

Exhibit G.

HAS Ltd. Business Site Option Agreement & Memorandum of Agreement



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523 Jefferson St. Lafayette, Louisiana 70501 // o 337.233.2705 // f 337.234.8671 // OneAcadiana.org

CERTIFIED SITE MEMORANDUM OF AGREEMENT

This Memorandum of Agreement ("MOA") is entered into between **ONE ACADIANA** ("**ONE ACADIANA**"), and the **PROPERTY OWNER** (as identified on the signature block below) in reference to a joint project to pursue the Certification by **Louisiana Economic Development** ("**LED**") of the **SUBJECT PROPERTY**.

SUBJECT PROPERTY consists of 17.1 acres in Lafayette Parish in the State of Louisiana, and generally identified as parcel number(s) 6139840; 6127070.

A **site boundary map** is included as **Exhibit A** to clearly define the boundaries of the **SUBJECT PROPERTY**. Note: *The official certification boundaries may be subject to modification throughout the certification process as a result of findings from due diligence activities.*

ONE ACADIANA and **LED** have identified that a strong portfolio of development-ready sites is a critical component of the Region's and State's overall economic development resource inventory. **ONE ACADIANA** has created a partnership program with Property Owners to pursue and secure certification of development-ready sites through the **LED Certified Site Program** ("**Program**"), in order to identify, secure, and market development-ready sites.

Participation in this program is voluntary, and **PROPERTY OWNER** acknowledges that **ONE ACADIANA** and **LED** intend to pursue Certification of the **SUBJECT PROPERTY** through **LED's Program**, with a goal of marketing the **SUBJECT PROPERTY** to prospective buyers or lessees who may be interested in purchasing or leasing and developing the site ("**Prospective Buyers or Lessees**"), thus resulting in economic development activity (jobs, capital investments, creation of tax revenues, etc.) that will benefit the region.

PROPERTY OWNER retains the right to market the **SUBJECT PROPERTY**, at a price per acre specified by **PROPERTY OWNER**, to other potential buyers or lessees independent of **ONE ACADIANA** and **LED**.

PROPERTY OWNER represents that it is interested in selling or leasing the **SUBJECT PROPERTY** to **Prospective Buyers or Lessees** represented by **ONE ACADIANA** and **LED** who may be interested in developing the site, and that **PROPERTY OWNER** hereby states that the sale price is \$ 1,453,500.00 (\$ 85,000.00 per acre) which shall be effective for a period of one year following the date of certification.



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PROPERTY OWNER further agrees to enter into good faith negotiations with **Prospective Buyers or Lessees**, based on this sale price or lease terms, with further terms to be defined in a **PURCHASE AND SALE AGREEMENT** or **LEASE AGREEMENT**, documented and agreed to between the **Prospective Buyer or Lessee** and **PROPERTY OWNER**.

PROPERTY OWNER represents, and **ONE ACADIANA** and **LED** acknowledge, that the **SUBJECT PROPERTY** is not intended for exclusive sale or development as a residential or retail use. The Program is intended only for uses compatible with economic development goals, namely industrial, office, warehouse/distribution, manufacturing or other similar uses that promote economic development activities including uses suitable for a business park (allowing commercial and industrial offices), mixed use development (allowing combination of residential, retailing, commercial, and industrial), or Planned Unit Development (PUD, allowing diversified group of residential, retailing, commercial and industrial.)

Throughout the period provided for herein, **ONE ACADIANA**, **LED**, and their representatives shall have the right to enter the **SUBJECT PROPERTY** to conduct **Due Diligence**. "**Due Diligence**" shall include, but is not limited to, engineering studies to determine infrastructure cost estimates (utilities, roads, water/wastewater, etc.); environmental studies, site surveys and assessments; acquisition of aerial photos, quadrant maps, zoning maps; geotechnical analysis; threatened and endangered species studies; and archeological investigations. Proposals for eligible **Due Diligence**, including scope of work and cost estimates, are subject to preapproval by **LED** and **ONE ACADIANA**. **LED** and **ONE ACADIANA**'s conducting of **Due Diligence** on the **SUBJECT PROPERTY** shall be conditioned on **LED**'s preapproval of the **Due Diligence** proposal. Copies of service agreements, invoices, evidence of payment, and final work product will be available to **PROPERTY OWNER**, **ONE ACADIANA**, and **LED** at the completion of the project.

All parties to this **MOA** acknowledge that, prior to any work being undertaken, **ONE ACADIANA**, **LED**, and its representatives shall review the **SUBJECT PROPERTY** for eligibility with the Program. **ONE ACADIANA** and **LED** must approve the **SUBJECT PROPERTY** prior to any work being undertaken. **ONE ACADIANA** and **LED** will provide **PROPERTY OWNER** with a **NOTICE TO PROCEED** prior to any eligible work being undertaken.

ONE ACADIANA and **LED** expressly waive any guarantees or warranties that the **SUBJECT PROPERTY** will be sold or leased pursuant to this **MOA** or the **Due Diligence**, and **PROPERTY OWNER** expressly acknowledges the intent of the Program is to market the **SUBJECT PROPERTY** for **Prospective Buyers or Lessees** but no guarantees or warranties exist for the sale or lease of the **SUBJECT PROPERTY**.



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Agreed and accepted, this 19 day of November, 2025:

Signed on behalf of:

PROPERTY OWNER 1

H Allen Stuart

Signature

H Allen Stuart

Print Name

ONE ACADIANA

Kyle D. Bennett

Signature

Kyle D. Bennett

Print Name