

2018 Regular Session

SENATE BILL NO. 462

BY SENATOR MARTINY

PLANNING/ZONING. Provides relative to the Louisiana Inclusionary Zoning and Workforce Affordable Housing Act. (gov sig)

1 AN ACT

2 To amend and reenact R.S. 33:5002(A) and (B)(2) and 5003, relative to inclusionary zoning
3 for affordable housing; to provide for findings and purpose; to authorize and permit
4 any municipality or parish with land use or zoning ordinances or regulations to adopt
5 ordinances for inclusionary zoning for affordable housing; and to provide for related
6 matters.

7 Be it enacted by the Legislature of Louisiana:

8 Section 1. R.S. 33:5002(A) and (B)(2) and 5003 are hereby amended and reenacted
9 to read as follows:

10 §5002. Findings and purpose

11 A. The legislature finds that:

12 (1) In many municipalities and parishes, there is a serious shortage of decent,
13 safe, and sanitary residential housing available at prices or rents that are affordable
14 to low and moderate income families.

15 (2) The affordable housing shortage constitutes a danger to the health, safety,
16 and welfare of all residents of the state and is a barrier to sound growth and
17 sustainable economic development for the state's municipalities and parishes.

1 low and moderate income families, **to the extent that such policies do not regulate**
 2 **the sales or lease price for a residential housing unit or lot, or otherwise cause**
 3 **a restraint on the alienation of real property.**

4 §5003. Inclusionary zoning

5 Any municipality or parish in the state that adopts land use or zoning
 6 ordinances, resolutions, or regulations may adopt ordinances to provide for
 7 **economic incentives for voluntary** inclusionary zoning to increase the availability
 8 of affordable dwelling units within the jurisdiction of the respective municipality or
 9 parish.

10 Section 2. This Act shall become effective upon signature by the governor or, if not
 11 signed by the governor, upon expiration of the time for bills to become law without signature
 12 by the governor, as provided by Article III, Section 18 of the Constitution of Louisiana. If
 13 vetoed by the governor and subsequently approved by the legislature, this Act shall become
 14 effective on the day following such approval.

The original instrument and the following digest, which constitutes no part
 of the legislative instrument, were prepared by Michael Bell.

DIGEST

SB 462 Original

2018 Regular Session

Martiny

Present law states legislative findings relative to the need for and the benefits of inclusionary zoning to provide for affordable housing.

Present law allows municipalities and parishes to use inclusionary zoning strategies to promote the development of affordable housing for low and moderate income families.

Present law authorizes any municipality or parish that adopts land use or zoning ordinances, resolutions, or regulations to adopt ordinances to provide for inclusionary zoning to increase the availability of affordable dwelling units.

Proposed law retains present law and adds economic incentive policies as a strategy for inclusionary zoning.

Effective upon signature of the governor or lapse of time for gubernatorial action.

(Amends R.S. 33:5002(A) and (B)(2) and 5003)