

ACT No. 138

2025 Regular Session

HOUSE BILL NO. 97

BY REPRESENTATIVES BRYANT AND CHASSION

1 AN ACT

2 To enact R.S. 33:2740.70.9, relative to the city of Jeanerette; to provide for the creation of
3 an economic development district within the city; to provide for the purpose,
4 boundaries, governance, and powers and duties of the district; to provide for district
5 funding; to provide for an effective date; and to provide for related matters.

6 Notice of intention to introduce this Act has been published
7 as provided by Article III, Section 13 of the Constitution of
8 Louisiana.

9 Be it enacted by the Legislature of Louisiana:

10 Section 1. R.S. 33:2740.70.9 is hereby enacted to read as follows:

11 §2740.70.9. Railroad Avenue Historic Cultural Economic District

12 A. There is hereby created within the city of Jeanerette, as more specifically
13 provided in Subsection B of this Section, a body politic and corporate which shall
14 be known as the Railroad Avenue Historic Cultural Economic District, referred to
15 in this Section as the "district". The district shall be a political subdivision of the
16 state as defined in the Constitution of Louisiana.

17 B. The boundaries of the district shall encompass the area included within
18 the Railroad Avenue Historic Cultural District.

19 C. The district is created to provide for cooperative economic and
20 community development among the district, the city, the state, and the owners of
21 property in the district; to enhance the development of and improvement to the
22 property within the area of the district; to provide for cultural enrichment and

1 preservation; to develop stable and more extensive employment opportunities, to
2 improve infrastructure; and to promote the overall welfare of the citizens of the
3 district.

4 D.(1) In order to provide for the orderly development of the district and
5 effect the purposes of the district, the district shall be administered and governed by
6 a board of commissioners, referred to in this Section as the "board", composed of
7 seven voting members and one nonvoting member as follows:

8 (a) The governing board of the Jeanerette Chamber of Commerce shall
9 appoint one member who is a member of the chamber and a resident of Iberia Parish.

10 (b) The governing authority of the city of Jeanerette shall appoint one
11 member from the governing authority who represents Ward 1 or Ward 2.

12 (c) The member of the Louisiana House of Representatives whose district
13 encompasses all or the greater portion of the area of the district shall appoint one
14 member.

15 (d) The member of the Louisiana Senate whose district encompasses all or
16 the greater portion of the area of the district shall appoint one member.

17 (e) The member of the governing authority of the parish of Iberia who
18 represents District No. 12 shall appoint one member.

19 (f) The mayor of the city of Jeanerette shall appoint one member who is a
20 resident of the Railroad Avenue Historic Cultural District.

21 (g) The governing board of the Small Town Arts and Festival Foundation
22 shall appoint one member.

23 (h) The mayor shall be a nonvoting member of the board.

24 (2) Appointed board members shall serve three-year terms after initial terms
25 as provided in this Paragraph. Three members shall serve an initial term of three
26 years; two shall serve an initial term of two years; and two shall serve an initial term
27 of one year, as determined by lot at the first meeting of the board.

28 (3) Any vacancy which occurs prior to the expiration of the term for which
29 a member of the board has been appointed shall be filled for the remainder of the
30 unexpired term in the same manner as the original appointment.

1 (4) The board shall elect from its members a president, a vice president, a
2 secretary, a treasurer, and such other officers as it may deem necessary. The duties
3 of the officers shall be fixed by the bylaws adopted by the board.

4 (5) The minute books and archives of the district shall be maintained by the
5 secretary of the board. The monies, funds, and accounts of the district shall be in the
6 official custody of the board.

7 (6) The board shall adopt such rules and regulations as it deems necessary
8 or advisable for conducting its business affairs. It shall hold regular meetings as
9 shall be provided for in the bylaws and may hold special meetings at such times and
10 places within the district as may be prescribed in the bylaws.

11 (7) A majority of the voting members of the board shall constitute a quorum
12 for the transaction of business. The board shall keep minutes of all meetings and
13 shall make them available through the secretary of the board to residents of the
14 district.

15 (8) The members of the board shall serve without compensation; however,
16 they may be reimbursed for expenses incurred while attending to the business of the
17 board or the district.

18 E. The district, acting by and through its board, shall have and exercise all
19 powers of a political subdivision necessary or convenient for carrying out its objects
20 and purposes, including but not limited to the following:

21 (1) To sue and to be sued.

22 (2) To adopt, use, and alter at will a corporate seal.

23 (3) To adopt bylaws and rules and regulations.

24 (4) To receive by gift, grant, or donation any sum of money, property, aid,
25 or assistance from the United States, the state of Louisiana, or any political
26 subdivision thereof, or any person, firm, or corporation.

27 (5) To enter into contracts, agreements, or cooperative endeavors with the
28 state and its political subdivisions or political corporations and with any public or
29 private association, corporation, business entity, or individual.

1 (6) To appoint officers, agents, and employees; prescribe their duties; and
2 fix their compensation.

3 (7) To acquire by purchase, gift, grant, donation, or lease property as may
4 be necessary or desirable for carrying out the objectives and purposes of the board.

5 (8) To fund and host festivals, parades, and other arts and cultural activities.

6 (9) To perform any other necessary and ancillary acts to effectuate its
7 functions, to perform its duties, or to give effect to its powers in accordance with this
8 Section.

9 F.(1) In addition to the authority provided to the district by this Section, the
10 district may levy and collect a sales and use tax within the boundaries of the district
11 not to exceed one percent.

12 (2) The tax shall be imposed by resolution of the board and shall be levied
13 upon the sale at retail, the use, the lease or rental, the consumption, the distribution,
14 and the storage for use or consumption of tangible personal property or digital
15 products and upon the sales of services within the boundaries of the district, all as
16 defined in R.S. 47:301 et seq. However, the resolution imposing the tax shall be
17 adopted only after the proposition authorizing the levy of the tax is approved by a
18 majority of the qualified electors of the district voting on the proposition at an
19 election held for that purpose and conducted in accordance with the Louisiana
20 Election Code. The purpose and rate of the tax shall be as provided in the resolution.

21 (3) Except where inapplicable, the procedure established by R.S. 47:301 et
22 seq. shall be followed in the imposition, collection, and enforcement of the tax, and
23 procedural details necessary to supplement those Sections and to make them
24 applicable to the tax authorized in this Subsection shall be fixed in the resolution
25 imposing the tax.

26 (4) The tax shall be imposed and collected uniformly throughout the
27 jurisdiction of the district.

28 (5) The tax levied pursuant to this Subsection shall be in addition to all other
29 taxes other political subdivisions within the jurisdiction of the district are authorized
30 to levy and collect.

1 (6) Any monies received by the district shall be used exclusively for the
2 benefit of the district.

3 G.(1)(a) In addition to any authority provided to the district by this Section,
4 the district shall have the authority provided to an economic development district by
5 Part II of Chapter 27 of this Title to implement tax increment financing and may
6 issue revenue bonds payable from an irrevocable pledge and dedication of up to the
7 full amount of tax increments available to an economic development district as
8 provided in this Section and in such Part to be derived from any project or projects
9 of the district as provided for in this Section, or parts of the projects, in an amount
10 to be determined as provided for in this Section, in order to finance or refinance any
11 project or projects, or parts thereof, which are consistent with the purposes of the
12 district.

13 (b) Notwithstanding any provision of law to the contrary, any portion of the
14 tax of any local governmental subdivision or other tax recipient body may only be
15 used as a tax increment for tax increment financing purposes with the consent of the
16 local governmental subdivision or other tax recipient body expressed by ordinance
17 or resolution and upon approval of a majority of the qualified electors voting at an
18 election held for that purpose and conducted in accordance with the Louisiana
19 Election Code.

20 (2) For purposes of the tax increment financing authority derived from Part
21 II of Chapter 27 of this Title which is conferred upon the district by this Section, and
22 only for purposes of this Section, "local governmental subdivision" as defined in
23 such Part shall include the parish of Iberia and all political subdivisions within the
24 parish.

25 (3) For purposes of this Section, a tax increment shall consist of that portion
26 of any tax levied within the district by a local governmental subdivision or other tax
27 recipient body determined and pledged in the manner provided for in Part II of
28 Chapter 27 of this Title. However, if the proceeds of the tax have been expressly
29 dedicated to another purpose set forth in a proposition approved by the electorate of
30 the local governmental subdivision or other tax recipient body, then the tax proceeds

1 may not be used as a tax increment until a proposition which authorizes the use is
2 submitted to and approved by the electorate.

3 H. The district shall dissolve and cease to exist one year after the date that
4 all bonds, notes, and other evidences of indebtedness of the district, including
5 refunding bonds, are paid in full as to both principal and interest.

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

SPEAKER OF THE HOUSE OF REPRESENTATIVES

PRESIDENT OF THE SENATE

GOVERNOR OF THE STATE OF LOUISIANA

APPROVED: _____