

**MINUTES OF THE
WEST BATON ROUGE PARISH
PLANNING AND ZONING COMMISSION
880 North Alexander Avenue, Port Allen
Tuesday, June 2, 2026
5:30 PM**

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

ZONING - CLEAR AGENDA

PLANNING

1. **CALL TO ORDER**
A Regular Meeting of the West Baton Rouge Parish Planning Commission was held on Tuesday, June 2, 2026 and called to order at 05:36 PM.
2. **SILENCE ALL CELL PHONES AND ELECTRONIC DEVICES**
Chairman Todd Plauche asked that all electronic devices be placed on silent.
3. **PLEDGE OF ALLEGIANCE**
Commissioner Jackson led everyone in an opening prayer, followed by Commissioner Leblanc, who led everyone in the Pledge of Allegiance.
4. **ROLL CALL**
The following members were recorded as being present: Ray Rivet, Joycelyn Green, Todd Plauche, Russell Vallet, Alfreda Jackson, Gary Leblanc, David Rodrigue, Peyton Gascon.

Absent: Mr. Justin Brown

Also present were, Mr. Brandon Bourgoyne, Public Works Director, Mrs. Mallorie Davis, Secretary.
5. **APPROVE MINUTES OF PREVIOUS MEETING**
6. **CORRESPONDENCE**
7. **PUBLIC HEARINGS:**
 - A. **PJ # : 26-00016 FINAL PLAT OF SUGAR POINTE FIRST FILING LOTS 1 THRU 7, AND 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, LA 70767**
The Chairman opened a public hearing for the purpose of receiving comment regarding the aforementioned item.
Mr. Brandon Bourgoyne was recognized and presented an overview of the Final Plat. He explained that the Preliminary Plat was approved in August 2025 with a waiver granted for block lengths; however, construction plans were never submitted for the R-SF-2 phases of the development. Mr. Bourgoyne further explained that Phase 1 consists of R-SF-3 lots fronting directly on the state highway, with the only required infrastructure improvement being the installation of a fire hydrant. Mr. Brett Blanchard with Evans-Graves Engineering, was present to answer questions. Mr. Lyle Jarreau, an adjacent resident, questioned if there were any changes from the last preliminary plat; Mr. Blanchard answered that there were not. No additional public comments for or against the proposed plat were presented. No written protests were received. The Chairman then declared the public hearing closed.

A motion was made by Commissioner Peyton Gascon, seconded by Commissioner Russell Vallet, to **recommend approval with waiver/s** for **PJ # : 26-00016** FINAL PLAT OF SUGAR POINTE FIRST FILING LOTS 1 THRU 7, AND 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, LA 70767.

The vote was recorded as follows:

YEAS: 8 (Ray Rivet, Joycelyn Green, Todd Plauche, Russell Vallet, Alfreda Jackson, Gary Leblanc, David Rodrigue, Peyton Gascon)
NAYS: 0 (None)
ABSENT: 1 (Justin Brown)
ABSTAIN: 0 (None)

As a result of the votes, the motion **Passed**.

8. **OTHER BUSINESS:**

A.

Scheduled Public Hearings:

- Council Meeting — June 11, 2026, at 5:30 pm.
- P&Z — June 16, 2026, at 5:30 pm

9. **ADJOURN**

There being no further business, a motion to adjourn was made by Gary Leblanc and was adopted by acclamation at 05:40 PM.

Todd Plauche, Chairman

Mallorie Davis, Secretary

ALL MEETING INFORMATION INCLUDING MINUTES AND VIDEOS CAN BE FOUND ON OUR WEBSITE WBRPARISH.ORG UNDER THE AGENDA AND MINUTES TAB.