

By: Bucy, Wilson, Harris of Williamson

H.B. No. 5359

A BILL TO BE ENTITLED

AN ACT

relating to the creation of the Williamson County Development District No. 1; providing authority to issue bonds; providing authority to impose assessments, fees, and taxes.

BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF TEXAS:

SECTION 1. Subtitle C, Title 4, Special District Local Laws Code, is amended by adding Chapter 4006 to read as follows:

CHAPTER 4006. WILLIAMSON COUNTY DEVELOPMENT DISTRICT NO. 1

SUBCHAPTER A. GENERAL PROVISIONS

Sec. 4006.0101. DEFINITIONS. In this chapter:

(1) "Board" means the district's board of directors.

(2) "County" means Williamson County.

(3) "Director" means a board member.

(4) "District" means the Williamson County Development District No. 1.

Sec. 4006.0102. NATURE OF DISTRICT. The Williamson County Development District No. 1 is a special district created under Section 52, Article III, Texas Constitution, and has all the rights, powers, privileges, authority, functions, and duties provided by Chapter 383, Local Government Code.

Sec. 4006.0103. PURPOSE; DECLARATION OF INTENT. (a) The creation of the district is essential to accomplish the purposes of Sections 52 and 52-a, Article III, Texas Constitution, and other public purposes stated in this chapter and Chapter 383, Local

1 Government Code.

2 (b) The district will serve the public purpose of developing
3 and diversifying the economy of the state and the district by
4 providing for the development of projects to attract visitors and
5 tourists and increase employment in the manner provided by Chapter
6 383, Local Government Code.

7 (c) By creating the district and in authorizing the county
8 and other political subdivisions to contract with the district, the
9 legislature has established a program to accomplish the public
10 purposes set out in Section 52-a, Article III, Texas Constitution.

11 (d) The creation of the district is necessary to promote,
12 develop, encourage, and maintain employment, commerce,
13 transportation, housing, tourism, recreation, the arts,
14 entertainment, economic development, safety, and the public
15 welfare in the district.

16 Sec. 4006.0104. FINDINGS OF BENEFIT AND PUBLIC PURPOSE.

17 (a) All land and other property included in the district will
18 benefit from the improvements and services to be provided by the
19 district under powers conferred by this chapter.

20 (b) The district is created to serve a public use and
21 benefit.

22 (c) The creation of the district is in the public interest
23 and is essential to further the public purposes of:

24 (1) developing and diversifying the economy of the
25 state;

26 (2) eliminating unemployment and underemployment; and

27 (3) developing or expanding transportation and

1 commerce.

2 (d) The district will:

3 (1) promote the health, safety, and general welfare of
4 residents, employers, potential employees, employees, visitors,
5 and consumers in the district, and of the public;

6 (2) provide needed funding for the district to
7 preserve, maintain, and enhance the economic health and vitality of
8 the district territory as a community and business center;

9 (3) promote the health, safety, welfare, and enjoyment
10 of the public by providing pedestrian ways and by landscaping and
11 developing certain areas in the district, which are necessary for
12 the restoration, preservation, and enhancement of scenic beauty;
13 and

14 (4) provide for water, wastewater, drainage, and road
15 facilities for the district authorized by Section 52, Article III,
16 Texas Constitution.

17 (e) The district will not act as the agent or
18 instrumentality of any private interest even though the district
19 will benefit many private interests as well as the public.

20 Sec. 4006.0105. INITIAL DISTRICT TERRITORY. (a) The
21 district is initially composed of the territory described by
22 Section 2 of the Act enacting this chapter.

23 (b) The boundaries and field notes contained in Section 2 of
24 the Act enacting this chapter form a closure. A mistake in the
25 field notes or in copying the field notes in the legislative process
26 does not affect the district's:

27 (1) organization, existence, or validity;

1 (2) right to issue any type of revenue bond for the
2 purposes for which the district is created or to pay the principal
3 of and interest on the bonds;

4 (3) right to impose or collect an assessment; or

5 (4) legality or operation.

6 Sec. 4006.0106. ELIGIBILITY FOR INCLUSION IN SPECIAL ZONES.

7 All or any part of the area of the district is eligible to be
8 included in:

9 (1) a tax increment reinvestment zone created under
10 Chapter 311, Tax Code;

11 (2) a tax abatement reinvestment zone created under
12 Chapter 312, Tax Code; or

13 (3) an enterprise zone created under Chapter 2303,
14 Government Code.

15 Sec. 4006.0107. CONSTRUCTION OF CHAPTER. This chapter
16 shall be liberally construed in conformity with the findings and
17 purposes stated in this chapter.

18 SUBCHAPTER B. BOARD OF DIRECTORS

19 Sec. 4006.0201. GOVERNING BODY; TERMS. (a) Except in the
20 case of a conflict with this subchapter, Subchapter C, Chapter 383,
21 Local Government Code, applies to the district.

22 (b) The district is governed by a board of five directors
23 who serve staggered terms of four years with two or three directors'
24 terms expiring June 1 of each odd-numbered year.

25 Sec. 4006.0202. QUALIFICATIONS OF DIRECTOR. To be
26 qualified to serve as a director, a person must be:

27 (1) at least 21 years old;

1 (2) a resident of this state; and

2 (3) either:

3 (A) an owner of property in the district; or

4 (B) a qualified voter of the county.

5 Sec. 4006.0203. RECOMMENDATIONS FOR SUCCEEDING DIRECTORS.

6 (a) Before the expiration of a director's term or upon a vacancy,
7 the board shall submit to the commissioners court of the county the
8 name of a candidate to serve as a director.

9 (b) If the commissioners court determines that the
10 candidate is qualified under Section 4006.0202, the court shall
11 approve the candidate to serve on the board. If the commissioners
12 court determines that the candidate is not qualified under Section
13 4006.0202, the board shall submit an alternate candidate on the
14 request of the commissioners court.

15 Sec. 4006.0204. QUORUM. For purposes of determining the
16 requirements for a quorum of the board, the following are not
17 counted:

18 (1) a board position vacant for any reason, including
19 death, resignation, or disqualification; or

20 (2) a director who is abstaining from participation in
21 a vote because of a conflict of interest.

22 Sec. 4006.0205. COMPENSATION. A director is entitled to
23 receive fees of office and reimbursement for actual expenses in the
24 manner provided by Section 49.060, Water Code. Sections 375.069
25 and 375.070, Local Government Code, do not apply to the board.

26 Sec. 4006.0206. INITIAL DIRECTORS; DISSOLUTION. (a) On or
27 after the effective date of the Act enacting this chapter, the owner

1 or owners of a majority of the assessed value of the real property
2 in the district may submit a petition to the commissioners court of
3 the county requesting that the commissioners court appoint as
4 initial directors five persons named in the petition. The
5 commissioners court shall appoint as initial directors the persons
6 named in the petition.

7 (b) The initial directors shall determine by lot which three
8 positions expire June 1, 2025, and which two positions expire June
9 1, 2027.

10 (c) The district is considered to have been dissolved on
11 September 1, 2025, if initial directors are not appointed before
12 that date.

13 SUBCHAPTER C. POWERS AND DUTIES

14 Sec. 4006.0301. GENERAL POWERS AND DUTIES. The district
15 has the powers and duties necessary to accomplish the purposes for
16 which the district is created, including the rights, powers,
17 privileges, authority, functions, and duties provided by Chapter
18 383, Local Government Code, to county development districts.

19 Sec. 4006.0302. SPECIFIC POWERS AND DUTIES. The district's
20 rights, powers, privileges, authority, functions, and duties
21 include:

22 (1) utilizing funds, whether the funds are derived
23 from sales and use taxes, hotel occupancy taxes, assessments,
24 revenues from a project, or any other source, for payment of
25 projects or services in the manner authorized by Section 375.181,
26 Local Government Code, and Chapter 383, Local Government Code;

27 (2) entering into obligations, including lease

1 purchase agreements, certificates of participation in lease
2 purchase agreements, revenue bonds and notes, and other
3 interest-bearing obligations, in the manner specified in Sections
4 375.201-375.205, Local Government Code;

5 (3) exercising the rights, powers, and authority given
6 to a development corporation under Chapter 505, Local Government
7 Code, including the power to own, operate, acquire, construct,
8 lease, improve, or maintain a project described by that chapter;

9 (4) providing for public improvements described by
10 Section 372.003(b), Local Government Code; and

11 (5) exercising all of the rights, powers, and
12 authority granted to the district by this chapter, and all of the
13 rights, powers, and authority granted to the district by Chapter
14 383, Local Government Code, to finance, construct, or otherwise
15 acquire public improvements in the district, including the costs of
16 issuance of the obligations of the district.

17 Sec. 4006.0303. AGREEMENTS; GRANTS. (a) The district may
18 make an agreement with or accept a gift, grant, or loan from any
19 person.

20 (b) The implementation of a project is a governmental
21 function or service for the purposes of Chapter 791, Government
22 Code.

23 Sec. 4006.0304. LAW ENFORCEMENT SERVICES. To protect the
24 public interest, the district may contract with a qualified party,
25 including the county or a municipality, to provide law enforcement
26 services in the district for a fee.

27 Sec. 4006.0305. MEMBERSHIP IN CHARITABLE ORGANIZATIONS.

1 The district may join and pay dues to a charitable or nonprofit
2 organization that performs a service or provides an activity
3 consistent with the furtherance of a district purpose.

4 Sec. 4006.0306. ECONOMIC DEVELOPMENT PROGRAMS. (a) The
5 district may engage in activities that accomplish the economic
6 development purposes of the district.

7 (b) The district may establish and provide for the
8 administration of one or more programs to promote state or local
9 economic development and to stimulate business and commercial
10 activity in the district, including programs to:

11 (1) make loans and grants of public money; and

12 (2) provide district personnel and services.

13 (c) The district may create economic development programs
14 and exercise the economic development powers provided to
15 municipalities by Chapter 380, Local Government Code.

16 Sec. 4006.0307. STRATEGIC PARTNERSHIP AGREEMENT. The
17 district may negotiate and enter into a written strategic
18 partnership agreement with a municipality under Section 43.0751,
19 Local Government Code.

20 Sec. 4006.0308. ROAD STANDARDS AND REQUIREMENTS. (a) A
21 road project must meet all applicable construction standards,
22 subdivision requirements, and regulations of the county in which
23 the road project is located.

24 (b) If the state will maintain and operate the road, the
25 Texas Transportation Commission must approve the plans and
26 specifications of the road project.

27 Sec. 4006.0309. NO AD VALOREM TAX. The district may not

1 impose an ad valorem tax.

2 Sec. 4006.0310. NO EMINENT DOMAIN. The district may not
3 exercise the power of eminent domain.

4 SUBCHAPTER D. PUBLIC PARKING FACILITIES

5 Sec. 4006.0401. PARKING FACILITIES AUTHORIZED; OPERATION
6 BY PRIVATE ENTITY. (a) The district may acquire, lease as lessor
7 or lessee, construct, develop, own, operate, and maintain parking
8 facilities or a system of parking facilities, including:

9 (1) lots, garages, parking terminals, or other
10 structures or accommodations for parking motor vehicles off the
11 streets; and

12 (2) equipment, entrances, exits, fencing, and other
13 accessories necessary for safety and convenience in parking
14 vehicles.

15 (b) A parking facility of the district may be leased to or
16 operated for the district by an entity other than the district.

17 (c) The district's parking facilities are a program
18 authorized by the legislature under Section 52-a, Article III,
19 Texas Constitution.

20 (d) The district's parking facilities serve the public
21 purposes of the district and are owned, used, and held for a public
22 purpose even if leased or operated by a private entity for a term of
23 years.

24 Sec. 4006.0402. RULES. The district may adopt rules
25 governing the district's parking facilities.

26 Sec. 4006.0403. FINANCING OF PARKING FACILITIES. (a) The
27 district may use any of its resources, including revenue,

1 assessments, sales and use taxes, hotel occupancy taxes, or grant
2 or contract proceeds, to pay the cost of acquiring or operating
3 parking facilities.

4 (b) The district may:

5 (1) set, charge, impose, and collect fees, charges, or
6 tolls for the use of the parking facilities; and

7 (2) issue revenue bonds or notes to finance the cost of
8 the parking facilities.

9 SUBCHAPTER E. GENERAL FINANCIAL PROVISIONS; ASSESSMENTS

10 Sec. 4006.0501. DISBURSEMENTS AND TRANSFERS OF MONEY. The
11 board by resolution shall establish the number of director's
12 signatures and the procedure required for a disbursement or
13 transfer of the district's money.

14 Sec. 4006.0502. MONEY USED FOR IMPROVEMENTS OR SERVICES.
15 The district may acquire, construct, finance, operate, or maintain
16 an improvement or service authorized under this chapter or Chapter
17 383, Local Government Code, using any money available to the
18 district for that purpose.

19 Sec. 4006.0503. ASSESSMENTS; LIENS FOR ASSESSMENTS. (a)
20 The board may impose and collect assessments in the manner
21 specified by Subchapter F, Chapter 375, Local Government Code, and
22 this section for any purpose authorized by this chapter in all or
23 any part of the district.

24 (b) An assessment, a reassessment, or an assessment
25 resulting from an addition to or correction of the assessment roll
26 by the district, penalties and interest on an assessment or
27 reassessment, an expense of collection, and reasonable attorney's

1 fees incurred by the district:

2 (1) are a first and prior lien against the property
3 assessed;

4 (2) are superior to any other lien or claim other than
5 a lien or claim for county, school district, or municipal ad valorem
6 taxes; and

7 (3) are the personal liability of and a charge against
8 the owners of the property even if the owners are not named in the
9 assessment proceedings.

10 (c) The lien is effective from the date of the board's
11 resolution imposing the assessment until the date the assessment is
12 paid. The board may enforce the lien in the same manner that a
13 taxing unit, as that term is defined by Section 1.04, Tax Code, may
14 enforce an ad valorem tax lien against real property.

15 (d) The board may make a correction to or deletion from the
16 assessment roll that does not increase the amount of assessment of
17 any parcel of land without providing notice and holding a hearing in
18 the manner required for additional assessments.

19 Sec. 4006.0504. UTILITY PROPERTY EXEMPT FROM ASSESSMENTS.
20 The district may not impose an assessment on the property,
21 including the equipment, rights-of-way, facilities, or
22 improvements, of:

23 (1) an electric utility or a power generation company
24 as defined by Section 31.002, Utilities Code;

25 (2) a gas utility as defined by Section 101.003 or
26 121.001, Utilities Code;

27 (3) a telecommunications provider as defined by

1 Section 51.002, Utilities Code; or

2 (4) a person who provides to the public cable
3 television or advanced telecommunications services.

4 Sec. 4006.0505. AUTHORITY TO BORROW MONEY AND TO ISSUE
5 BONDS AND OTHER OBLIGATIONS. (a) The district may borrow money on
6 terms determined by the board. Section 375.205, Local Government
7 Code, does not apply to a loan, line of credit, or other borrowing
8 from a bank or financial institution secured by revenue.

9 (b) The district may, without an election, issue revenue
10 bonds, notes, or other obligations payable wholly or partly from
11 sales and use taxes, hotel occupancy taxes, assessments, revenue,
12 contract payments, grants, or other district money, or any
13 combination of those sources of money, to pay for any authorized
14 district purpose.

15 Sec. 4006.0506. CONSENT OF MUNICIPALITY NOT REQUIRED. The
16 board is not required to obtain consent to the creation of the
17 district or to the inclusion of land in the district from any
18 municipality in whose corporate limits or extraterritorial
19 jurisdiction the district is located before the board issues bonds.

20 SUBCHAPTER F. SALES AND USE TAX

21 Sec. 4006.0601. MEANINGS OF WORDS AND PHRASES. A word or
22 phrase used in this subchapter that is defined by Chapters 151 and
23 321, Tax Code, has the meaning assigned by Chapters 151 and 321, Tax
24 Code.

25 Sec. 4006.0602. APPLICABILITY OF CERTAIN TAX CODE
26 PROVISIONS. (a) Except as otherwise provided by this subchapter,
27 Subtitles A and B, Title 2, Tax Code, and Chapter 151, Tax Code,

1 apply to taxes imposed under this subchapter and to the
2 administration and enforcement of those taxes in the same manner
3 that those laws apply to state taxes.

4 (b) Chapter 321, Tax Code, relating to municipal sales and
5 use taxes, applies to the application, collection, change, and
6 administration of a sales and use tax imposed under this subchapter
7 to the extent consistent with this chapter, as if references in
8 Chapter 321, Tax Code, to a municipality referred to the district
9 and references to a governing body referred to the board.

10 (c) Sections 321.106, 321.401, 321.402, 321.403, 321.404,
11 321.406, 321.409, 321.506, 321.507, and 321.508, Tax Code, do not
12 apply to a tax imposed under this subchapter.

13 Sec. 4006.0603. AUTHORIZATION; ELECTION. (a) The district
14 may adopt a sales and use tax to serve the purposes of the district
15 after an election in which a majority of the voters of the district
16 voting in the election authorize the adoption of the tax.

17 (b) The board by order may call an election to authorize a
18 sales and use tax. The election may be held with any other district
19 election.

20 (c) The district shall provide notice of the election and
21 shall call the election in the manner prescribed by Sections
22 383.031 and 383.032, Local Government Code.

23 (d) The ballots shall be printed to provide for voting for
24 or against the proposition: "Authorization of a sales and use tax in
25 the Williamson County Development District No. 1 at a rate not to
26 exceed ___ percent."

27 Sec. 4006.0604. ABOLISHING SALES AND USE TAX. (a) Except

1 as provided by Subsection (b), the board may abolish the sales and
2 use tax without an election.

3 (b) The board may not abolish the sales and use tax if the
4 district has outstanding debt secured by the tax.

5 Sec. 4006.0605. SALES AND USE TAX RATE. (a) On adoption of
6 the tax authorized by this subchapter, a tax is imposed on the
7 receipts from the sale at retail of taxable items in the district
8 and an excise tax is imposed on the use, storage, or other
9 consumption in the district of taxable items purchased, leased, or
10 rented from a retailer during the period that the tax is in effect.

11 (b) The board shall determine the rate of the tax, which may
12 be in one-eighth of one percent increments not to exceed the maximum
13 rate authorized by the district voters at the election. The board
14 may lower the tax rate to the extent the rate does not impair any
15 outstanding debt or obligations payable from the tax.

16 (c) The rate of the excise tax is the same as the rate of the
17 sales tax portion of the tax and is applied to the sales price of the
18 taxable item.

19 SUBCHAPTER G. HOTEL OCCUPANCY TAXES

20 Sec. 4006.0701. HOTEL OCCUPANCY TAX. (a) In this section,
21 "hotel" has the meaning assigned by Section 156.001, Tax Code.

22 (b) For purposes of this section, a reference in Chapter
23 351, Tax Code, to a municipality is a reference to the district and
24 a reference in Chapter 351, Tax Code, to the municipality's
25 officers or governing body is a reference to the board.

26 (c) Except as inconsistent with this section, Subchapter A,
27 Chapter 351, Tax Code, governs a hotel occupancy tax authorized by

1 this section.

2 (d) The district may impose a hotel occupancy tax and use
3 the revenue from the tax for any district purpose that is an
4 authorized use of hotel occupancy tax revenue under Chapter 351,
5 Tax Code.

6 (e) The board by order may impose, repeal, increase, or
7 decrease the rate of a tax on a person who, under a lease,
8 concession, permit, right of access, license, contract, or
9 agreement, pays for the use or possession or for the right to the
10 use or possession of a room that:

- 11 (1) is in a hotel located in the district's boundaries;
12 (2) costs \$2 or more each day; and
13 (3) is ordinarily used for sleeping.

14 (f) The amount of the tax may not exceed seven percent of the
15 price paid for a room in a hotel.

16 (g) The district may examine and receive information
17 related to the imposition of hotel occupancy taxes to the same
18 extent as if the district were a municipality.

19 SECTION 2. The Williamson County Development District No. 1
20 initially includes all territory contained in the following area:

21 BEING a 148.88 acre tract of land situated in the Rachael Saul
22 Survey, Abstract Number 551 and the Thomas P. Davy Survey, Abstract
23 Number 169, in Williamson County, Texas, being all portion of the
24 tracts of land described as Tract One and Tract Two in the deed to
25 Pearson Ranch, LLC recorded in Document Number 2019122036, Official
26 Public Records of Williamson County, Texas, and a portion of
27 Pearson Ranch West, Phase 1, an addition in Williamson County,

1 Texas recorded in Document Number 2021146789, Official Public
2 Records of Williamson County, Texas, said 148.88 acre tract of land
3 being more particularly described as follows;

4 BEGINNING at a point in the north right-of-way line of North
5 State Highway 45W (a variable width right-of-way) being the common
6 south corner of said Pearson Ranch, LLC tract and a tract of land
7 described as Tract 1 in the deed to JME-JFE Limited Partnership
8 recorded in Document Number 2012056983, Official Public Records of
9 Williamson County, Texas;

10 THENCE South 68 degrees 25 minutes 02 seconds West, along the
11 north right-of-way line of North State Highway 45W, a distance of
12 95.48 feet to a point for corner;

13 THENCE South 22 degrees 12 minutes 41 seconds West,
14 continuing along the north right-of-way line of North State Highway
15 45W, a distance of 27.72 feet to a point for corner;

16 THENCE South 67 degrees 43 minutes 05 seconds West,
17 continuing along the north right-of-way line of North State Highway
18 45W, a distance of 1,426.94 feet to a point for corner;

19 THENCE South 65 degrees 14 minutes 23 seconds West,
20 continuing along the north right-of-way line of North State Highway
21 45W, a distance of 228.74 feet to a point for the beginning of a
22 circular curve to the right, having a radius of 2,844.79 feet and
23 whose chord bears South 66 degrees 13 minutes 40 seconds West, a
24 chord distance of 110.08 feet;

25 THENCE Southwesterly, continuing along the north
26 right-of-way line of North State Highway 45W and said circular
27 curve to the left, through a central angle of 02 degrees 13 minutes

1 02 seconds, an arc length of 110.09 feet to point for corner at the
2 end of said curve;

3 THENCE South 67 degrees 16 minutes 38 seconds West,
4 continuing along the north right-of-way line of North State Highway
5 45W, a distance of 12.96 feet to a point for corner;

6 THENCE South 67 degrees 32 minutes 33 seconds West,
7 continuing along the north right-of-way line of North State Highway
8 45W, a distance of 830.67 feet to point for corner;

9 THENCE South 68 degrees 18 minutes 17 seconds West,
10 continuing along the north right-of-way line of North State Highway
11 45W, a distance of 841.90 feet to point for corner in the north
12 right-of-way line of the Southern Pacific Railroad (100' wide);

13 THENCE North 69 degrees 12 minutes 37 seconds West, departing
14 the north right-of-way line of North State Highway 45W and along the
15 north right-of-way line of the Southern Pacific Railroad, a
16 distance of 545.04 feet to a point for corner;

17 THENCE North 00 degrees 07 minutes 59 seconds West, departing
18 the north right-of-way line of the Southern Pacific Railroad, a
19 distance of 275.22 feet to a point for corner;

20 THENCE North 00 degrees 09 minutes 50 seconds West, a
21 distance of 981.45 feet to a point for corner;

22 THENCE North 68 degrees 46 minutes 14 seconds East, a
23 distance of 1,549.15 feet to a point for corner;

24 THENCE North 68 degrees 50 minutes 57 seconds East, a
25 distance of 590.38 feet to a point for corner;

26 THENCE North 17 degrees 54 minutes 02 seconds West, a
27 distance of 1,320.44 feet to a point for corner;

1 THENCE North 68 degrees 59 minutes 52 seconds East, a
2 distance of 708.02 feet to a point for corner;

3 THENCE South 17 degrees 54 minutes 30 seconds East, a
4 distance of 1,137.92 feet to a point for corner;

5 THENCE North 84 degrees 50 minutes 51 seconds East, a
6 distance of 930.90 feet to a point for corner;

7 THENCE South 10 degrees 36 minutes 54 seconds East, a
8 distance of 674.79 feet to a point for corner;

9 THENCE South 10 degrees 40 minutes 16 seconds East, a
10 distance of 290.66 feet to a point for corner;

11 THENCE South 10 degrees 37 minutes 54 seconds East, a
12 distance of 417.94 feet to the POINT OF BEGINNING and CONTAINING a
13 computed area of 155.79 acres, or 6,786,298 square feet of land,
14 more or less.

15 SAVE AND EXCEPT that portion located within the municipality,
16 all of Lot 1, Block A, said Pearson Ranch West, Texas, Phase 1,
17 being 6.909 acres or 300,970 square feet LEAVING A NET ACREAGE of
18 148.88 acres or 6,485,328 square feet of land, more or less.

19 SECTION 3. (a) The legal notice of the intention to
20 introduce this Act, setting forth the general substance of this
21 Act, has been published as provided by law.

22 (b) All requirements of the constitution and laws of this
23 state and the rules and procedures of the legislature with respect
24 to the notice, introduction, and passage of this Act have been
25 fulfilled and accomplished.

26 SECTION 4. This Act takes effect immediately if it receives
27 a vote of two-thirds of all the members elected to each house, as

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1 provided by Section 39, Article III, Texas Constitution. If this
2 Act does not receive the vote necessary for immediate effect, this
3 Act takes effect September 1, 2023.