



2020 ANNUAL REPORT



CENTRAL DETROIT CHRISTIAN
COMMUNITY DEVELOPMENT CORPORATION



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COMMUNITY DEVELOPMENT CORPORATION

HOPE



our vision

Once again, old men and women will be standing in the streets with canes in their hands telling stories to one another -

"A great place to grow old"

and children will be playing in the streets

"A great place to grow-up."

(Zechariah 8:4-5)

our mission

Through education, employment, and economic development, Central Detroit Christian CDC strives to transform individuals to be caring, confident individuals while transforming the community to be **a place of Shalom.**

our history

Central Detroit Christian CDC was founded in 1993 when a coalition of pastors agreed that the community would experience a greater impact with a unified effort. At that time the coalition developed the following focus areas: youth ministry, job training and development, housing and meeting direct needs. Programs launched in 1994. In the course of meeting our mission, Central Detroit Christian CDC provides numerous youth programs, employment training and placement, business development, housing renovation and counseling and even provides for direct needs.



hope shines through



Dear Friends:

I remember when I first learned to swim. I was about 2 years old and my mother was teaching my older sister, when I decided I wanted to learn as well. I jumped in the water and to my mothers surprise splashed my way to her with no trouble. I've enjoyed the water ever since. Last year, in the midst of a the CoViD-19 pandemic, I succeeded Lisa Johanon as the Executive Director of CDC. Lisa had been a mentor to me for many years, someone I could go to for wisdom when opportunities and concerns came up, and she knew my love for the neighborhood in Central Detroit. Two years ago I joined the team at CDC as the Director of Operations and worked closely with Lisa in almost every aspect of the work. I got to see, first hand, what it took to lead such a dynamic organization filled with talented people, with the goal of seeing the Shalom of God in our neighborhood. While I'm still new to this seat, and splashing around, I'm encouraged to have a coach nearby when I face troubled water, and it would be an understatement to call 2020 troubled water, more like a hurricane, but through it all God's grace was sufficient, and hope shined through the storm.

In January, we had enrolled 125 elementary students in our literacy after school program and developed great relationships with 3 of our local K-8 schools, Durfee, Thirkell, and UPAD. Our teen ministry was meeting every week with 35+ students sharing the gospel, and had been asked to launch an in-school bible study for middle schoolers. We were planning

for a banner year for the farms, and were completing the renovation of 2 duplexes on Blaine street. Things were going well, but the storm of pandemic rolled in and we made the decision to close programs on March 13, 2020. It was a hard decision but we felt it was the right thing to do. Property management and renovation continued but faced many challenges along the way.

There was so much uncertainty in the world, but we were certain, that if children in our neighborhood were not in school, they were missing a meal. Within 2 days of schools closing we began delivering 250 meals to homes and pick-up points in the neighborhood. When schools began distant learning we were able to help equip children with donated laptops and tablets so they could complete their semester. In June we reopened our preschool, the New Taylor Street Primary Care, and our 6 week Day-camp, as well as, mentored 224 teens through Grow Detroit's Young Talent's virtual employment program. All of this was aimed at helping the community begin to recover from the trauma of the pandemic.

The work didn't stop there. We launched a Community Supported Agriculture program that provided a basket of fresh fruits and vegetables to a family in need for every 2 that were purchased. This allowed us to help 300 families throughout the growing season. Peaches and Greens produce market saw more customers, because it offered a more personal and safe experience than big box grocers. Peaches and Greens was asked to distribute healthy foods to patients and clients of the American Heart Association, Henry Ford Hospital and a few other organizations, bringing the store full circle to it's start as a produce delivery business. At the height of the pandemic we were providing 2.5 tons of food per week to families in need.

We completed 3 more home renovations by year end, and as exciting as that was, it didn't compare to helping out the neighbors with over \$250,000 worth of home repairs such as new windows, porches, roofs, and siding, as well as, furnaces and hot water heaters. This is all thanks to partnerships with DTE, MSHDA, and Habitat for Humanity.

Looking back on all the tribulation of 2020, it is amazing to see what God was able to do through the team at CDC. I am overwhelmed by the generosity of volunteers, donors, and prayer warriors, who undergirded this work. Where many saw despair, God brought hope. We are all stronger, and more resilient for having experienced 2020, and even now I remember that His grace is more than sufficient.

God Bless,

Fikre Prince

New Executive Director

2020 highlights

Youth & Family

- **Pathways of Promise**
 - Graduated 3rd class of new kindergarteners
 - Reduced class sizes because of COVID-19
 - Partnered with The Order of the Fisherman to offer Early Head Start
- **After School**

Week Days
Offered 100+ children literacy training with enrichments in:

 - Karate, Bible class, cooking, science, and gardening
 - COVID-19 safe in-person learning
 - NBA Math Hoops

Weekends

 - Virtual Literacy and training
 - Homework Helps
- **Virtual Learning**
 - Opened building for students to do distant learning
 - Coordinated education for students from 7 different schools
- **Day Camp**
 - Hosted day camp for 65 students who went through literacy training, outdoor sports, and Bible classes
- **GED**
 - Registered and equipped 12 new adults to begin their journey to new opportunities in Education and Employment
- **Youth Employment**
 - Took 224 teens through the first virtual job training and shadowing for 6 weeks during the summer of 2020
 - Took high school students through the READY program
 - Developed personal portfolios and resumes
 - Developed job skills and employee readiness
 - Placed students in long term employment locally



God's grace is sufficient

Food & Basic Needs

- **COVID Response**
 - Helped increase access to food through partnerships with Gleaners, and Forgotten Harvest: Bi-Monthly food boxes with Gleaners, Food distributions 5 times per month with Forgotten Harvest
 - Delivered meals to 125 neighborhood students 3 times per week during spring and summer
 - Distributed PPE from DTE to 1,200 homes
 - Distributed boxes of fresh vegetables from Eastern Market to 175 different homes weekly for a total of 2,100 homes
 - Delivered 2,400 (200 weekly) freshly prepared gourmet meals from celebrity chef Jose to Seniors and Homeless in 48202, 48206
- **Peaches & Greens Market**
 - Partnered with American Heart Association, Henry Ford Hospital, and Fresh RX to deliver meals to postpartum women, seniors, and patients
- **Adamah Farm**
 - Developed Adamah.farm website
 - Launched a CSA which offered the opportunity to donate fresh CDC farm grown produce to community members in need at no cost
- **City Kids Soup**
 - Assembled it's largest amount of product in a single season – 840 bags of soups and sold out in 3 weeks at Eastern Market
- **Fit & Fold Laundromat**
 - Celebrated our 5th anniversary!
 - Started free laundry service for children who needed the service





2020 highlights

Housing

- **Neighbor Home Repair**
 - \$50,000 in repairs for 8 homeowners in 48206
 - 49 new furnaces, hot water heaters, and more
- **Construction**
 - Renovated 3 duplexes and 1 house
 - Moved in 7 families
 - Installed new windows at Kingston Place Apartments
- **Became a Housing Resource Center for City of Detroit, 1 of only 5 locations**
- **Housing Counseling and Financial Wellness Coaching**
 - 378 counseling appointments
 - 222 people completed financial education
 - 145 new clients
- **Housing Development**
 - Developed plans to build 32 new homes
 - Received a 40 unit apartment building as a donation
- **Solid Rock Property Management**
 - Managed 135 residences



in memoriam

remembering all those we lost

There is a strength that comes from a shared struggle. Many people in the neighborhoods that are in central Detroit have roots that go back multiple generations. Decades of memories on Philadelphia, Holbrook, Atkinson, Gladstone, King and Euclid streets. Street after street you meet cousins and grandparents of neighbors on other blocks. It really is a special place to live in and grow up. In 2020, our neighborhood was shaken by a wave of death because of COVID-19. It became a sobering truth that we are not promised tomorrow, and that we should work each day to enjoy every moment with friends and loved ones. Though we lost fathers, mothers, sons, and daughters we have not lost community. We remember the good times in the backyards, and parks. We remember those who helped us in our toughest moments, and celebrated us in our success. Each loved one lost, is not forgotten from the collective memory of the neighborhood and we will strive to honor the legacies left.

Our hearts and prayers go out to all those who have experienced any loss in 2020. We share your heartache and know that the Lord is a comforter in all sorrow.

So with you: Now is your time of grief, but I will see you again and you will rejoice, and no one will take away your joy..

John 16:22

Blessed are those who mourn, for they will be comforted.

Matthew 5:4

2020 finances

(unaudited)

2020 gifts in kind

ASSETS

Total Current Assets	1,384,221
Fixed Assets	
Parks & Gardens	63,198
Land – Fixed Asset	141,666
Investments in Real Estate	1,577,315
Furniture & Fixtures.....	529,709
Equipment.....	34,588
Vehicles.....	28,909
Buildings & Improvements	16,539,678
Land – Vacant	57,992
TOTAL ASSETS	20,356,771

LIABILITIES & EQUITY

Liabilities	
Accounts Payable	75,000
Credit Cards	7,413
Payroll & related taxes	16,558
Other	355,181
Total Liabilities.....	8,294,477
Total Equity.....	12,062,294
TOTAL LIABILITIES & EQUITY	20,356,771



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so grateful for you

Thank you to the many volunteers who came out in 2020 to work with children, do community beautification, help in the office, pray, and engage with neighbors on so many levels. Your time and efforts were greatly needed and appreciated. Especially, during a pandemic with the extra concern for health and safety. You showed up and blessed others in immeasurable ways. From everyone at Central Detroit Christian, Thank you!

you are a blessing from above

During the last year we were blessed to be able to support families and continue our work safely because of the many donations of personal protection equipment (PPE) and cleaning supplies from individuals, churches and businesses.

Thank you!

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Special Thank you to:

City of Detroit, DTE Energy,
Ford Motor Company, and
Ward Evangelical Presbyterian Church



2020 donors

thank you to the numerous individuals who supported CDC in 2020 and to these organizations



CHURCHES

Breakers Covenant Church International
Calvary Baptist Church of Canton
City Light
Cornerstone Baptist Church
Cornerstone Presbyterian Church
Detroit Church
Genesis The Church
Highland Congregational Church
Highland Park Baptist Church
Kensington Community Church
Kirk in the Hills
Northport Covenant Church
NorthRidge Church
Oak Pointe Church
Rossville Bible Fellowship
Trinity Presbyterian Church
Venture Church
Ward Evangelical Presbyterian Church
Woodside Bible Church

CORPORATIONS

AAA Leasing and Management, Inc
AAA Real Estate
Blue Cross Blue Shield of MI
Brad Stephenson State Farm Agency
Cleveland Housing Network
Comerica Wealth Management
Community Connections
Connect Detroit
Eastern Market Corporation
Eloise Haunted Tours
Fidelity Charitable
Fifth Third Bank
Greenman's Printing & Imaging
Habitat for Humanity Detroit
Housing Action IL
John James for Senate, Inc

Local Initiative Support Corp
Lyons Management
New Economy Initiative
Nursing Practice Corporation
Prosperity NOW
Quicken Loans
Ruth Ellis Center, Inc.
Strategic Medical Management, LLC
TCF National Bank
Young Life
YourCause, LLC

FOUNDATIONS

Bank of America Foundation
Clannad Foundation
Community Foundation of SE Michigan
Drusilla Farwell Foundation
DTE Energy Foundation
Enterprise Foundation
Erb Foundation
Ford Foundation
Gantcher Family Foundation
Huntington Bank Foundation
James and Cleo Hamilton Family Charitable Trust
JP Morgan Chase Foundation
June & Cecil McDole Foundation
Kresge Foundation
Kummer Family Charitable Fund
Mightycause Charitable Foundation
PNC Foundation
Ralph C. Wilson Foundation
Skillman Foundation
The Lloyd and Mabel Johnson Foundation

GOVERNMENT

Detroit Economic Growth Corporation
Detroit Land Bank Authority
Michigan State Housing Development Authority

BOARD OF DIRECTORS

Denise Gray - Chairwoman, 36th District Court, Community
Sarah Pavelko - Vice-Chairwoman, Great Water Century, Community
Quincy Jones - Treasurer/Secretary, Osborn Neighborhood Alliance, Community
Adam Smart - Verde Capital Management
Courtney Elledge - Huntington Bank
Craig Nash - Alethia Group
James Ewing - J Ewing, LLC
Jason Hover - Blue Cross Blue Shield
Jonathan Wynne - Kingdom Concepts
Joy Greer - United Health Care
Marilyn Williams - Alethia Group, Community
Renard Wilson - Community
Sean White - United Way

EMPLOYEES

Antonette Adams - Pathways of Promise
Edna Conner - Pathways of Promise
Erika Ghee - Fit & Fold
Fisher White - Pathways of Promise
Jenaye Williams - Peaches & Greens Market
Ken Bailey - Fit & Fold
Natalia Whitley - City Kids Soup
Norma Heath - Food Coordinator
Rosanna Hinds - Pathways of Promise
Teryn Nelson - Pathways of Promise

STAFF

Aprila Humphrey - Education Department Assistant
Calvin Kilgore - Assistant Property Manager
Cathrine Bindschadler - Farm & Fishery Manager
Donovan Adams - Youth Director
Emmanuel Benion - Security/Reception
Evan Neubacher - Garden Production Manager
Fikre Prince - Executive Director
Helen Logan - Accountant
Isaiah Foster - Security/Reception
Jonathan Shropshire - Youth Employment Director
Justin Johanon - Fit & Fold Manager
Kelly Bishaw - Pathways of Promise Director
Lisa Johanon - Founder, Housing Director
Lissy Gangwer - Pathways of Promise Administrator
Matt Corbin - Property Manager
Megan Trulock - Youth Programs Assistant
Micah Williams - Youth Programs Assistant
Nate Gangwer - Operations Director
Russell Howard - Youth Services
Sarah Johnson - CPA
Stephanie Avery - Education Director
Stephanie Williams - Housing Intake Specialist
Tanisha Baker - Custodian
Tracy Smith - Family Financial Wellness Coach & Counselor
Uclesha Ray - Peaches & Greens Manager





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thank you
for your continued support

