mr. Beadle ended his comments with "West Side is the Best Side" and in closing thanked everyone for their help over the years working with Placid.

11. **PUBLIC HEARING ON PREVIOUSLY INTRODUCED ORDINANCES**

A. An Ordinance authorizing the Parish of West Baton Rouge, State of Louisiana to proceed with a not to exceed \$9,160,000 financing through the Louisiana Local Government Environmental Facilities and Community Development Authority; authorizing and ratifying the Parish's request of the Louisiana Local Government Environmental Facilities and Community Development Authority to issue its revenue

bonds; authorizing the borrowing by the Parish of the proceeds from the sale thereof; approving and ratifying within certain parameters the terms of the sale of the bonds; authorizing the form of and execution of the Loan Agreement; authorizing the form of and execution of an Agreement for the purchase of the bonds and ancillary financing documents; and otherwise providing with respect thereto.

The Chairman opened a public hearing for the purpose of receiving comment regarding the aforementioned item.

Mr. Chance Stephens was recognized and explained this was for the Sewer Project funds, which will not be paid back by any user fees to the public, it will be paid back with sales tax dollars. The total project is approximately 23 million dollars, and the parish will be bonding approximately 8 million of those dollars.

No public comments for or against said ordinance were presented. No written protests opposing the ordinance were received. The Council Chairman at this point declared the Public Hearing closed.

A motion was made by Council Member Kirk Allain, seconded by Council Member Brady Hotard to approve An Ordinance authorizing the Parish of West Baton Rouge, State of Louisiana to proceed with a not to exceed \$9,160,000 financing through the Louisiana Local Government Environmental Facilities and Community Development Authority; authorizing and ratifying the Parish's request of the Louisiana Local Government Environmental Facilities and Community Development Authority to issue its revenue bonds; authorizing the borrowing by the Parish of the proceeds from the sale thereof; approving and ratifying within certain parameters the terms of the sale of the bonds; authorizing the form of and execution of the Loan Agreement; authorizing the form of and execution of an Agreement for the purchase of the bonds and ancillary financing documents; and otherwise providing with respect thereto.

The vote was recorded as follows:

YEAS: 7 (Kirk Allain, Daryl "Turf" Babin, Atley Walker, Brady Hotard, Carey Denstel, Alan Crowe, Katherine Andre)

NAYS: 0 (None)

ABSENT: 2 (Kenneth Gordon, Gary Joseph)

ABSTAIN: 0 (None)

As a result of the votes, the motion Passed.

Ordinance 36 of 2025 can be found at the end of these minutes.

B. An Ordinance Adopting the 2025 Council Amendments to the Fire Department Budgeted Expenses for the Fiscal Year beginning January 1, 2025 and ending December 31, 2025.

The Chairman opened a public hearing for the purpose of receiving comment regarding the aforementioned item.

Mr. Chance Stephens was again recognized and explained the reasons for the adjustments to the Fire Department budgeted expenses for 2025, and offered to answer any questions.

No public comments for or against said ordinance were presented. No written protests opposing the ordinance were received. The Council Chairman at this point declared the Public Hearing closed.

A motion was made by Council Member Daryl "Turf" Babin, seconded by Council Member Kirk Allain to approve An Ordinance Adopting the 2025 Council Amendments to the Fire Department Budgeted Expenses for the Fiscal Year beginning January 1, 2025 and ending December 31, 2025 as presented.

The vote was recorded as follows:

YEAS: 7 (Kirk Allain, Daryl "Turf" Babin, Atley Walker, Brady Hotard,

Carey Denstel, Alan Crowe, Katherine Andre)

NAYS: 0 (None)

ABSENT: 2 (Kenneth Gordon, Gary Joseph)

ABSTAIN: 0 (None)

As a result of the votes, the motion Passed.

Ordinance 37 of 2025 can be found at the end of these minutes.

C. An Ordinance Amending Chapter 104 Zoning To Incorporate Amended Zoning Designation Map (Zoning Plan) Under Section 104-3 Establishment Of Districts, Official Zoning Map For Rezoning Request of Brittany T. Free Etals. Regarding Property located at 5855 Horner Road Port Allen LA 70767 File #2025-18: Described by the WBR Assessor as: 14.64 AC SD CLYDE HORNER PROP DESIG AS: LOT B-2 CONT 7.14 AC & TRACT C CONT 7.50 AC 13A-82. Rezoning approximately 1.015 acres from AG-3 (Agricultural Large Scale) to AG-1 (Agricultural Small Scale). MASTER PLAN CHANGE

The Chairman opened a public hearing for the purpose of receiving comment regarding the aforementioned item.

Mr. Brandon Bourgoyne was recognized and gave a brief explanation of the reasons for this rezoning request, and noted the Planning and Zoning Commission recommended approval of the same.

No public comments for or against said ordinance were presented. No written protests opposing the ordinance were received. The Council Chairman at this point declared the Public Hearing closed.

A motion was made by Council Member Katherine Andre, seconded by Council Member Brady Hotard to approve An Ordinance Amending Chapter 104 Zoning To Incorporate Amended Zoning Designation Map (Zoning Plan) Under Section 104-3 Establishment Of Districts, Official Zoning Map For Rezoning Request of Brittany T. Free Etals. Regarding Property located at 5855 Horner Road Port Allen LA 70767 File #2025-18: Described by the WBR Assessor as: 14.64 AC SD CLYDE HORNER PROP DESIG AS: LOT B-2 CONT 7.14 AC & TRACT C CONT 7.50 AC 13A-82. Rezoning approximately 1.015 acres from AG-3 Agricultural Large Scale) to AG-1 (Agricultural Small Scale). **MASTER PLAN CHANGE** .

The vote was recorded as follows:

YEAS: 7 (Kirk Allain, Daryl "Turf" Babin, Atley Walker, Brady Hotard, Carey Denstel, Alan Crowe, Katherine Andre)

NAYS: 0 (None)

ABSENT: 2 (Kenneth Gordon, Gary Joseph)

ABSTAIN: 0 (None)

As a result of the votes, the motion Passed.

Ordinance 38 of 2025 can be found at the end of these minutes.

D. An Ordinance Amending Chapter 104 Zoning To Incorporate Amended Zoning Designation Map (Zoning Plan) Under Section 104-3 Establishment Of Districts, Official Zoning Map For Request of Walter and Tiffany LeBlanc. Regarding Property located at 5950 Rambin Road Brusly LA 70719. File #2025-19: Described by the WBR Assessor as: TRACT SB-2-B CONT 5.31 AC IN SEC 61 T8S R12E P/O BABIN PROP 47A-17. Rezoning 5.31 acres from AG-3 (Agricultural Large Scale) to RM (Residential Minor). MASTER PLAN CHANGE

The Chairman opened a public hearing for the purpose of receiving comment regarding the aforementioned item.

Mr. Brandon Bourgoyne was recognized and gave a brief explanation of the reasons for this rezoning request, and noted the Planning and Zoning Commission recommended approval of the same.

No public comments for or against said ordinance were presented. No written protests opposing the ordinance were received. The Council Chairman at this point declared the Public Hearing closed.

A motion was made by Council Member Daryl "Turf" Babin, seconded by

Council Member Alan Crowe to approve An Ordinance Amending Chapter 104 Zoning To Incorporate Amended Zoning Designation Map (Zoning Plan) Under Section 104-3 Establishment Of Districts, Official Zoning Map For Request of Walter and Tiffany LeBlanc. Regarding Property located at 5950 Rambin Road Brusly LA 70719. File #2025- 19: Described by the WBR Assessor as: TRACT SB-2-B CONT 5.31 AC IN SEC 61 T8S R12E P/O BABIN PROP 47A-17. Rezoning 5.31 acres from AG-3 (Agricultural Large Scale) to RM (Residential Minor). **MASTER PLAN CHANGE**

The vote was recorded as follows:

YEAS: 7 (Kirk Allain, Daryl "Turf" Babin, Atley Walker, Brady Hotard, Carey Denstel, Alan Crowe, Katherine Andre)

NAYS: 0 (None)

ABSENT: 2 (Kenneth Gordon, Gary Joseph)

ABSTAIN: 0 (None)

As a result of the votes, the motion Passed.

Ordinance 39 of 2025 can be found at the end of these minutes.

- E. **An Ordinance Amending Chapter 104 Zoning To Incorporate Amended Zoning Designation Map (Zoning Plan) Under Section 104-3 Establishment Of Districts, Official Zoning Map For Request of AG Logistics, LLC. representing East West Landco LLC. Regarding Property located at 3790 Rosedale Road, Port Allen LA 70767. File #2025-20: Described by the WBR Assessor as: TRACT A-2-B-1 CONT 29.26 AC IN SEC 116 117 & 118 T7S R12E P/O CARRUTH PROP 44-56. Rezoning a 4+- acre portion of 29+- acres from R-SF-2 to AG-3 with a Special Use Permit for Agriculture storage and distribution, heavy. MASTER PLAN CHANGE.**

The Chairman opened a public hearing for the purpose of receiving comment regarding the aforementioned item.

Mr. Brandon Bourgoyne was recognized and gave a brief explanation of the reasons for this rezoning request, and noted the Planning and Zoning Commission recommended denial by a unanimous vote due to location, dirt, dust and number of trailers near a school zone.

The following members of the public spoke out against the request for numerous reasons, such as dirt, dust, location, accidents, school zone proximity, curve proximity, and number of trucks in and out daily. Mr. Matt Milton with Beard Construction, Mrs. Melanie (Mimi) Robique, Mr. Loyd LeBlanc, and Mr. Rodney Robique.

Mr. Todd Doiron with AG Logistics was recognized and noted they have done everything the Parish has asked over the years and are only asking to be able to operate on this site.

Mr. Heath Morris, Mr. Scott Stassi, and Mr. Donald Schexnaydre were recognized in support of this location, echoing the statements made by Mr. Doiron.

No public comments for or against said ordinance were presented. No written protests opposing the ordinance were received. The Council Chairman at this point declared the Public Hearing closed.

Councilmember Brady Hotard noted he would be abstaining from the vote due to RS: 42:1120.

There were questions by Mr. Doiron in regard to additional turning lanes on Rosedale Rd. Mr. Bourgoyne explained he would look into this with the State. Councilmember Hotard asked a few questions in regard to the previous special use permit and shack location.

Chairman Denstel asked Mrs. Tullier to explain what a Master Plan vote would need to pass. Mrs. Tullier explained that for a Council vote a Master Plan Change requires a supermajority vote of the total membership of the Council per the Home Rule Charter.

A motion was made by Council Member Alan Crowe, seconded by Council Member Kirk Allain to approve An Ordinance Amending Chapter 104 Zoning To Incorporate Amended Zoning Designation Map (Zoning Plan) Under Section 104-3 Establishment Of Districts, Official Zoning Map For Request of AG Logistics, LLC. representing East West Landco LLC. Regarding Property located at 3790 Rosedale Road, Port Allen LA 70767. File #2025-20: Described by the WBR Assessor as: TRACT A-2-B-1 CONT 29.26 AC IN SEC 116 117 & 118 T7S R12E P/O CARRUTH PROP 44-56. Rezoning a 4+- acre portion of 29+- acres from R-SF-2 to AG-3 with a Special Use Permit for Agriculture storage and distribution, heavy. **MASTER PLAN CHANGE.**

The vote was recorded as follows:

YEAS: 5 (Kirk Allain, Daryl "Turf" Babin, Atley Walker, Alan Crowe, Katherine Andre)

NAYS: 1 (Carey Denstel)

ABSENT: 2 (Kenneth Gordon, Gary Joseph)

ABSTAIN: 1 (Brady Hotard)

As a result of the votes, the motion Failed.

F. An Ordinance Amending Chapter 104 Zoning To Incorporate Amended Zoning Designation Map (Zoning Plan) Under Section 104-3 Establishment Of Districts, Official Zoning Map For Request of Dylan Manske representing Larry A. Amond Jr. Regarding Property located at 6254 Poydras Bayou Dr. Erwinville LA 70729. File #2025-21: Described by the WBR Assessor as: LOT 2-B-2 CONT 16.37 AC IN SEC 12 T6S R11E SD OF A CLINE 6-4B C. Rezoning a proposed 2 +- acres tract from AG-3 (Agricultural Full Scale) to AG-2 (Agricultural Moderate Scale) MASTER PLAN CHANGE

The Chairman opened a public hearing for the purpose of receiving comment regarding the aforementioned item.

Mr. Brandon Bourgoyne was recognized and gave a brief explanation of the reasons for this rezoning request, and noted the Planning and Zoning Commission recommended approval of the same.

No public comments for or against said ordinance were presented. No written protests opposing the ordinance were received. The Council Chairman at this point declared the Public Hearing closed.

A motion was made by Council Member Daryl "Turf" Babin, seconded by Council Member Katherine Andre to approve An Ordinance Amending Chapter 104 Zoning To Incorporate Amended Zoning Designation Map (Zoning Plan) Under Section 104-3 Establishment Of Districts, Official Zoning Map For Request of Dylan A. Manske representing Larry A. Amond Jr. Regarding Property located at 6254 Poydras Bayou Dr. Erwinville LA 70729. File #2025-21: Described by the WBR Assessor as: LOT 2-B-2 CONT 16.37 AC IN SEC 12 T6S R11E SD OF A CLINE 6-4B C. Rezoning a proposed 2+- acres tract from AG-3 (Agricultural Full Scale) to AG-2 (Agricultural Moderate Scale) **MASTER PLAN CHANGE**

The vote was recorded as follows:

YEAS: 7 (Kirk Allain, Daryl "Turf" Babin, Atley Walker, Brady Hotard, Carey Denstel, Alan Crowe, Katherine Andre)

NAYS: 0 (None)

ABSENT: 2 (Kenneth Gordon, Gary Joseph)

ABSTAIN: 0 (None)

As a result of the votes, the motion Passed.

Ordinance 40 of 2025 can be found at the end of these minutes.

12. CONSIDER STATUS REPORT, CHANGE ORDER AND/OR OTHER MATTERS AS REQUIRED ON CURRENT PROJECTS

There were no items to consider at this time.

13. RESOLUTIONS

There were no items to consider at this time.

14. CONSIDER SUBDIVISION PLATS, CONDEMNATIONS, WAIVERS AND MATTERS RELATED THERETO

- A. File # 2025-24: PRELIMINARY PLAT OF SUGAR POINTE LOTS 1 THRU 48, TRACTS 'Y' & 'Z' BEING LOT TO-1 OF THE 164.378 ACRE TRACT LOCATED IN SECTION 13, T7S-R11E, SOUTHEASTERN LAND DISTRICT, WEST OF THE MISSISSIPPI RIVER, WEST BATON ROUGE PARISH, LOUISIANA FOR F& A INVESTMENTS, L.L.C 314 WESTWOOD BOULEVARD PORT ALLEN LOUISIANA 70767. WITH WAIVER FOR BLOCK LENGTHS.**

Mr. Brandon Bourgoyne was recognized and gave a brief explanation of the preliminary plat being presented for approval, and noted the Planning and Zoning Commission recommended approval of the same with the listed waivers for block lengths

Mr. Francois Boulanger was recognized and explained the reasons for the even larger lots than expected and the reason for the waivers needed.

No public comments for or against said ordinance were presented. No written protests opposing the ordinance were received. The Council Chairman at this point declared the Public Hearing closed.

A motion was made by Council Member Brady Hotard, seconded by Council Member Daryl "Turf" Babin to approve with waiver/s for block lengths **File # 2025-24: PRELIMINARY PLAT OF SUGAR POINTE LOTS 1 THRU 48, TRACTS 'Y' & 'Z' BEING LOT TO-1 OF THE 164.378 ACRE TRACT LOCATED IN SECTION 13, T7S-R11E, SOUTHEASTERN LAND DISTRICT, WEST OF THE MISSISSIPPI RIVER, WEST BATON ROUGE PARISH, LOUISIANA FOR F& A INVESTMENTS, L.L.C 314 WESTWOOD BOULEVARD PORT ALLEN LOUISIANA 70767.**

The vote was recorded as follows:

YEAS: 7 (Kirk Allain, Daryl "Turf" Babin, Atley Walker, Brady Hotard, Carey Denstel, Alan Crowe, Katherine Andre)

NAYS: 0 (None)

ABSENT: 2 (Kenneth Gordon, Gary Joseph)

ABSTAIN: 0 (None)

As a result of the votes, the motion Passed.

15. INTRODUCTION OF ORDINANCES

Mrs. Tullier, Council Clerk read by title the below proposed ordinance/s being introduced and publicized by title, and considered for adoption following a public hearing on October 9, 2025 at 5:30 pm in the Council Chambers, located at 880 North Alexander Avenue, Port Allen, La.

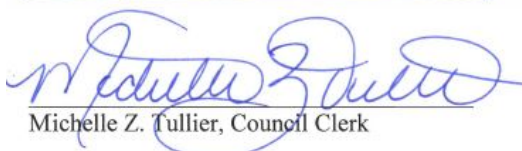
- A. An Ordinance To Amend And Reenact Part III (Unified Development Code) Chapter 111 (Administration and Enforcement), Article IV (Zoning Enforcement), Sec. 111-78 (Special, Conditional Use Requirements and Procedures)**

16. CORRESPONDENCE REPORT

17. ADJOURN

There being no further business, a motion to adjourn was made by Council Member Kirk Allain and was adopted by acclamation at 06:41 PM.


Carey Denstel, Chairman


Michelle Z. Tullier, Council Clerk

7/28/2025

2026 BUDGET SCHEDULE

AUGUST 28, 2025	THURSDAY	COUNCIL APPROVES SCHEDULE
September 1 ,2025	MONDAY	BUDGET PROCESS BEGINS
OCTOBER 3, 2025	FRIDAY	ALL BUDGETS DUE IN COUNCIL OFFICE
SEPTEMBER 25 & OCTOBER 2, 2025	THURSDAY	PUBLICATION OF ALL SPECIAL MEETINGS
OCTOBER 9, 2025	THURSDAY	COUNCIL PRESENTED COPIES OF THE BUDGET
OCTOBER 27, 2025	MONDAY	5:30 PM SPECIAL MEETING BUDGET REVIEW
OCTOBER 28, 2025	TUESDAY	5:30 PM SPECIAL MEETING BUDGET REVIEW
OCTOBER 31, 2025	FRIDAY	DEPARTMENTS MAKE CHANGES AND/OR ADJUSTMENTS TO PROPOSED BUDGETS PRIOR TO INTRODUCTION & ADOPTION.
NOVEMBER 13, 2025	THURSDAY	5:30 INTRODUCTION OF ORDINANCE CALL FOR PUBLIC HEARING
DECEMBER 11, 2025	THURSDAY	PUBLIC HEARING TO ADOPT 2026 BUDGET

NOTE: ALL MEETINGS WILL BE HELD AT 5:30 PM

ORDINANCE 36 OF 2025

As Introduced by the West Baton Rouge Parish Council
At The Regular Meeting of August 14, 2025
And Adopted at the Meeting of August 28, 2025

The West Baton Rouge Parish Council met in its regular session, duly called, advertised and convened at the West Baton Rouge Parish Council Governmental Building on Thursday, August 28, 2025, at 5:30 p.m., with the following members present:

	<u>Present</u>	<u>Absent</u>
Carey Denstel, District VI, Chairman	X	
Kirk Allain, District I	X	
Daryl Babin, District II	X	
Atley Walker, Jr., District III	X	
Brady Hotard, District IV	X	
Kenneth Gordon, District V		X
Alan Crowe, District VII	X	
Katherine Andre, District VIII	X	
Gary Joseph, District IX		X

Also present were Parish President, Jason P. Manola, and Council Clerk, Michelle Tullier.

The meeting was called to order and the roll called with the above result.

ORDINANCE 36 OF 2025

The following Ordinance having been introduced at a meeting held on August 14, 2025, notice of its introduction having been published in the official journal and a public hearing having been held thereon,

was offered by Alan Crowe, seconded by Katherine Andre, and adopted with the following vote:

YEAS: 7 (Crowe, Andre, Allain, Babin, Walker, Denstel, Hotard)

NAYS: 0 None)

ABSENT: 2 (Gordon, Joseph)

ABSTAIN: 0 (None)

And the Ordinance provides as follows:

An Ordinance authorizing the Parish of West Baton Rouge, State of Louisiana to proceed with a not to exceed \$9,160,000 financing through the Louisiana Local Government Environmental Facilities and Community Development Authority; authorizing and ratifying the Parish’s request of the Louisiana Local Government Environmental Facilities and Community Development Authority to issue its revenue bonds; authorizing the borrowing by the Parish of the proceeds from the sale thereof; approving and ratifying within certain parameters the terms of the sale of the bonds; authorizing the form of and execution of the Loan Agreement; authorizing the form of and execution of an Agreement for the purchase of the bonds and ancillary financing documents; and otherwise providing with respect thereto.

WHEREAS, it is the purpose of the Louisiana Local Government Environmental Facilities and Community Development Authority (the “*Authority*”) to encourage public infrastructure and public works of all types, and to assist political subdivisions in constructing public works and in financing and refinancing the construction of public infrastructure and public works; and

WHEREAS, the Parish of West Baton Rouge, State of Louisiana (the “*Parish*”) is a participating political subdivision of the Authority in accordance with the Act; and

WHEREAS, the Parish Council of the Parish of West Baton Rouge, State of Louisiana, acting as the governing authority of the Parish (the “*Governing Authority*”), has requested that the Authority authorize, sell and issue its not to exceed \$9,160,000 Revenue Bonds (Parish of West Baton Rouge Sewer System Project), in one or more series (the “*Bonds*”), the proceeds of which will be loaned by the Authority to the Parish (the “*Loan*”) pursuant to the provisions of a Loan Agreement by and between the Authority and the Parish (the “*Loan Agreement*”), which Loan proceeds will be used by the Parish to (i) provide funds to finance improvements to the parish-wide sewer system, including but not limited to the consolidation and improvement of package plants (the “*Project*”); (ii) fund a reserve fund or purchase a reserve fund surety, if necessary; and (iii) pay the costs of issuance of the Bonds, including the cost of a municipal bond insurance policy, if required.

NOW THEREFORE, BE IT ORDAINED by the Parish Council of the Parish of West Baton Rouge, State of Louisiana, as the governing authority of the Parish (the “*Governing Authority*”), that:

SECTION 1. The Parish hereby requests the Authority to authorize and issue the Authority’s Revenue Bonds (Parish of West Baton Rouge Sewer System Project), in one or more series (the “*Bonds*”) in an aggregate principal amount not to exceed \$9,160,000, the proceeds of which shall be loaned to the Parish pursuant to the Loan Agreement and will be used by the Parish to (i) finance the Project; (ii) fund a reserve fund or purchase a reserve fund surety, if necessary; and (iii) pay the costs of issuance of the Bonds, including the cost of a municipal bond insurance policy, if required.

SECTION 2. The Bonds shall be issued and sold by the Authority only as fully registered bonds in the denominations of at least \$5,000 or any integral multiple thereof. The Bonds shall mature not later than thirty (30) years from the date of their issuance and shall bear interest at a rate not to exceed seven percent (7.00%) per annum.

SECTION 3. The form and terms of a Loan Agreement, a Bond Purchase Agreement and all other ancillary documents are hereby authorized and approved in the forms approved by bond counsel to the Authority. The Loan Agreement shall obligate the Parish to pay to the Authority amounts necessary from an irrevocable pledge and dedication of Lawfully Available Funds of the Parish, to allow the Authority to make principal and interest payments on the Bonds and to secure the payment thereof. The execution and delivery of a Preliminary Official Statement, an Official Statement and a Bond Purchase Agreement, in the forms approved by bond counsel to the Authority, are hereby authorized and approved.

SECTION 4. The Parish President, the Chairman of the Governing Authority, the Council Clerk of the Governing Authority, the Chief Administrative Officer of the Parish and the Director of Finance of the Parish are hereby authorized to execute and deliver the Loan Agreement, the Bond Purchase Agreement and any and all other ancillary documents related thereto and necessary for the consummation of the transaction as contemplated by the Loan Agreement and the Bond Purchase Agreement.

SECTION 5. The Parish President, the Chairman of the Governing Authority, the Council Clerk of the Governing Authority, the Chief Administrative Officer of the Parish and the Director of Finance of the Parish are hereby authorized and directed to take all further action necessary or reasonably required to effect the loan from the Authority evidenced by the Loan Agreement and is specifically authorized to approve any changes to the Loan Agreement and all other ancillary documents approved by bond counsel to the Authority, within the parameters set forth herein, such approval to be conclusively evidenced by its execution thereof.

SECTION 6. The Authority is hereby requested to take all actions necessary to issue and sell the Bonds.

SECTION 7. The Parish President, the Chairman of the Governing Authority, the Council Clerk of the Governing Authority, the Chief Administrative Officer of the Parish and the Director of Finance of the Parish are hereby authorized and directed to do any and all things necessary and incidental to carry out the provisions of this Ordinance and effect the completion of the Project and to assist the Authority in carrying out its functions in connection with the financing.

SECTION 8. This Ordinance shall become effective immediately.

And the Ordinance was declared adopted on this, the 28th day of August, 2025.

ATTEST:


Michelle Tullier, Council Clerk


Carey Denstel, Chairman

STATE OF LOUISIANA
PARISH OF WEST BATON ROUGE

I, the undersigned Clerk of the Parish Council of the Parish of West Baton Rouge, State of Louisiana (the “*Governing Authority*”), acting as the governing authority of the Parish of West Baton Rouge, State of Louisiana, do hereby certify that the foregoing constitutes a true and correct copy of an Ordinance adopted by the Governing Authority on August 28, 2025, authorizing the Parish of West Baton Rouge, State of Louisiana to proceed with a not to exceed \$9,160,000 financing through the Louisiana Local Government Environmental Facilities and Community Development Authority; authorizing and ratifying the Parish’s request of the Louisiana Local Government Environmental Facilities and Community Development Authority to issue its revenue bonds; authorizing the borrowing by the Parish of the proceeds from the sale thereof; approving and ratifying within certain parameters the terms of the sale of the bonds; authorizing the form of and execution of the Loan Agreement; authorizing the form of and execution of an Agreement for the purchase of the bonds and ancillary financing documents; and otherwise providing with respect thereto.

IN FAITH WHEREOF, witness my official signature and impress of the official seal of the Parish Council of the Parish of West Baton Rouge, State of Louisiana, on this, the 28th day of August, 2025.


Michelle Tullier, Council Clerk

ORDINANCE 37 OF 2025

As Introduced by the West Baton Rouge Parish Council
At the Regular Meeting of August 14, 2025
And Adopted on August 28, 2025

An Ordinance Adopting the 2025 Council Amendments to the Fire Department Budgeted Expenses for the Fiscal Year beginning January 1, 2025 and ending December 31, 2025.

BE IT ORDAINED by the Council of the Parish of West Baton Rouge, Louisiana in regular session convened that:

SECTION 1: The attached detailed 2025 Council budget amendments to estimate of expenditures for the fiscal year beginning January 1, 2025 and ending December 31, 2025.

SECTION 2: The attached detailed 2025 Council budget amendments to estimate expenditures for the fiscal year beginning January 1, 2025 and ending December 31, 2025 be and the same is hereby adopted as budget of expenditures for the Parish during the said period.

SECTION 3: The adoption of these 2025 Council budget amendments to the Fire Department expenditures budget and the same is hereby declared to operate as an appropriation of the amount therein set forth within the terms of the budget classification.

SECTION 4: Amounts are available for expenditures only to the extent included with the 2025 amended budget as attached hereto.

NOW THEREFORE BE IT FURTHER ORDAINED by the Parish Council of the Parish of West Baton Rouge, Louisiana, that this ordinance shall become effective pursuant to Section 2-12 (C) of the Home Rule Charter.

NOW THEREFORE BE IF FURTHER ORDAINED by the West Baton Rouge Parish Council, that all other ordinances or parts of ordinances in conflict herewith are hereby repealed in their entirety.

NOW THEREFORE BE IT FURTHER ORDAINED by the Parish Council of the Parish of West Baton Rouge, Louisiana, that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications of this ordinance are hereby declared severable.

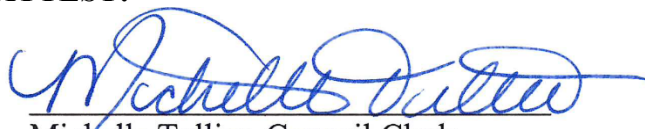
THE FOREGOING ORDINANCE AFTER PUBLIC HEARING WAS CONSIDERED, AND UPON MOTION BY COUNCIL MEMBER Daryl “Turf” Babin WAS SECONDED BY COUNCIL MEMBER Kirk Allain, AND A VOTE BEING TAKEN, THE FOLLOWING RESULT WAS HAD:

The foregoing ordinance having been submitted to a vote was adopted by the following vote:

- YEAS:** 7 (Babin, Allain, Walker, Denstel, Hotard, Crowe, Andre)
- NAYS:** 0 (None)
- ABSENT:** 2 (Gordon, Joseph)
- ABSTAIN:** 0 (None)

WHEREUPON, the ordinance was declared to be adopted on the **28th Day of August, 2025.**

ATTEST:


Michelle Tullier, Council Clerk

ORDINANCE 38 OF 2025
As Introduced by the West Baton Rouge Parish Council
At the Meeting of July 24, 2025
And Adopted on August 28, 2025

An Ordinance Amending Chapter 104 Zoning To Incorporate Amended Zoning Designation Map (Zoning Plan) Under Section 104-3 Establishment Of Districts, Official Zoning Map For Rezoning Request of Brittany T. Free From AG-3 to AG-1

NOW THEREFORE BE IT ORDAINED by the West Baton Rouge Parish Council in legal session that Chapter 104 Zoning, Sec. 104-3 Establishment of Districts, Official Zoning Map of the Compiled Ordinances of the Parish of West Baton Rouge, Louisiana is amended and re-enacted to read as follows:

Sec.104-3. Establishment Of Districts, Official Zoning Map For Rezoning Request Of Brittany T. Free Etals. Regarding Property located at 5855 Horner Road Port Allen LA 70767 File #2025-18: Described by the WBR Assessor as: 14.64 AC SD CLYDE HORNER PROP DESIG AS: LOT B-2 CONT 7.14 AC & TRACT C CONT 7.50 AC 13A-82. Rezoning approximately 1.015 acres from AG-3 (Agricultural Large Scale) to AG-

1 (Agricultural Small Scale). Public Hearing Date: August 28, 2025

BE IT FURTHER ORDAINED by the West Baton Rouge Parish Council that this Ordinance shall also serve as a Master Plan Change.

THEREFORE, BE IT FURTHER ORDAINED by the West Baton Rouge Parish Council that this ordinance shall become effective pursuant to Section 2-12 (C) of the Home Rule Charter.

THEREFORE, BE IT FURTHER RESOLVED by the West Baton Rouge Parish Council, that all other ordinances or parts of ordinances in conflict herewith are hereby repealed in their entirety.

NOW THEREFORE BE IT FURTHER RESOLVED by the Parish Council of the Parish of West Baton Rouge, Louisiana, that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications of this ordinance are hereby declared severable.

THE FOREGOING ORDINANCE AFTER HAVING BEEN SUBMITTED TO A PUBLIC HEARING WAS CONSIDERED, AND UPON MOTION BY COUNCIL MEMBER KATHERINE ANDRE, WHICH WAS SECONDED BY COUNCIL MEMBER BRADY HOTARD. THE ORDINANCE WAS SUBMITTED TO A VOTE AND RESULTED IN THE FOLLOWING:

YEAS: 7 (ANDRE, HOTARD, ALLAIN, BABIN, WALKER, DENSTEL, CROWE)

NAYS: 0 (NONE)

ABSENT: 2 (GORDON, JOSEPH)

ABSTAIN: 0 (NONE)

WHEREUPON the ordinance was declared adopted on the **28th Day of August, 2025.**

ATTEST:


Michelle Tullier, Council Clerk

ORDINANCE 39 OF 2025
As Introduced by the West Baton Rouge Parish Council
At the Meeting of July 24, 2025
And Adopted on August 28, 2025

An Ordinance Amending Chapter 104 Zoning To Incorporate Amended Zoning Designation Map (Zoning Plan) Under Section 104-3 Establishment Of Districts, Official Zoning Map For Request of Walter and Tiffany LeBlanc Rezoning From AG-3 to RM

NOW THEREFORE BE IT ORDAINED by the West Baton Rouge Parish Council in legal session that Chapter 104 Zoning, Sec. 104-3 Establishment of Districts, Official Zoning Map of the Compiled Ordinances of the Parish of West Baton Rouge, Louisiana is amended and re-enacted to read as follows:

Sec.104-3. Establishment Of Districts, Official Zoning Map For Rezoning Request Of Walter and Tiffany LeBlanc. Regarding Property located at 5950 Rambin Road Brusly LA 70719. File #2025-19: Described by the WBR Assessor as: TRACT SB-2-B CONT 5.31 AC IN SEC 61 T8S R12E P/O BABIN PROP 47A-17. Rezoning 5.31 acres from AG-3 (Agricultural Large Scale) to RM (Residential Minor). MASTER PLAN CHANGE. Public Hearing Date: August 28, 2025

BE IT FURTHER ORDAINED by the West Baton Rouge Parish Council that this Ordinance shall also serve as a Master Plan Change.

THEREFORE, BE IT FURTHER ORDAINED by the West Baton Rouge Parish Council that this ordinance shall become effective pursuant to Section 2-12 (C) of the Home Rule Charter.

THEREFORE, BE IT FURTHER RESOLVED by the West Baton Rouge Parish Council, that all other ordinances or parts of ordinances in conflict herewith are hereby repealed in their entirety.

NOW THEREFORE BE IT FURTHER RESOLVED by the Parish Council of the Parish of West Baton Rouge, Louisiana, that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given effect without the invalid provisions, items, or applications of this ordinance are hereby declared severable.

THE FOREGOING ORDINANCE AFTER HAVING BEEN SUBMITTED TO A PUBLIC HEARING WAS CONSIDERED, AND UPON MOTION BY COUNCIL MEMBER DARYL “TURF” BABIN, WHICH WAS SECONDED BY COUNCIL MEMBER ALAN CROWE. THE ORDINANCE WAS SUBMITTED TO A VOTE AND RESULTED IN THE FOLLOWING:

YEAS: 7 (BABIN, CROWE, ALLAIN, WALKER, DENSTEL, HOTARD, ANDRE)

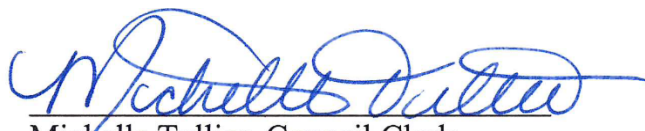
NAYS: 0 (NONE)

ABSENT: 2 (GORDON, JOSEPH)

ABSTAIN: 0 (NONE)

WHEREUPON the ordinance was declared adopted on the **28th Day of August, 2025.**

ATTEST:



Michelle Tullier, Council Clerk

ORDINANCE 40 OF 2025
As Introduced by the West Baton Rouge Parish Council
At the Meeting of July 24, 2025
And Adopted on August 28, 2025

An Ordinance Amending Chapter 104 Zoning To Incorporate Amended Zoning Designation Map (Zoning Plan) Under Section 104-3 Establishment Of Districts, Official Zoning Map For Request of Dylan A. Manske representing Larry A. Amond Jr.
Rezoning From AG-3 to AG-2.

NOW THEREFORE BE IT ORDAINED by the West Baton Rouge Parish Council in legal session that Chapter 104 Zoning, Sec. 104-3 Establishment of Districts, Official Zoning Map of the Compiled Ordinances of the Parish of West Baton Rouge, Louisiana is amended and re-enacted to read as follows:

Sec.104-3. Establishment Of Districts, Official Zoning Map For Rezoning Request Of Dylan A. Manske representing Larry A. Amond Jr. Regarding Property located at 6254 Poydras Bayou Dr. Erwinville LA 70729. File #2025-21: Described by the WBR Assessor as: LOT 2-B-2 CONT 16.37 AC IN SEC 12 T6S R11E SD OF A CLINE 6-4B. Rezoning a proposed 2 +- acres tract from AG-3 (Agricultural Full Scale) to AG-2 (Agricultural Moderate Scale).

BE IT FURTHER ORDAINED by the West Baton Rouge Parish Council that this Ordinance shall also serve as a Master Plan Change.

THEREFORE, BE IT FURTHER ORDAINED by the West Baton Rouge Parish Council that this ordinance shall become effective pursuant to Section 2-12 (C) of the Home Rule Charter.

THEREFORE, BE IT FURTHER RESOLVED by the West Baton Rouge Parish Council, that all other ordinances or parts of ordinances in conflict herewith are hereby repealed in their entirety.

NOW THEREFORE BE IT FURTHER RESOLVED by the Parish Council of the Parish of West Baton Rouge, Louisiana, that if any provision or item of this ordinance or the application thereof is held invalid, such invalidity shall not affect other provisions, items or applications of this ordinance which can be given

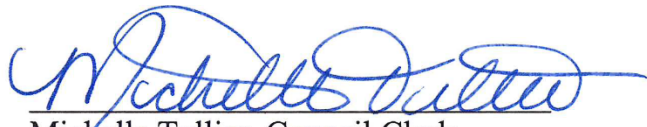
effect without the invalid provisions, items, or applications of this ordinance are hereby declared severable.

THE FOREGOING ORDINANCE AFTER HAVING BEEN SUBMITTED TO A PUBLIC HEARING WAS CONSIDERED, AND UPON MOTION BY COUNCIL MEMBER DARYL “TURF” BABIN, WHICH WAS SECONDED BY COUNCIL MEMBER KATHERINE ANDRE. THE ORDINANCE WAS SUBMITTED TO A VOTE AND RESULTED IN THE FOLLOWING:

- YEAS: 7 (BABIN, ANDRE, ALLAIN, WALKER, DENSTEL, CROWE, HOTARD)**
- NAYS: 0 (NONE)**
- ABSENT: 2 (GORDON, JOSEPH)**
- ABSTAIN: 0 (NONE)**

WHEREUPON the ordinance was declared adopted on the **28th Day of August, 2025.**

ATTEST:


Michelle Tullier, Council Clerk