
DIGEST

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Leger

HB No. 255

Abstract: Increases the maximum number of units allowed to be considered "multifamily residential housing" and changes the minimum commercial or rental facilities allowed to be considered a "transit-oriented development" under the La. Enterprise Zone Act.

Proposed law retains present law provisions with regard to allowing a transit-oriented development to enter into contracts for the rebate of sales and use tax or a refundable investment income tax credit under the La. Enterprise Zone Act if certain conditions are met.

Present law defines "transit-oriented development" as a mixed-use development, consisting of at least 50% multifamily residential housing and at least 15% commercial or rental facilities, on a single contiguous site, all or part of which is located within 1/4 mile of a multimodal transit center, with at least \$10,000,000 in capital expenditures for new construction or conversion of existing structure. Proposed law changes present law definition of "transit-oriented development" by changing the minimum commercial or rental space allowed from 15% commercial or rental facilities to 20,000 square feet of commercial or rental facilities.

Present law defines "multifamily residential housing" as a minimum of 90 and a maximum of 200 attached dwelling units providing complete independent living facilities for one or more persons, including permanent provisions for living, sleeping, eating, cooking, and sanitation. Proposed law changes present law definition of "multifamily residential housing" by increasing the maximum number of attached dwelling units allowed from 200 to 300.

(Amends R.S. 51:1783(10) and (12))