



**Civil Rights, Inclusion
and Opportunity**

COLEMAN A. YOUNG MUNICIPAL CENTER
2 WOODWARD AVENUE, SUITE 1240
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PHONE: 313.224.4950
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To: Honorable Detroit City Council
Neighborhood Advisory Councils

From: Anthony Zander, Director, Civil Rights, Inclusion, and Opportunity Department

Date: August 10, 2022

Re: **Community Benefits Ordinance Biannual Report for Pistons Performance Facility and Headquarters**

The Civil Rights, Inclusion, and Opportunity (CRIO) Department has been given the responsibility of monitoring the Community Benefits Ordinance. The report details the developer’s compliance with each Community Benefits Provision (CBP) commitment.

The **Pistons Performance Facility and Headquarters** project currently has **0** of their commitments “**Off Track**”.

Below, you will find a key to reference when reviewing “Status Update” and the total number of CBP commitments in each specific status.

Status Update	Explanation	Commitments
	On Track- Actions taken towards satisfying commitment	11
	Off Track-Commitment not fulfilled	0
	Off Track but Compliance Plan Submitted	0
	Not Started- No action taken	0
	Additional information requested	0
Complete	Commitment fulfilled	13
Total Commitments		24

Respectfully,


Anthony Zander
Director
Civil Rights, Inclusion and Opportunity


Conrad Mallet
Corporation Counsel
City of Detroit Law Department



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Biannual Community Benefits Report

Project Name/Location: Detroit Pistons Performance Facility and Headquarters/ 690 Amsterdam, Detroit, MI

Agreement Approval Date: June 6, 2017

Developer Name/Address Palace Sports and Entertainment, LLC/Christman Brinker/6 Championship Drive Auburn Hills, MI

	Commitment	Findings	Status	City Department
Facility Access by the Community				
1	PPLLC or its affiliates will facilitate within the City of Detroit at least one (1) Detroit Pistons practice per NBA season that is open to the public and free of admission costs.	PPLLC or its affiliates held a free and open practice on October 9, 2021, at Little Caesars Arena. The next open practice will be on October 2, 2022.		Department of Neighborhoods
2.	PPLLC will use commercially reasonable efforts to include public-facing retail on the ground level of the Headquarters.	PPLLC has used commercially reasonable efforts to include public-facing retail on the ground level of the Headquarters. Plum Market and Planet Fitness have opened.	Complete	Planning and Development Department
Parking and Street Closures				
3.	The Headquarters shall include a parking structure that will be sufficient size to accommodate all anticipated PPLLC employees and visitors.	The headquarters includes a parking structure of 370 parking spaces, sufficient to accommodate all anticipated PPLLC employees and visitors.	Complete	Department of Public Works Municipal Parking Division Buildings, Safety Engineering and Environment Department



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	Commitment	Findings	Status	City Department
4.	PPLLC will make commercially reasonable efforts to minimize any negative impact to the post-construction parking situation of the neighborhood surrounding the Headquarters.	PS&E worked with DPW, retailers and Midtown Inc. on a street parking and metering plan.	Complete	Department of Public Works Municipal Parking Division Buildings, Safety Engineering and Environment Department
5.	In the event that temporary street closures are required, PPLLC will work with the city to notify surrounding residents of such closures to help minimize any impact.	No additional street closures anticipated.	Complete	Department of Public Works Municipal Parking Division Buildings, Safety Engineering and Environment Department
Lighting				
6.	PPLLC will cooperate with the City to comply with all local laws regarding exterior lighting and signage related to the Headquarters.	PS&E has received no tickets or violations. Inspectors of the Detroit Buildings Safety, Engineering, and Environmental department have confirmed.		Buildings, Safety Engineering and Environment Department
Detroit Public Schools Community District Partner				
7.	PPLLC, and its affiliate the Detroit Pistons Foundation ("DPF"), will continue to engage the Detroit Public Schools Community District and its students through its grantees and non-profit partners, including but not limited to: DPF is to assist City Year expand programming from 7 to 15 schools over the next two (2) years.	PS&E continued its relationship with DPSCD and its partnership with City Year during the 2021-2022 school year. PS&E has committed to expanding this partnership with an additional three-year financial and programming commitment.	Complete	Detroit Public Schools Community District



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	Commitment	Findings	Status	City Department
8.	PPLLC, and its affiliate the Detroit Pistons Foundation ("DPF"), will continue to engage the Detroit Public Schools Community District and its students through its grantees and non-profit partners, including but not limited to: DPF's annual scholarship competitions to include Detroit Public Schools Community District students.	<p>PS&E hosted its 17th Annual Black History Month Scholarship Event with Rick Mahorn in March of 2022.</p> <p>The event featured 7 high school seniors from 5 schools, including 3 DPSCD schools, competing for over \$100,000 in scholarships and prizes. The judges included Pistons Legends Rick Mahorn, and Earl Cureton, Milk Means More Executive Aaron Scott, Priority Health Executive Shannon Wilson, Huntington Executive Latrice McClendon and Fox 2 Josh Landon.</p>		Detroit Public Schools Community District
Executive Order 2016-1				
9.	PS&E will ensure, or cause its affiliate PPLLC to ensure, that at least fifty-one percent (51%) of the workforce related to construction of the Headquarters are City residents and that City residents perform at least 51% of the hours worked on construction of the Headquarters in accordance with the requirements of Executive Order 2016-1.	PS&E has completed construction and due to construction completion, Executive order 2016-1 is no longer applicable and PS&E has completed the requirements for this commitment and therefore this commitment is no longer applicable.	Complete	Civil Rights, Inclusion and Opportunity Department



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	Commitment	Findings	Status	City Department
30% of contracts related to the construction Detroit Based				
10	PS&E use its best efforts, or cause PPLLC to use its best efforts, to ensure that at least thirty percent (30%) of the total dollar value of contracts related to the construction of the Headquarters are awarded to Detroit Based Business or Detroit Headquartered Businesses	PS&E have completed construction and therefore this commitment is no longer applicable.	Complete	Civil Rights, Inclusion and Opportunity Department
Job Creation				
11	PS&E shall employ a minimum of 150 Full-Time Jobs at the Headquarters by December 31, 2019	PSE has 220 full-time employees as of 4/12/21, 26 of whom are Detroit residents. Staff directory: https://www.nba.com/resources/static/team/v2/pistons/files/21-22_media_guide.pdf	Complete	Civil Rights, Inclusion and Opportunity Department
12	Developer has created and submitted an initial City of Detroit Residential Employment Plan with this Agreement in a form and with sufficient information reasonably acceptable to the City.	PS&E has submitted to the Civil Rights, Inclusion and Opportunity Department the Detroit resident Employment Plan as part of the developers PA 210 Tax Abatement.	Completed	Civil Rights, Inclusion and Opportunity Department



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13	Will provide the City, at least once per year and starting on or before February 15, 2020, with anonymized data about the number of persons PS&E has employed at the time of reporting who are Detroiters.	PS&E has submitted this information to CRIO on an annual basis beginning in February of 2020. In February of 2022 PS&E reported 224 jobs for 2021. This information can be found on CRIO's annual tax abatement report.		Civil Rights, Inclusion and Opportunity Department
14	PS&E will work closely with the City to publicize relevant PS&E job openings. This includes holding one career or contracting fair where interested Detroiters can learn more about the types of jobs and contracting opportunities that exist within PS&E and can apply for any such available jobs.	PS&E continues to work closely with the city to publicize relevant job opening. During construction PS&E held two contracting and career fairs. Upon the opening of the facility, they continue to publicize jobs.		Detroit at Work
15	PS&E will also work with local private sector and non-governmental entities to publicize relevant PS&E job openings.	PS&E publicizes jobs on Teamwork Online, a sports jobs website, Detroit at Work, and Handshake, the career website used by Wayne State University.		Detroit at Work
16	When appropriate, PS&E will partner with the City and workforce development agency to promote the hiring, training and employability of Detroit residents, consistent with State and Federal law.	PS&E has shown its commitment to hiring Detroiters by posting available jobs on detroitatwork.com. PS&E also competes in the Wayne State University Mike Illitch School of Business Career Fair twice per year.		Detroit at Work
Donation to DEGC				
17	PS&E will make a one-time donation of \$100,000 to the Detroit Employment Solutions Corporation, a Michigan domestic nonprofit corporation, in support of workforce development opportunities for City of Detroit residents.	In November of 2017, PS&E donated to the Detroit Employment Solutions Corporation to support workforce development.	Complete	Detroit at Work



	Commitment	Findings	Status	City Department
Mentorship Program				
18	<p>PS&E will work with the City of Detroit Mayor's Office and the Detroit City Council to provide mentorship opportunities for young residents of the City of Detroit.</p>	<p>Since 2016, PS&E has participated in the GDYT program and has contributed \$100,000 to GDYT each year. These contributions supported the employment, growth and mentorship of fifty-five GDYT participants each year at partner non-profits and companies.</p> <p>Additionally, in conjunction with the Skillman Foundation, PS&E ran a five-month mentorship program with the My Brother's Keeper initiative from late 2019 until the Stay Safe, Stay Home program was initiated in March 2020. The program included tours of Little Caesars Arena and the Henry Ford Detroit Pistons Performance Center, and career panel discussions with Pistons executives and special guests (such as Lt. Gov. Garlin Gilchrist).</p> <p>PS&E and the Detroit Pistons Foundation have made multi-year grants to City Year Detroit and B.I.N.G.O. to continue their mentorship programs</p>		<p>Mayor's Office</p>



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Grow Detroit Young Talent (GDYT)				
19	<p>PS&E will participate in the Grow Detroit's Young Talent ("GDYT") Summer Jobs program for 2017, as well as donate \$ 100,000 to GDYT in 2017. Subject to an annual evaluation of the GDYT's program by PS&E to ensure the program's mission and that of PS&E continue to align, PS&E will continue to participate in summer jobs program, as well as make an annual donation of \$100,000 to GDYT for as long as PS&E deems fit.</p>	<p>PS&E made the required commitment of \$100,000 contributions to GDYT in 2017 and 2018, which supported the employment, growth, and mentorship of 55 GDYT participants, each year.</p> <p>In 2017, 3 participants were employed at PS&E and the remainder work with our nonprofit partner, Detroit PAL.</p> <p>In 2018, all 55 participants were employed at PS&E nonprofit partners, including Detroit PAL, S.A.Y. Detroit Play Center, and the Detroit Symphony Orchestra.</p>	Complete	Detroit at Work
20	<p>Beginning in 2017, PS&E will invest a total of \$2,500,000 over six (6) years in the construction, renovation and refurbishment of over 60 community recreational basketball facilities in the City of Detroit in cooperation with the City of Detroit Parks and Recreation Department.</p>	<p>Phase 5 court construction will begin in summer of 2022. The City of Detroit has received payment for Phases 4 and 5.</p> <p>The total amount invested thus far is \$2,083,335.00 and the total amount spent thus far: \$1,574,412.00. Courts completed: 41/60.</p>		General Services Department



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21	Beginning with or during the 2017-18 NBA season and continuing for at least six (6) years, PS&E will host at least two (2) free annual youth basketball camps, clinics or other events for City of Detroit.	PS&E is committed to hosting the Detroit Pistons Neighbors Program annually. The 4th annual Pistons Neighbors Program was held July 6, 2022, through September 4, 2022, at Palmer Park, Rouge Park, Chandler Park, Romanowski Park, and Pingree Park.		Department of Neighborhoods
22	Beginning with (or during) the 2017-18 NBA season and continuing for six (6) years, PS&E will develop a program to enable City of Detroit youth and other residents to attend Detroit Pistons NBA basketball games in support of an in connection with community educational programs and initiatives, including by making available twenty thousand (20,000) tickets per season for regular season games, free of charge to City of Detroit youth and other residents.	During the Detroit Pistons' 2021-22 season, PS&E provided 39,101 Detroit Pistons game tickets to Detroit-based groups and 14,441 Motor City Cruise, G-League tickets.		Department of Neighborhoods
23	PS&E will appoint and maintain a liaison to meet, communicate and engage regularly with the Events Center Neighborhood Advisory Committee.	PS&E has appointed Richard Haddad. Contact: RHaddad@pistons.com	Complete	Planning and Development Department Department of Neighborhoods
24	PS&E and the City each designate the official representative for purposes of administering the terms of the Agreement.	PS&E has designated Richard Haddad. Contact: RHaddad@pistons.com	Complete	Planning and Development Department Department of Neighborhoods Civil Rights, Inclusion and Opportunity Department