

Incorporating Fairness in Detroit's Master Plan

On March 19, 2024, Julie Connochie of the Planning and Development department announced the City of Detroit's plans to revise its Master Plan Policies. Fast forward to today, the city is actively engaging in detailed discussions and as of April 22, 2024, has called for bids from companies to offer expert services. These services include incorporating principles of equity, resilience, sustainability, disaster recovery, and hazard mitigation into the ongoing update of the city's Master Plan Policies. This will involve plan assessment, data gathering and analysis, and support for the Planning and Development Department's community outreach initiatives. Interested firms must show at least five years of relevant experience. The selected firm will be awarded a two-year professional services agreement. Submissions must be made via the City of Detroit Oracle by May 22, 2024. The evaluation criteria consist of five categories totaling 100 points, with 40 points allocated for presenting a coherent strategy to fulfill all goals, tasks, and expected outcomes, including a specialized approach and the ability to deliver materials as per the contract or upon request. The remaining categories evaluate past project experience, proposed project timeline and work plan, depth of knowledge and experience in Detroit, and excellence in planning, design, and engineering. For the complete Request for Proposals, visit detroitmi.gov.

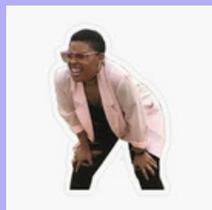
Get Involved

The application period for joining the Master Plan Advisory Group has concluded. The Planning and Development Department (PDD) has received a substantial number of applications from various districts. However, District 1 has shown the least interest, with the fewest applications submitted. To address this, the City of Detroit is urging community leaders and organizations to please share the information within their networks to motivate greater participation from District 1 residents.

Active participation and staying informed about meetings and events are crucial. Here's a quick review of engagement methods. Although the deadline to apply for the Master Plan Advisory Group has passed, and the selection of members is still pending, there are other ways to get involved. Phase 2 is currently underway and will continue into the summer, providing opportunities for residents to join focus groups and share their interests and ideas. Additionally, you can contribute by completing surveys during various community events hosted by the Planning and Development Department (PDD). Stay connected with them on social media platforms like Instagram (@detroit_pdd) and Facebook (City of Detroit Planning & Development). A survey is available at plandetroit.webflow.io, which you can fill out today, and don't forget to subscribe to their newsletter while you're there. The survey will be open until May 31, 2024. Remember, every bit of participation counts, so please take a moment to complete the 5-minute survey. Get involved!

Does Detroit Currently Have A Master Plan?

While the update of Detroit's Master Plan is a significant event, some community members are still wondering if Detroit even has a master plan. Indeed, Detroit established a comprehensive master plan back in 2009. For those interested in reviewing the 261-page document, it has been made easily accessible on our website at www.buildingd4community.org. Once the updated plan is complete, it will replace the current version on the website.



BUILDING D4 COMMUNITY NEWSLETTER

Detroit's Renewal: City of Detroit and DLBA Forge New Contract

As the year 2023 came to a close, the Detroit Land Bank Authority (DLBA) had not renewed its agreement with the city of Detroit and was operating based on mutual trust. A key topic of discussion is the extent of power and responsibilities the DLBA will have under a new contract. Previously, the DLBA had the authority to create, hold, manage, and develop properties. The upcoming contract proposes to remove the DLBA's ability to initiate new programs related to "squatters" in DLBA-owned houses. Additionally, there are talks about offering discounts to Detroit residents who were excessively taxed on their homes.

The Detroit Land Bank Authority (DLBA) has also faced scrutiny regarding its leadership transitions, fiscal practices, and demolition initiatives. An investigative report by the Detroit News in 2019 exposed that contractors were invoicing the federal government haphazardly for the soil utilized in filling up sites post-demolition, owing to a lack of pricing controls, raising alarms about potential financial overreach.

The DLBA also faces mixed reactions from Detroit residents. Many are frustrated with the DLBA and the city of Detroit for the perceived neglect of land and properties, which contributes to urban decay. Community leaders share numerous accounts of residents being outbid on homes that are now foreclosed homes, with the winning bidders failing to bring the properties up to code. Residents have also expressed dissatisfaction with the lengthy wait times to purchase adjacent vacant lots. Conversely, there have been successful land and home purchases through the DLBA, which is a positive outcome. Nonetheless, residents are seeking greater involvement in decisions regarding land use in their neighborhoods, emphasizing the importance of property management for organizations with extensive land holdings.

The Detroit Land Bank Authority (DLBA) offers a variety of initiatives aimed at revitalizing empty and deteriorated properties. These include the Auction & Own It Now program, Side Lots & Neighborhood Lots, Rehabbed & Ready, and Marketed Properties. If the DLBA could expedite the process of clearing property titles, they would be able to distribute the properties more quickly to interested residents. This would help to reduce the neglect and decay associated with land bank-owned properties. I do hope that this is part of their negotiating. A contract should be coming soon.

Trying to figure out an empty lot or vacant house address?

Download the Regrid app on your phone. Once installed, you can register in the app to have access to it on both your phone and the web. The Regrid app allows you to search properties nationwide and has many other cool features.

Get In Where You Fit In

Detroit is undergoing a revival, emphasizing urban renewal and cultural growth. You can participate by acquiring empty plots and renovating single-family homes in your area. To buy property from the DLBA, the most effective method of communication is their email: inquire@detroitlandbank.org.

**Get to know BD4C by visiting
our website:**

www.buildingd4community.org

Donate To Support Our Newsletter



BUILDING D4 COMMUNITY NEWSLETTER

Strength In Unity Neighborhood Association

Community Dinner

On the 27th of May, 2024, SIU strayed from its regular monthly gathering and instead organized a community feast. The aim was to involve new members of the community and to identify issues for discussion in upcoming meetings. The event saw participation from over 30 members of the community, Cynthia Johnson from District 4 office, Captain Duda of the 9th precinct, Commander Purifoy, and the Neighborhood Police Officers (NPOs). During the feast, Officer Garner was recognized for achieving the highest number of popcorn sales, totaling 20. He received a certificate of appreciation. The community members actively participated, voiced their concerns, and ensured that no food went to waste. The event was yet another success!



Community

Popcorn Fundraiser

The organization Strength In Unity has been actively fundraising. Their popcorn sale event concluded on April 6th, aiming to raise \$1000 for tree removal above their facility. Councilwoman Latisha Johnson attended, endorsing the group by selling popcorn. Additionally, 9th precinct Neighborhood Police Officers (NPOS) were present, ensuring safety and backing the worthy initiative through popcorn sales. Producing a successful popcorn fundraiser.

Thank you to everyone who purchased popcorn in support of renovating our future SIU headquarters!

JOIN OUR MONTHLY MEETING

Every 3rd Wednesday @ 6pm
 In-person Location 14408 Gratiot 48205
 Parking Lot is off Lappin
 Entry door is from the parking lot
 ZOOM Meeting ID: 879 6559 3277



Top Buyers
 Officer Garner
 Anthony Thompson
 Shawn Sewell
 Raymond Richardson
 Donny Jones



Scan this code to subscribe to our email list.



If you need help with your yard cleanup or wish to volunteer for any of our events, please reach out to Ms. Bobbie at 313.575.2182.



Follow us on instagram:
 @strength_in_unityd4

BUILDING D4 COMMUNITY NEWSLETTER

Let's Play Chess

Despite being denied by Wayne Metro for their seeding grant, BD4C Chess Camp has already begun! On Saturdays, April 20th and April 27th, BD4C hosted the first two sessions of Chess Camp. Volunteers from Strength in Unity, who have experience with chess, generously served as instructors. Chess, a game with a rich history spanning hundreds of years, can be enjoyed by people of all ages. It not only sharpens the mind but also helps develop strategic thinking skills that are crucial for success in both school and life. As evident from the smiles captured in the pictures, all participants thoroughly enjoyed themselves! And here's the good news- There are still four camp sessions remaining in the Spring Chess Camp. To sign up your scholar, you can contact Rita at 248.506.1834 or simply scan the QR code using your phone's camera for more information.



The word Checkmate in Chess comes from the Perisan phrase "Shah Mat," which means "the king is dead."

Chess Camp



The new pawn moves, where pawns are allowed to advance two squares on their first move instead of one, was first introduced in Spain in 1280.

BUILDING D4 COMMUNITY NEWSLETTER

Happy Mother's Day

"Resilient Love"

**In the quiet corners of life's struggle, Where resources are scarce,
yet hearts remain full, There stands a mother, fierce and unyielding,
Her love a beacon, forever revealing.**



Amidst empty cupboards and threadbare dreams, She weaves resilience into every seam. Her hands, calloused and worn, never falter, For her children's hunger, she's the salt and water.

She dances with shadows, taming despair, Crafting hope from thin air. Her love, a currency that transcends the mundane, Trading worry for laughter in life's fragile game.

Oh, struggling mother, your strength astounds, You turn pebbles into diamonds, barren ground. Your love, a fierce flame that refuses to dim, Guiding your children through storms, on a whim.

And then there are those who've crossed the veil, Whose earthly presence no longer sets sail. But their love, oh, their love—it lingers still, In whispered winds and memories on the windowsill.

They're the scent of warm bread, rising at dawn, The echo of lullabies when the night is drawn. Their laughter, a constellation stitched in the sky, Guiding us forward, even as tears blur our eyes.

Oh, departed mother, your love transcends time, An eternal melody, a sacred rhyme. Though you've left this earthly shore, Your legacy blooms in hearts forevermore.

To all mothers—here, there, and beyond— Your love, a symphony, a bond. Whether you fight battles or watch from afar, Your essence, your sacrifice, leaves a shining scar.

So here's to the mothers, both seen and unseen, Their love, a tapestry woven in between. For the struggling warriors and the love that endures, May their stories echo through time, forever pure.

Happy Mother's Day to all the remarkable mothers out there!



Especially Mine.

BUILDING D4 COMMUNITY NEWSLETTER

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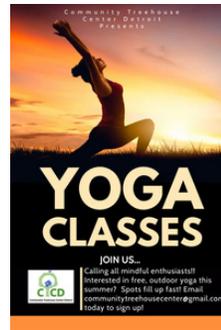
MAY 2024 EVENTS & PROGRAMS

Send flyers in PDF form for local events to post in this section for free to: bd4newsletter@gmail.com



Lanecia Jackson

I have the privilege of nominating Lanecia Jackson, who holds a special place in my heart. Not only is she my very best friend, but she's also the devoted mother of my goddaughter. Our shared journey began when we lived on Findlay and later on Park Grove, attending Denby High School together right here in Mapleridge. The roots of her support run deep. Despite her current residence in Ohio, Lanecia's commitment knows no bounds. She willingly drives two hours to volunteer at events and be part of the festivities. Even before any of this recognition, Lanecia was there, listening to my goals and aspirations, providing unwavering support. I am grateful for the incredible sister she is to me and the wonderful mother she is to my almost 10-year-old favorite little girl Elyse.



NEW BUSINESSES

- FIRST CLASS EVENTS 14408 GRATIOT
- SAVOY RESTAURANT 17131 E. WARREN
- MORNINGSIDE CAFE 16369 SUITE C E. WARREN
- NEIGHBORHOOD GROCERY 500 MANISTIQUE
- TERRI'S CAKES 16311 E. WARREN
- E'SHROOMED FARMS 16555 HARPER

Nominate a Community Member.

Send your submission to: BD4NEWSLETTER@GMAIL.COM. Include a photo and a short paragraph highlighting their contributions to the community.

BE A PART OF THE CHANGE!

Keep up with us:

@BUILDINGD4COMMUNITY
@STRENGTH_IN_UNITYD4



How the City is quietly taking our Library's money by Russ Bellant, Detroiters For Tax Justice

The Detroit Public Library gets 90% of its funding from our property taxes. When we pay those taxes, we have assumed that the City forwards our payment to the Library, as well as to the schools, City services, parks, special needs children, etc. But that is not the case.

The City conducts "tax captures" on most of the items on our tax bills. While this is allowed under state law, it is not constitutionally permitted to keep these captures unreported to the public. But the Mayor has vastly increased these tax captures since he took office in 2014. He then took \$1.06 million from the Library. Now he is taking well over \$4 million and plans to add to that over each of the next four years. Keep in mind that this has been occurring when the Library budget was about \$30 million. So those captures were a big bite.

But that is not all he took. For a number of years Duggan has been taking a \$1.2 million from the Library for what he called an "Administrative Fee." When asked by the Library and auditors what this "fee" was charged for the City said "none of your business." That cost alone was the amount for operating one and a half library branches for a year.

Detroiters For Tax Justice (DFTJ) sent a Freedom of Information letter in early November requesting the reason for the charges and the documentation for the charges. By law such requests are supposed to be answered in five days, and the City is allowed to extend their response time another 10 days, allowing three weeks to answer. They took three and a half months to finally answer. The City's answer was that they had no documentation for the basis of the charges. So years of Library looting with no justification !

DFTJ addressed this to the Administration and City Council. We asked for City's budget director and City Council's research staff to meet with the Library's leadership and determine what actual costs the City bears

from the Library. The City chose instead to reduce the charge to \$700,000, but they have no documentation for that charge either. DFTJ

will continue to seek a charge taken from our Library only if it can be justified . We believe that this needs to be open to the public and the Library. And we believe that the City owes some level of reimbursement for these unjustified charges that they refused to explain when asked some years ago.

The City has taken \$38 million from the Library in the last nine years and plans to take \$22 million in the next four years. This has to stop. On the August 6 primary election ballot will be Proposal L, which will renew the Library millage for the next ten years. Without this renewal, there is no Library system, period. Lets renew, let's protect!

SOLAR POWER IN MAPLERIDGE – CAN TWO NEW STATE PROGRAMS HELP IMPROVE ELECTRICITY RELIABILITY AND PROVIDE COST SAVINGS?

Michigan recently announced two new solar power funding programs targeted at helping low-income communities improve electricity reliability and lower energy costs through the use of solar power. Unlike the Detroit Neighborhood Solar Initiative which will construct several large solar fields in residential neighborhoods to generate power for DTE, these new programs are focused on providing direct benefits to homeowners and/or groups of community participants in the form of direct financial and technical assistance for the installation of individual building rooftop solar, community solar, home energy storage, and home upgrades to support solar installation. Some programs will also provide participants with direct credits on their electric bills for the portion of energy generated by their panels. The two programs, MI Solar Communities – MI Solar Access Program and Michigan Healthy Solar for All, will invest a combined \$1.57 million in small scale solar projects throughout the State, with most funding starting in 2025. The Michigan Department of Environment, Great Lakes, and Energy (EGLE) will administer both programs. The Detroit Neighborhood Solar Initiative remains controversial because of its potential to disrupt communities and the lack of direct, broad community benefits. These two programs appear to be very different in that they are intended to provide direct benefits to communities and community residents. Both programs are in the start-up phase, so it remains to be seen how beneficial they can actually be for Mapleridge and other District 4 neighborhoods. It will be important for District 4 neighborhoods to be proactive and work closely with EGLE as these programs develop in order to assure that the Mapleridge community can fully participate in these programs. To learn more about renewable energy initiatives in Michigan go to: Michigan.gov. BD4C will be tracking these programs and will provide updates and additional participation information as the programs develop.

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Article Space Advertisement

Reach Eastside Detroit Community with your Article Space!

- Connect with Eastside Residents
- Articles are Digital & Print
- Options fit Budget & Communication Needs

Full Page & Half page Options

Full Page: Capture readers attention with a full-page article. Ideal for articles that are more comprehensive and need to make a lasting impact.

Half Page: Customize a impactful half page article. Perfect for Key information.

Pop-up Ads: opt for a space large enough for a impactful message throughout our newsletter.

Pricing Options

Full Page: \$50 monthly

Half Page: \$30 monthly

Pop-up Ads: \$15 monthly

***Prices are grandfathered
in for contracts formed
before our next distribution
increase.**

Distribution Channels

Emails: Digital distribution is approximately 200 emails.

Printed Copies: Current Distributions are at 500 printed copies directly to Mapleridge residents.

If you would like to advertise in our newsletter, please email us at bd4cnewsletter@gmail.com. We look forward to connecting with you!

All funds raised will be used for printing costs and to expand our distribution reach.