

CharlevoixVillage

ASSOCIATION

Proposed Demands for Roxbury and Invest Detroit

Enter into a Community Benefits Agreement with the Community. No Construction (not even digging a hole in the ground) until a CBA is signed.

Monetary	
Real Affordable Housing (Apartments/Condos)	30% of apartments at 50% AMI (\$600 for 1BR) and 20% of apartments at 30% AMI (\$360 for 1BR) all for at least 30 years. Drop the 120% and 80% AMI to make the above work.
Foreclosure Prevention	Commit \$500k To United Community Housing Coalition's BuyBack Program
Sustainable Housing	Commit \$500k to a Wayne Metro Home Energy Supports Program.
Home Repair Grants	Commit \$1.5 million to City of Detroit's Home Repair Grant Program. The money goes first to people in 48214, then to the general city fund.
Non-monetary	
Reduce proposed development density	To make sure the development fits in with the existing community, reduce the proposed development to 50 units and 3 floors.
Conduct impact / traffic study and develop an action plan	Prior to construction, conduct an impact study that focuses on the 1) safety of school children and pedestrians, 2) increased traffic, 3) increased density. The development of the study plan, data, and results must be transparent to the community. Additionally, provide signage for school crossings. An action plan must be developed based on the outcome of the study.
Provide jobs to the community	Provide jobs at living wage to community residents and help with job training.
Conduct job fair	A job fair must be conducted, locally advertised and hosted within 48214, for all

	potential positions including construction jobs sourced through general contractors.
Enforce equitable hiring practices	A mandate that any and all general contractors, subcontractors, or any other hiring employer be precluded from any inquiry as to criminal history, law enforcement contact, or submit potential employees to drug testing as part of their initial applicant screening for employment.