

2026 Regular Session

HOUSE BILL NO. 892

BY REPRESENTATIVE HILFERTY

DISTRICTS/ECONOMIC DEVEL: Creates the West End Economic Development District
in the parishes of Jefferson and Orleans

1 AN ACT

2 To enact R.S. 33:2740.70.11, relative to the parishes of Jefferson and Orleans; to create the
3 West End Economic Development District within the parishes; to provide relative
4 to the boundaries, purpose, governance, and powers and duties of the district; to
5 provide for district funding; to provide for effectiveness; and to provide for related
6 matters.

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

10 Be it enacted by the Legislature of Louisiana:

11 Section 1. R.S. 33:2740.70.11 is hereby enacted to read as follows:

12 §2740.70.11. West End Economic Development District

13 A. There is hereby created within the parishes of Jefferson and Orleans, as
14 more specifically provided in Subsection B of this Section, a body politic and
15 corporate which shall be known as the West End Economic Development District,
16 referred to in this Section as the "district". The district shall be a political
17 subdivision of the state as defined in the Constitution of Louisiana.

18 B. The boundaries of the district shall encompass the following area:

19 (1) West End Parking Lot Parcel

1 That certain piece or portion of ground, together with all the buildings and
2 improvements thereon, and all of the rights, ways, privileges, servitudes,
3 appurtenances and advantages thereunto belonging or in anywise appertaining,
4 situated in the parish of Orleans, state of Louisiana, in that part thereof known as the
5 seventh district of the city of new Orleans, a portion of the municipal yacht harbor,
6 is more fully described as follows:

7 Commencing at the westerly and northerly point on a bulkhead running west
8 to east along the projection of the northerly side of north roadway street having a
9 coordinate of x=3,664,526.07 and y=556,664.20, said point lies in Jefferson Parish
10 and is also known as the point of commencement, thence along said bulkhead north
11 84 degrees 28 minutes 50 seconds east a distance of 77.86 feet to an arrow cut on the
12 boundary line of Jefferson Parish and Orleans Parish, also known as the point of
13 beginning, thence north 84 degrees 28 minutes 21 seconds east a distance of
14 92.52 feet to a point on the westerly curb of west roadway street, thence along a
15 curve to the right having a chord bearing of south 24 degrees 54 minutes 40 seconds
16 east, chord length of 140.38 feet, arc length of 141.11 feet and radius of 400.0 feet
17 to an arrow cut, thence south 36 degrees 46 minutes 28 seconds east a distance of
18 47.42 feet to a cross cut, thence along a curve to the left having a chord bearing of
19 south 21 degrees 54 minutes 47 seconds east, chord length of 211.89 feet, arc length
20 of 214.58 feet and radius of 390.0 feet to a cross cut, thence south 07 degrees
21 28 minutes 40 seconds east a distance of 119.75 feet to a cross cut, thence south
22 05 degrees 53 minutes 47 seconds east a distance of 66.54 feet to a cross cut, thence
23 south 83 degrees 23 minutes 53 seconds west a distance of 318.47 feet to a cross cut
24 on the boundary line of Jefferson Parish and Orleans Parish, thence along said
25 boundary line north 03 degrees 30 minutes 34 seconds east a distance 575.67 feet to
26 the point of beginning, containing an area of 2.998 acres (130,596 sqft). All as per
27 survey by Batture LLC dated March 12, 2021.

28 (2) State Property (Jefferson Parish Jurisdiction) (West End Parking Lot)

1 That certain piece or portion of ground, together with all the buildings and
2 improvements thereon, and all of the rights, ways, privileges, servitudes,
3 appurtenances and advantages thereunto belonging or in anywise appertaining,
4 situated township 12 south range 11 east, in the parish of Jefferson, state of
5 Louisiana, is more fully described as follows:

6 Commencing at the westerly and northerly point on a bulkhead running west
7 to east along the projection of the northerly side of north roadway street having a
8 coordinate of x=3,664,526.07 and y=556,664.20, said point lies in Jefferson Parish
9 and is also known as the point of beginning, thence along said bulkhead north
10 84 degrees 28 minutes 50 seconds east a distance of 77.86 feet to an arrow cut on the
11 boundary line of Jefferson Parish and Orleans Parish, thence along said boundary
12 line south 03 degrees 30 minutes 34 seconds west a distance of 575.67 feet to a cross
13 cut, thence south 83 degrees 23 minutes 53 seconds west to a point, thence north
14 00 degrees 36 minutes 24 seconds west a distance of 63.73 feet to a point, thence
15 south 89 degrees 23 minutes 30 seconds west a distance of 15.82 feet to a point on
16 the edge of a bulkhead abutting Lake Pontchartrain, thence along said bulkhead north
17 01 degrees 16 minutes 43 seconds east a distance of 480.10 feet to a point, thence
18 continuing along said bulkhead north 43 degrees 31 minutes 18 seconds east a
19 distance of 43.08 feet to the point of beginning containing an area of 1.217 acres
20 (52,999 sqft). All as per survey by Batture LLC dated March 12, 2021.

21 (3) State water bottom leases (west end parking lot)

22 That certain piece or portion of ground, together with all the buildings and
23 improvements thereon, and all of the rights, ways, privileges, servitudes,
24 appurtenances and advantages thereunto belonging or in anywise appertaining,
25 situated township 12 south range 11 east, in the parish of Jefferson, state of
26 Louisiana, is more fully described as follows:

27 Commencing at the westerly and northerly point on a bulkhead running west
28 to east along the projection of the northerly side of north roadway street having a
29 coordinate of x=3,664,526.07 and y=556,664.20, said point lies in Jefferson Parish

1 and is also known as the point of beginning, thence along said bulkhead south
2 43 degrees 31 minutes 18 seconds west a distance of 43.08 feet to a point, thence
3 continuing along said bulkhead, south 01 degrees 16 minutes 43 seconds west a
4 distance of 480.10 feet to a point, thence leaving said bulkhead south 01 degrees
5 16 minutes 43 seconds west a distance of 59.11 feet to a point, thence south
6 69 degrees 37 minutes 01 seconds west a distance of 115.92 feet to a point, thence
7 north 19 degrees 05 minutes 21 seconds west a distance of 161.44 feet to a point,
8 thence north 00 degrees 15 minutes 44 seconds west a distance of 323.44 feet to a
9 point, thence south 89 degrees 44 minutes 05 seconds west a distance of 22.98 feet
10 to a point, thence north 00 degrees 21 minutes 43 seconds west a distance of
11 216.31 feet to a point, thence north 51 degrees 38 minutes 44 seconds east a distance
12 of 138.21 feet to a point, thence north 89 degrees 43 minutes 14 seconds east a
13 distance of 205.23 feet to a point, thence south 03 degrees 30 minutes 34 seconds
14 west a distance of 161.08 feet to a point on a bulkhead, thence along said bulkhead
15 south 84 degrees 28 minutes 50 seconds west a distance of 77.85 feet to the point of
16 beginning containing an area of the Lake Pontchartrain water bottom of 3.368 acres
17 (146,719 sqft). All as per survey by Batture LLC dated March 12, 2021.

18 C.(1) The district is established for the primary object and purpose of
19 promoting and encouraging economic and commercial development and tourism
20 opportunities, stimulating the economy through renewed commerce, industry,
21 research, and tourism, and for the utilization and development of natural and human
22 resources of the area by providing job opportunities.

23 (2) Nothing shall prohibit the district from providing public infrastructure
24 outside the boundaries of the district that generally benefits the public.

25 D.(1) The district shall be governed by a board of commissioners, referred
26 to in this Section as the "board", consisting of five members as follows:

27 (a) The member of the governing authority of the parish of Jefferson who
28 represents District No. 5 shall appoint two members.

1 (b) The member of the governing authority of the city of New Orleans who
2 represents District A shall appoint two members.

3 (c) The president of the governing authority of the city of New Orleans shall
4 appoint one member.

5 (2) Members of the board shall serve five-year terms after initial terms as
6 provided in this Paragraph. One member shall serve an initial term of one year; one
7 shall serve two years; one shall serve three years; one shall serve four years; and one
8 shall serve five years, as determined by lot at the first meeting of the board.

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

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

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

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

22 (7) A majority of the members of the board shall constitute a quorum for the
23 transaction of business. The board shall keep minutes of all meetings and shall make
24 them available through the secretary of the board to residents of the district.

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

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

4 (1) To sue and to be sued.

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

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

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

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

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

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

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

20 F.(1) In addition to the authority provided to the district by this Section, the
21 district may levy and collect a sales and use tax within the boundaries of the district
22 not to exceed two percent.

23 (2) The tax shall be imposed by resolution of the board and shall be levied
24 upon the sale at retail, the use, the lease or rental, the consumption, the distribution,
25 and the storage for use or consumption of tangible personal property or digital
26 products and upon the sales of services within the boundaries of the district, all as
27 defined in R.S. 47:301 et seq. However, the resolution imposing the tax shall be
28 adopted only after the proposition authorizing the levy of the tax is approved by a
29 majority of the qualified electors of the district voting on the proposition at an

1 election held for that purpose and conducted in accordance with the Louisiana
2 Election Code. The purpose and rate of the tax shall be as provided in the resolution.

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

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

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

13 (6) Any monies received by the district shall be used exclusively for the
14 benefit of the district and to fund economic development projects and infrastructure
15 improvement projects within the following described boundaries:

16 That portion of the protection or revetment levee bordering on Lake
17 Pontchartrain, and lying between the west bank of the New Basin Canal on the east,
18 and shore of Lake Pontchartrain on the west; all lands now lying under the waters of
19 Lake Pontchartrain between the protection or revetment levee on the south; the west
20 bank of the New Basin Canal on the East, the shore of Lake Pontchartrain on the
21 west and a line drawn parallel to and in front of said protection or revetment levee,
22 a distance of three thousand feet therefrom on the north; all lands now lying under
23 the waters of Lake Pontchartrain in the rear or south of the aforesaid protection or
24 revetment levee on the north, the shore of Lake Pontchartrain on the south and the
25 lands belonging to private persons on the east and west.

26 Section 2. This Act shall become effective on July 1, 2026; if vetoed by the governor
27 and subsequently approved by the legislature, this Act shall become effective on July 1,
28 2026, or on the day following such approval by the legislature, whichever is later.

DIGEST

The digest printed below was prepared by House Legislative Services. It constitutes no part of the legislative instrument. The keyword, one-liner, abstract, and digest do not constitute part of the law or proof or indicia of legislative intent. [R.S. 1:13(B) and 24:177(E)]

HB 892 Original

2026 Regular Session

Hilferty

Abstract: Creates the West End Economic Development District in the parishes of Jefferson and Orleans.

Proposed law creates the West End Economic Development District as a political subdivision in the parishes of Jefferson and Orleans to promote and encourage economic and commercial development and tourism opportunities. Provides for district boundaries.

Proposed law provides that the district is governed by a five-member board of commissioners composed as follows:

- (1) Two members appointed by the member of the governing authority of the parish of Jefferson who represents District No. 5.
- (2) Two members appointed by the governing authority of the city of New Orleans who represents District A.
- (3) One member appointed by the president of the governing authority of the city of New Orleans.

Proposed law provides that members serve five-year staggered terms. Requires that members serve without compensation, but authorizes reimbursement for expenses incurred while attending to the business of the board or the district.

Proposed law provides for the powers and duties of the district, including but not limited to the following:

- (1) To sue and to be sued.
- (2) To adopt, use, and alter at will a corporate seal.
- (3) To adopt bylaws and rules and regulations.
- (4) To receive by gift, grant, or donation any sum of money, property, aid, or assistance from the U.S., the state, or any political subdivision thereof, or any person, firm, or corporation.
- (5) To enter into contracts, agreements, or cooperative endeavors with the state and its political subdivisions or political corporations and with any public or private association, corporation, business entity, or individual.
- (6) To appoint officers, agents, and employees; prescribe their duties; and fix their compensation.

Proposed law authorizes the district to levy a sales tax, subject to voter approval, not to exceed 2%. Requires that the tax be imposed and collected uniformly throughout the jurisdiction of the district. Provides that the tax shall be in addition to all other taxes other political subdivisions within the jurisdiction of the district are authorized to levy and collect. Requires that any monies received by the district be used exclusively for the benefit of the

district and to fund economic development projects and infrastructure improvement projects located within a specified area.

Effective July 1, 2026.

(Adds R.S. 33:2740.70.11)