



CORKTOWN
CHOICE NEIGHBORHOODS INITIATIVE

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RESIDENT NEWSLETTER

November 2025



Theresa Mitchell
Director of Community Life

Giving Thanks

Clement Kern Gardens, thank you for allowing the TCB team to serve you!

We are THANKFUL for the opportunity to be a part of your health, education, and workforce journeys. We find joy in sharing resources and opportunities to support individual and family growth & development. To ensure you have the best experience, we need you to show up, participate, and share your ideas on what works for your community.

With the holidays upon us, we have resources to share and don't want you to miss out! So, please be kind and take our call, answer the door, and attend our upcoming programs to access all resources and opportunities available to you. We are partners on your journey and we can't do it without you.

We look forward to seeing you soon and again, thank you for the opportunity to serve you!

Upcoming Activities - Mark Your Calendar



11/5/2025 - Project Graduation MEET UP- 4:30-6pm @ Left Field - Calling all YOUTH in grades 7-12th

11/7/25 - First Friday 9a-12p @ CKG & Left Field - Have questions about relocation, rent, recertification, repairs speak directly to Management.

11/8/25 - Financial Fade Series 12p-2p @ Jay's Fades Barbershop 17178 Livernois Ave - ATT MEN - Come get faded as you discuss ways to increase your cash flow (hair cuts are free) !

11/10/25 - Gleaners Food Distribution 1:30p @ CKG- Pick up nutritious food items while supplies last.

11/12/25 - Woman Empowerment Series 4:30-6p @ Left Field - CALLING ALL LADIES to join our Sister Circle - Speaker Kia Nicole

11/19/25 - Seniors of CNI Meet Up 1-2p @ Left Field - Join us for a day of fun.

11/25/25 - Resident Council Meeting 4-6p @ Left Field - Residents this is your opportunity to get updates on what's happening in your community.

11/25/25 - Senior Focus Hope Pick Up @ CKG

On Wed, October 29th - the first phase of redevelopment on the Clement Kern Gardens site was authorized to kick off. To make way, demolition of



building 12 (1511 - 1527 Bagley) is set to begin in the week of November 3rd. If you have questions or concerns about the demolition process, please stop by the CKG Office on Friday November 7th between 9a-12pm or email choicerelocation@imsteam.net.

Check out the Relocation Updates section below for the formal notice distributed by IMS.





Achieve Your Financial Goals
With **SMART** Budgeting!

Setting a budget and developing a spending plan is a great way to reduce uncertainty and ease future financial stress. To help you start budgeting and take control of your finances, MSUFCU offers a budgeting tool designed to help you get started and stay on track toward financial success!

What are SMART goals?

- **Specific:** Clearly define your goal.
- **Measurable:** Track your progress with clear objectives.
- **Achievable:** Set realistic goals.
- **Relevant:** Ensure your goal aligns with your values.
- **Time-bound:** Set a deadline.

Budgeting helps you:

- Manage your money effectively.
- Save for future goals and unexpected expenses.
- Avoid unnecessary debt.
- Gain financial peace of mind.

SAMPLE MONTHLY BUDGET		
CATEGORY	PLANNED AMOUNT	ACTUAL AMOUNT
Income:	\$ 3,142.00	\$ 3,142.00
Expenses:	\$ 2,810.00	\$ 2,851.79
Housing	\$ 1,160.00	\$ 1,160.00
Utilities	\$ 250.00	\$ 213.42
Groceries	\$ 400.00	\$ 432.16
Transportation	\$ 200.00	\$ 162.78
Savings	\$ 800.00	\$ 900.00
Entertainment	\$ 200.00	\$ 278.34
Miscellaneous	\$ 200.00	\$ 205.09
Total Income - Total Expenses =	\$ 332.00	\$ 190.21

Tips for successful budgeting:

1. Track Your Spending: Keep an eye on where your money is going.
2. Adjust as Needed: Be flexible and adjust your budget as your financial situation changes. Review it weekly to see where you're overspending and undersaving.
3. Stay Committed: Consistency is key to achieving your financial goals.

Ready to learn more?

Scan the QR code to attend a virtual seminar session, or listen to our Wallet Watch Podcast, and see our other programs for more financial tips. msufcu.org/FinEd

WHY BUDGET?

Budgeting is important because it helps you manage your money, track spending, save for goals, and avoid unnecessary debt. Saving just \$1 a day can help you build a cushion for a rainy day.

Healthy Lifestyle for the Fall

The weather is changing however, let's keep those bodies moving!

Walking exercises with the
SUPER Coach on
YouTube

https://youtu.be/AdqrTg_hpEQ



TCB ANNUAL TRUNK-A-TREAT

Trunks full of treats
and smiles all
around!
Happy Halloween
2025



Healthy Food Resources

Food Distribution is held monthly, in front of the Management Office from 1:30-2:30pm. Food is available on a first come, first serve basis.

Next Distribution - November 10th

Ways To Make Fall Magical with Your Family

1. Take lots of pictures
2. Have a family game night
3. Watch the stars
4. Visit a Pumpkin Patch
5. Make a meal together
6. Play in the leaves
7. Go on a scavenger hunt
8. Read your favorite stories
9. Listen to music
10. Visit the Greenways

Choice Neighborhoods Website

Find updates, activities, and events within Greater Corktown by visiting detroitmi.gov/choiceneighborhoods. Don't forget to check out the photo gallery to see all the fun happening in your neighborhood!

THE **COMMUNITY**
BUILDERS



ACD

IMS



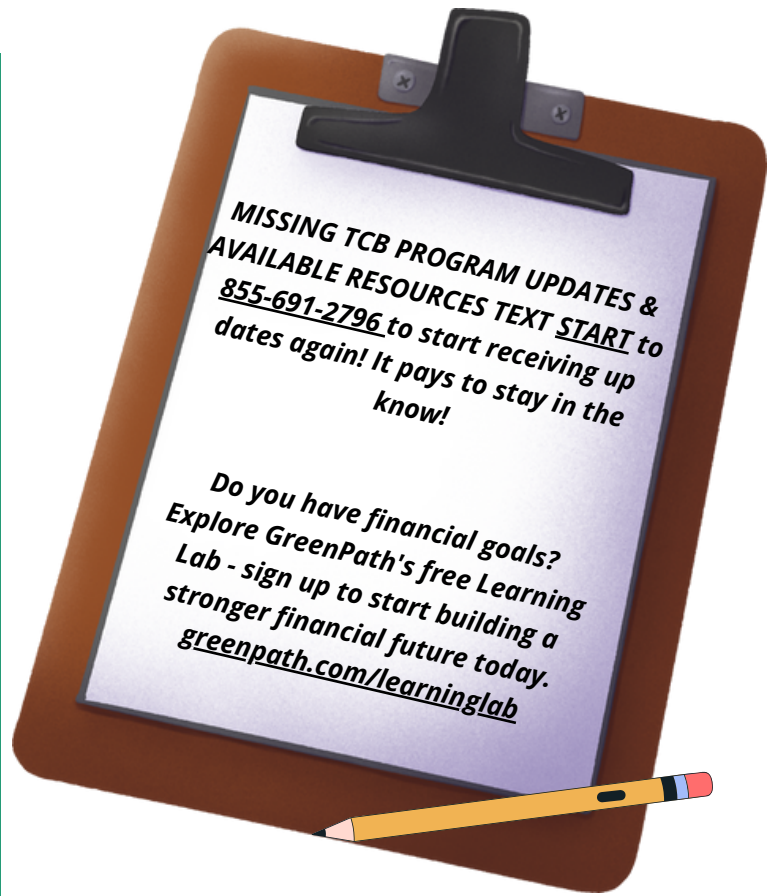
United Community
Housing Coalition

Let's Celebrate!!!

HAPPY BIRTHDAY

November

Joe Bonney Jr. Deanna Hinton
Tyrone Tucker Jr. Violeta Rodriguez
Da'Mariae Greer Kevin Jones
De'Monie Greer Monica Lester
Ja'Monie Greer Tania Patton
Laila Keith
Bronx Adams
Alinah Dawson
Jabari Williams



Calling ALL 7th - 12th Graders

Project Graduation (PG)



- **What is PG?** A coaching program for parents and students to help students stay on track and graduate on time.
- **Who can participate?** Students in Grades 7 - 12
- **Where will PG meet?** The CNI Community
- **When will PG meet?** Wed, Nov 19th 4:00-5:30 pm
- **How can you sign up?** Text "PG" with your full name and email address to 313.484.4709 or 313.293.0860. You can also enroll at any upcoming event!

Come to the Raffles and Resources Kickback!

Start your school year right with a Student Success Plan then get matched to special programs and scholarships.

RAFFLES!!!

NOTE: It's YOUR FUTURE, don't play with it!

The Career Coach's Corner

The Do's and Don'ts of Working with a Career Coach

Do

Have a Goal - Know your Needs/Wants - Improve Employment, Soft Skills, Develop or Build a Career Strategy

Prepare - Be open Mentally, Take 10 to Calm down, Have Notes

Request Resources - Resume, Interview Skills, Job Leads, Training,

Feed-Forward - Be honest with what is working and what isn't

Don't

Expect your Career Coach to do all the Work - They are there to guide and direct you, find resources. Contact is up to you!

Under Prioritize - Be ready with prior assignments and willingness to complete your next steps. YOU will get the pay check!

Work to Results - Career Building is a journey! Work the steps and the end will come. Relax and enjoy the process to achieve.

Be Dishonest - Share employment hindrances to pair you with the best services, training, and employers for your situation.

October Resident Council Meeting Recap!



United Community Housing Coalition hosted the tenant council meeting at Left Field on Tuesday, October 28th from 4:00 – 5:45 pm. The event was held in the community room on the first floor. All the residents were invited.

Tenant Organizers with UCHC spoke with residents to discuss any tenant issues, concerns and topics they wanted to talk about. We encouraged residents to learn more about how tenant councils operate. If residents have any thoughts on repairs needed and the neighborhood during the development process, we encourage residents to attend the tenant meetings to talk to the city and UCHC staff.

Ciona Hall from the city updated residents that the issues they bring to light are taken seriously. The community safety concerns are being addressed, and the district leader teams are aware of residents' concerns.

During the meeting, residents posed the question to see if the City can look into having “resident only” parking on Cochrane Street (see picture above). Please note that the City is looking into this matter and will have an update relayed at the next Tenant Council meeting or in an upcoming newsletter. Stay tuned.

Lastly, Theresa Mitchell informed residents on different resources residents can use through TCB. She mentioned that with the government shutdown, food benefits will be paused come November 1st. Please reach out to the TCB team if you have any questions about food banks or pantries within the City of Detroit and to stay on top of any recertification of benefits.

Thank you to everyone who attended. UCHC tenant organizers, City, and TCB staff can be contacted at:

Pablo Marcos: (313) 572-1401 - jmarcos@uchcdetroit.org

Theresa Mitchell: (313) 635-4554 - Theresa.mitchell@tcbinc.org

Ciona Hall: (313) 506-7404 - ciona.hall@detroitmi.gov

- CNI RESOURCES -

Presented by NFL Former Players

ANNUAL Thanksgiving Food Drive

Supported by: 

TRION SOLUTIONS
Payroll & Taxes • Benefits Administration • Workers' Compensation
Human Resources • Regulatory Compliance
rel@trion.com

A thanksgiving event to support 500+ metro Detroit families and children in need of assistance.

**Tuesday, November 25, 2025
9-11 a.m.**

Detroit PAL
1680 Michigan Ave., Detroit, MI 48216
500+ Turkeys, Dressing, Corn Bread, Cranberry Sauce, are more!

Enroll them Today!

BRILLIANT DETROIT
WHERE brilliant things HAPPEN

Enroll in FREE Virtual Tutoring!

What families can expect:

- 1-on-1 support from caring, trained tutors
- A personalized learning plan tailored to your child
- Fun, engaging sessions that build confidence and a love of reading
- Family literacy nights and workshops to support learning at home

Virtual Literacy Mentoring
At Brilliant Detroit, we believe every child deserves the tools to shine in school and beyond. That's why we're offering FREE virtual tutoring designed especially for Kindergarten-3rd grade students.

Sessions begin October 1st, and all Sessions take place online!

Your child will grow as a reader, and you'll be supported every step of the way.

- Sessions begin October 1st, and run the full academic year.
- Sessions take place online weekday evenings between 5 and 7pm.
- Students meet twice a week for up to 45 minutes with a professionally trained tutor / mentor.
- Attendance is critical for continuing enrollment.

Scan the QR code, or click the link and register for tutoring at Brilliant Detroit.
[Enroll for Tutoring Today!](#)

In partnership with:  

About Brilliant Detroit:
We work alongside families to create "full success neighborhoods" where children ages 5-8 can thrive — ready for school, healthy, and confident for the future.



Relocation Update

CLEMENT KERN GARDENS

October 28, 2025

RE: Notice of Demolition / Construction

Dear Resident(s):

We're excited to share that the first phase of construction and redevelopment of the Clement Kern Gardens site is almost ready to start. **Demolition and site work is expected to begin the week of November 3, 2025.** Portions of the east side of the CKG property will be fenced off during construction and unavailable to CKG residents.

This notice is informational and does not require any action or response from you. Residents who live on the east side of the site have already been contacted by management and have moved to other housing so that work on the CKG site can begin.

As a reminder, we are available to discuss the redevelopment plan with you in person the First Friday of every month in the Clement Kern office from 9:00 AM – 12:00 PM.

If you have questions or comments and can't make it to First Fridays, we are still here for you. Please contact the ACD/IMS Choice relocation team at ChoiceRelocation@imsteam.net or 313-650-6850 so we can setup a time to talk.

1661 Bagley, Detroit, MI 48216
ChoiceRelocation@imsteam.net (313) 650-6850 TTY/TDD 711



Completed your Student Success Plan?

Text, email, or bring a copy of your Report Card for a chance to **WIN** one of 5 - \$20 Raffles!

Not done one yet? Kimberly Cooley

Text/Call - 313.484.4709

Or your Community Life Coordinator Melinda or Tracey

 **THE COMMUNITY BUILDERS**
Mitten M.A.D.E.
Your Students were born to "Make A Decision for Excellence!"

STUDENT SUCCESS PLAN RAFFLE
EASY AS - 1, 2, 3!

- 1** You already completed your Student's Success Plan.
- 2** Take a pic or make a copy of their Report Card
- 3** Text it to Kimberly Cooley 313.484.2709 ★

* You can send to your Community Life Service Coordinator, too!



There's Parent Power in the PowerSchool Portal! View report cards TODAY & send us a screenshot to be entered into a raffle for 1 of 5 \$20 gift cards.

THE COMMUNITY BUILDERS



ACD

IMS



United Community
Housing Coalition