



## Legislation Text

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File #: 24504, Version: 1

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### Fiscal Note

General Obligation Debt:	\$0
Other Funding:	\$0
Total:	\$0
Debt Service:	\$0
TOAH Impact:	\$0

### Title

CAPITAL BUDGET AMENDMENT # 18 - Planning and Community and Economic Development / No. 2 TID 32 - Upper State St. Corridor, p. 125

### Body

Add the following language to the project narrative:

"During the operational portion of the project, the following shall apply:

- Developer agrees that it or its designated hotel operator will enter into a neutrality agreement with any unions appropriate for and interested in the project, whereby the developer and/or its designated operator (1) agrees to remain neutral to the efforts of any union to organize and represent hotel employees and (2) agrees to allow for an orderly and expeditious mechanism for the determination of representational status, provided the developer and/or operator shall not be prevented from correcting misstatements or distortions of fact.
- Developer shall strive toward a goal of 25% of all project jobs exceed living wage ordinance requirements by 20% and/or through the provision of employer sponsored benefits equivalent to 20% excess. However, this requirement is automatically satisfied if those jobs are included in a collective bargaining agreement (CBA) that expressly states the CBA supersedes living wage requirements.
- Of the 25% jobs exceeding living wage, 15% should be held by targeted individuals.
- Targeted populations shall be defined as 1) low income individuals making less than \$64,000 (HUD Dane County definition), 2) underemployed individuals, 3) veterans, 4) minorities, and/or 5) women and with an emphasis on residents of the City of Madison.
- Developer will provide an annual report to the city for each of the ten years following the construction phase. If two consecutive reports show performance is less than 80% of the goal, then developer will meet with city staff and selected members of the Common Council to determine mutually agreeable additional steps that will be taken to meet identified goals."