

**MINUTES OF THE
WEST BATON ROUGE PARISH
PLANNING AND ZONING COMMISSION
880 North Alexander Avenue, Port Allen
Tuesday, August 18, 2026
5:30 PM**

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

ZONING

1. **CALL TO ORDER**
A Regular Meeting of the West Baton Rouge Parish Zoning Commission was held on Tuesday, August 18, 2026 and called to order at 05:32 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**
 - Opening prayer led by Commissioner Alfreda Jackson
 - Pledge of Allegiance led by Brandon Bourgoyne
4. **ROLL CALL**
The following members were recorded as being present: Ray Rivet, Todd Plauche, Russell Vallet, Alfreda Jackson, Gary Leblanc, Justin Brown, David Rodrigue, Peyton Gascon.

Absent: Mr. Joycelyn Green

Also present were, Mr. Brandon Bourgoyne, Public Works Director, Mrs. Mallorie Davis, Secretary.
5. **APPROVE MINUTES OF PREVIOUS MEETING**
 - A. **Approval of Minutes from the regular meeting of July 21, 2026.**
A motion was made by Commissioner Alfreda Jackson, seconded by Commissioner Gary Leblanc to approve minutes from the regular meeting of July 21, 2026.

The vote was recorded as follows:

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

As a result of the votes, the motion Passed.
6. **CORRESPONDENCE:**
7. **PUBLIC HEARING:**
 - A.
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 TMI Enterprise LLC. Regarding Parcel#053400003500 HWY 190, Port Allen, La 70767. File #PJ 26-0021: Described by the WBR Assessor as: TRACT K190-B2-A CONT 13.703 AC IN SECS 38, 82 & 83 T7S R12E 34-35. Rezoning Approximately 13.73 AC From R-MH, C-1.3, And AG To I-2. 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 presented his zoning analysis to the Commission. Court Bradford, with Bradford Engineering, was present to represent the applicant. Mr. Bradford explained that Mr. Vielee does not have a specific proposed use associated with the requested I-2 zoning at this time. Rather, the intent of the rezoning request is to eliminate the three different zoning classifications currently located on the property and establish one consistent zoning classification for the entire property. Commissioner Gason stated that he would like to make a motion to recommend approval of the rezoning request, noting that the property is an extension of the existing industrial corridor and that no members of the public were present to speak in opposition to the request.

A motion was made by Commissioner Peyton Gascon, seconded by Commissioner Alfreda Jackson to **recommend approval** for 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 TMI Enterprise LLC. Regarding Parcel#053400003500 HWY 190, Port Allen, La 70767. File #PJ 26-0021: Described by the WBR Assessor as: TRACT K190-B2-A CONT 13.703 AC IN SECS 38, 82 & 83 T7S R12E 34-35. Rezoning Approximately 13.73 AC From R-MH, C-1.3, And AG To I-2. **Master Plan Change.** The vote was recorded as follows:

YEAS: 5 (Russell Vallet, Alfreda Jackson, Gary Leblanc, David Rodrigue, Peyton Gascon)
NAYS: 2 (Ray Rivet, Justin Brown)
ABSENT: 1 (Joycelyn Green)
ABSTAIN: 1 (Todd Plauche)

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

UPCOMING PUBLIC HEARINGS

- A. Council Meeting — August 27, 2026
P&Z Meeting — September 1, 2026

PLANNING - CLEAR AGENDA

8. ADJOURN

There being no further business, a motion to adjourn was made by Russell Vallet and was adopted by acclamation at 05:49 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.