



2017 INFORMATION SESSION

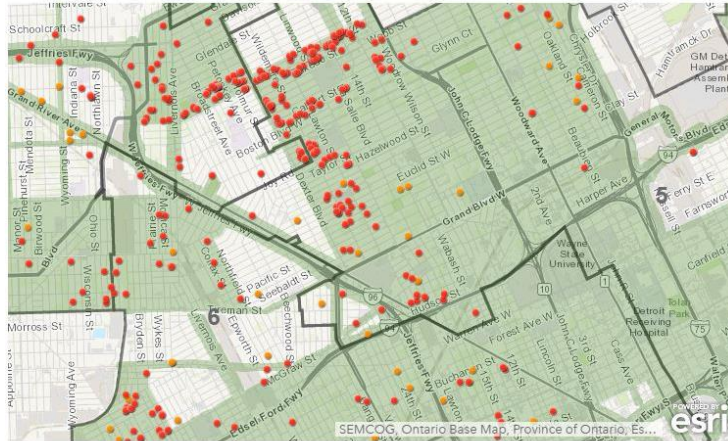


Detroit Demolition Program

🏠 Detroit Demolition Program

Detroit runs the largest and most transparent demolition program in the country.

Search the new Detroit Demolition Tracker to find the status of upcoming demolitions around your house.



How to use the Detroit Demolition Tracker:

Number of demolitions

10,706

*Includes all demolitions for which the City has the date that the structure was knocked down, the price of the demo, and the contractor since 2014.

Number of upcoming contracted demolitions

189

Number of Structures in the Demolition Pipeline

2,476

Number of demolitions in 2016

3,136

Average price for residential demolition in 2016

\$12,619

View all demolitions

Environmental controls

What drives the cost of demo

+ Demolition contract list

Become a demolition contractor


Detroit Contractor Opportunity Site Contacts

An aerial photograph of a city landscape. In the foreground, there is a large, open green field with some trees and a road. The middle ground is filled with a dense residential area with many trees and houses. In the background, a city skyline with various skyscrapers is visible under a clear sky.

24

SQUARE MILES OF VACANT LAND

New York Times

A photograph of a residential street. On the left is a two-story house with brown horizontal siding and a small porch with white columns. The upper part of the house has some boarded-up windows. On the right is a single-story house with grey horizontal siding and a brown shingled roof. A chain-link fence runs along the front of the property. The yard is overgrown with tall grass and weeds. A large white speech bubble is superimposed over the center of the image, containing the text "What can you do with me?".

What can
you do with
me?

(Design)



FUTURE OPEN SPACE NETWORK

- CARBON FOREST
- BLUE INFRASTRUCTURE
- INNOVATION PRODUCTIVE
- INNOVATION ECOLOGICAL
- GREENWAYS
- INDUSTRIAL BUFFER
- DISPERSED GREEN LANDSCAPE
- DISPERSED BLUE INFRASTRUCTURE
- LARGE PARKS

Future open space networks in Detroit include both larger landscape typologies and landscape development types integrated within neighborhoods. Landscape typologies each include a variety of different kinds of landscape

"Evaluate and improve ecosystem services. Plant trees, indigenous species, rain gardens. Vegetation can improve the land, provide employment, raise funds through sales, and help sustain the neighborhood."

Northwest Community Conversation 2, 5/7/2012

PRECEDENT

EMSCHER PARKS

A whole series of parks and cultural facilities in the Ruhr region, Germany, including Landschaftspark, are conversions of very large industrial sites to new uses—regional scale planning relevant in terms of its contemporary thinking on ecology and reuse.

Image Source: Gerd W. Schmittler



Participation

50 + Businesses and Organizations

DETROIT
FUTURE
CITY

working
with lots
A FIELD GUIDE

Work Together

Discover what is important to you and your community.

7

Get Organized

Identify what you already have and what you might need.

15

Explore Lot Designs

Get to know some of your options.

39

Make Connections

Open up the door to resources.

65

User-Friendly

Budgeting: organize your time

GOAL:

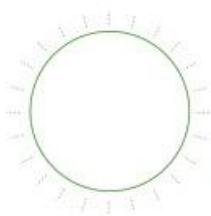
Discover the time required to make your landscape project a reality.

SUPPLIES:

- ◊ pens or pencils
- ◊ highlighters
- ◊ paper

SUGGESTIONS:

How much time do you have to dedicate to your landscape on a daily basis? Draw a circle like the one below to show how you spend your time in a typical 24-hour day.



Activity instructions

- Using page 35, brainstorm the next steps you will need to take to move your project towards completion.
- Ask yourself: What can I do in the next hour to advance my project? How about in the next week?
- Consider if these activities will be a one-time event or repeat events? Check the related boxes. If they will repeat, will it be on a weekly, monthly, or yearly basis?
- Highlight the steps you will enjoy the most. How will you share responsibility for these steps with your partners?
- Highlight the steps that feel challenging. Is there someone else you can speak with about this part of your project?
- Make note if any of these steps will require money.
- Finally, consider when you plan to build your lot design. The Field Guide recommends ensuring you have extra time available the two weeks prior to construction as well as the six weeks following construction.

NOTE:

Think of each slice of time as a part of your day. What does this mean for a week or month? Be honest with yourself!



TIME: CONSIDER YOUR RESOURCES

ANSWER THE FOLLOWING
QUESTIONS AND IMAGINE
THE STEPS TO MOVE YOUR
PROJECT FORWARD.



- How much time do I have to attend and organize neighborhood meetings?
- Do I need to fundraise?
- When will I be able to connect with local organizations to help with my project?
- How much time will I need to organize my volunteers?
- How will I transport materials to the lot?
- Upkeep and watering are important, especially during the first six weeks after construction. How can I make time to be available during this 'establishment' window?
- Will any of these steps require money?

STEPS

ONCE REPEAT \$ EST. TIME

Organize block club meeting, revisit existing visions

☐
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4 hours/mo

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HIGHEST PRIORITY STEPS**TOTAL TIME REQUIRED****WHEN IN DOUBT, REACH OUT!**

Surprised by how many repeating tasks you've identified? Check out the activity on page 8 to identify who in your neighborhood might be interested in working together.

RESOURCES

	WHAT	NAME	PHONE	MAILING	NOTES
TOOLS	Tool rental	Ever-Joy Rent-All	(313) 846-3130	20425 Joy Rd. Detroit, MI 48228	
	Tool rental	Hull Brothers	(313) 291-3333	6677 Telegraph Rd. Taylor, MI 48180	
	Tool rental	Home Depot	(313) 341-7750	18700 Meyers Rd. Detroit, MI 48235	
	Free Mobile Tool Library	Lots of Love	(313) 766-6281	loldetroit.org	Volunteer-run organization offers a free tool library on wheels.

SUPPLIES	Masonry	Sanchez Masonry & Landscaping	(313) 681-5032	1403 Livernois Ave. Detroit, MI 48209	
	Paving	Motor City Marking	(313) 831-6648	269 Edmund Pl. Detroit, MI 48201	motorcitymarking.com
	Lumber	Public Lumber	(313) 891-7125	1001 Seven Mile E. Detroit, MI 48203	publiclumber.com
	Salvaged Wood	Reclaim Detroit	(313) 731-7511	14310 Hamilton Ave. Highland Park, MI 48203	reclaimdetroit.org
	Fencing	Artistic Ironworks	(313) 843-2477	420 Oakwood Detroit, MI 48217	
	Fencing	Casey Fence	(313) 841-5200	7660 Dix St.	caseyence.com

Practical

Acknowledgements

Thank you to all who have participated in the development of DFC's Field Guide to Working with Lots. Your dedication, insight, bravery and commitment have contributed tremendously to the creation of the Field Guide and to helping enhance the quality of life and access to resources for Detroiters.

Alliance for the Great Lakes
Arise Detroit!
Black Family Development
Center for Community Progress
City of Detroit, Department of Health and Wellness
City of Detroit, Forestry Department
City of Detroit, General Services Department
City of Detroit, Horticulture
City of Detroit, Recreation Department
Classic Landscape
Community Development Advocates of Detroit (CDAD)
Congress of Communities
Data Driven Detroit
Detroit Building Authority
Detroit Collaborative Design Center
Detroit Economic Growth Corporation
Detroit Farm and Garden
Detroit Land Bank Authority
Detroit Revitalization Fellows
Detroiters Working for Environmental Justice (DWEJ)

Duke Engage
Eastern Market Corporation
Eastside Community Network (ECN)
Excellent Schools Detroit
Focus: HOPE
Grandmont Rosedale Community Development Corporation
The Greening of Detroit
Henry Ford Health Systems
Impact Detroit
Keep Growing Detroit
LAND, Inc.
Land Forum
livingLAB
Lots of Love
Loveland Technologies
Metro West
Michigan Community Resources (MCR)
Michigan Department of Environmental Quality - Water Quality Division (MDEQ)
Michigan Historic Preservation Network
NextEnergy
Morningside Neighborhood Association
Neighbors Building Brightmoor
Osborn Neighborhood Alliance
ProSeeds Consulting
Rock Ventures
Southeast Michigan Council of Governments (SEMCOG)
Sierra Club Detroit
Smallville Learning Farms
Southwest Detroit Environmental Vision (SWDEV)

Southwest Solutions
Tetra Tech
University of Michigan Detroit
Community Based Research Program
U.S. Environmental Protection Agency, Region V (EPA)
Urban Neighborhood Initiatives (UNI)
Vanguard Community Development Corporation

The Field Guide is made possible with support from the Erb Family Foundation.

Detroit Future City is supported by the Kresge Foundation, Detroit Economic Growth Corporation, John S. and James L. Knight Foundation, Michigan State Housing Development Authority, and Americana Foundation, among others.

Design Direction:
Detroit Future City

Design Team:
Berg Muirhead and Associates
Gyro Creative
Hamilton Anderson Associates
The Work Department

Production:
Inland Press

Draw your lot

GOAL:

Draw and measure your lot with attention to detail. This will help you better tailor the design you select to the lot you have.

SUPPLIES:

- ◊ pens or pencils
- ◊ highlighters
- ◊ tape measure or string

SUGGESTIONS:

All of the lot designs in the Field Guide have been designed and price-estimated based on the typical dimensions of a 30 x 100 foot lot. While this is a common dimension in Detroit, it may not be the exact size of your lot. Having precise dimensions will help you interpret the Field Guide Lot Design you select, and apply it to your existing lot.

Activity instructions

1. Measure your lot with a tape measure or string. Make note of these dimensions and re-draw your lot on the grid paper provided on the next page. Note, each small square is equivalent to one foot.
2. Where is north? Remember to note this on your site plan.
3. Are there any big trees or flowering bushes already growing on your lot that you like? Note the location of plants you want to keep.
4. Is there any infrastructure on or near your lot? Draw and note the presence of:
 - ◊ Overhead power lines
 - ◊ Fire hydrants
 - ◊ Sidewalks
 - ◊ Curb cuts
 - ◊ Water cisterns
 - ◊ Downspout location on your home
5. If there is trash or debris on your lot, how much time will it take to clean this up? An hour? An afternoon with a whole dumpster? Can any of this be recycled? Remember to note expenses on your project budget sheet on page 37.
6. Consider who else is already using your lot. Is there evidence of:
 - ◊ People (pathways or benches)
 - ◊ Birds (look up!)
 - ◊ Butterflies
7. What else do you see?



Length: _____
Width: _____



July 2017 Field Guide E-Newsletter

Plan Your Vacant Lot Transformation Using the Field Guide to Working with Lots. Click here for tips and events!

[LEARN MORE](#)



www.dfc-lots.com

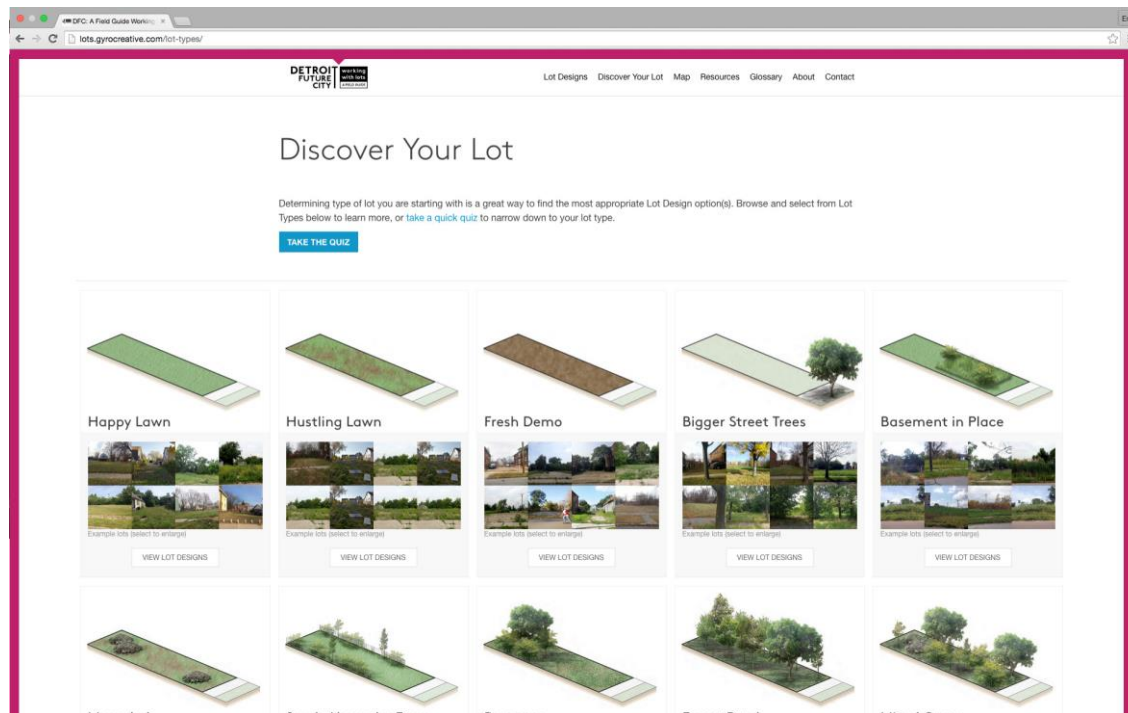
About the DFC

Field Guide

The Field Guide to Working with Lots provides step-by-step instruction for 35 landscape designs ranging from installation by beginning gardeners to professional contractors. On this website, you can sort through the designs to find one that meets your budget, maintenance level, and experience. The designs address a variety of concerns including stormwater, dumping, soil quality and can transform vacant lots into community assets.

[LEARN MORE](#)

DISCOVER



Explore

From the Ground, Up.

See Lot Transformations

From entrepreneurial ventures to community building, you are sure to find inspiration from our local and national examples. Browse through the profiles to learn how groups have done amazing work related to land transformation and the implementation stories of groups that have already installed Field Guide lot designs.

Be sure to let us know if you install a design so we can highlight your work and lessons learned!



Local

[VIEW LOCAL](#)

National

[VIEW NATIONAL](#)

DFC Designs

[VIEW DFC DESIGNS](#)[ABOUT US](#)[LOT DESIGNS](#)[RESOURCES](#)[CONNECT](#)

DETROIT
FUTURE
CITY

working
with lots
a field guide

DETROIT
FUTURE
CITY



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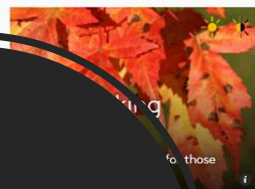
Side Lots Blendable Time Spenders Difficult Spot Get Social Rain Gardens Stormwater Superstars

SORT BY

☐ Name
 ☐ Cost
 ☐ Upkeep
 ☐ Experience
 ☐ Stormwater
 ☐ Filter

FILTER

☐ Filter



Decide

COST	PEOPLE
\$5,500+	Volunteer + Professional
UPKEEP	EXPERIENCE
Medium	Intermediate
STORMWATER	SUN/SHADE
Best	Sun, Part Shade, Shade

COST	PEOPLE
\$5,500+	Volunteer + Professional
UPKEEP	EXPERIENCE
Medium	Advanced
STORMWATER	SUN/SHADE
Better	Sun, Part Shade

COST	PEOPLE
\$1,000 to \$2,500	Volunteer
UPKEEP	EXPERIENCE
Medium	Intermediate
STORMWATER	SUN/SHADE
Good	Sun, Part Shade

COST	PEOPLE
\$50 to \$1,000	Volunteer
UPKEEP	EXPERIENCE
Medium	Intermediate
STORMWATER	SUN/SHADE
Best	Sun, Part Shade, Shade

COST	PEOPLE
\$50 to \$1,000	Volunteer
UPKEEP	EXPERIENCE
Low	Beginner
STORMWATER	SUN/SHADE
Good	Sun, Part Shade, Shade

COST	PEOPLE
\$50 to \$1,000	Volunteer
UPKEEP	EXPERIENCE
Low	Beginner
STORMWATER	SUN/SHADE
Good	Sun, Part Shade, Shade



COST	PEOPLE
\$50 to \$1,000	Volunteer
UPKEEP	EXPERIENCE
Medium	Beginner

COST	PEOPLE
\$2,500 to \$5,500	Volunteer
UPKEEP	EXPERIENCE
High	Beginner

COST	PEOPLE
\$50 to \$1,000	Volunteer
UPKEEP	EXPERIENCE
Low	Beginner

COST	PEOPLE
\$5,500+	Professional
UPKEEP	EXPERIENCE
High	N/A

COST	PEOPLE
\$2,500 to \$5,500	Volunteer
UPKEEP	EXPERIENCE
Low	Intermediate

COST	PEOPLE
\$2,500 to \$5,500	Volunteer
UPKEEP	EXPERIENCE
Medium	Intermediate

Download



Volunteer

Professional

Volunteer + Professional

Friendly Fence

Image Source: Rouli54, "Hydrangea Macrophylla Bigleaf Hydrangea".jpg" 1 May 2005 via Wikimedia, CC-BY-SA 3.0



HELLO

MY NAME IS

Friendly Fence

The Friendly Fence is a large rain garden with a twist. The design captures stormwater and slowly releases it into the soil, keeping water from entering into Detroit's sewer system.

The Friendly Fence is ideal for two homeowners who are interested in sharing a side lot. The design has been sized to accommodate rainwater from up to two houses.

A serpentine hedge divides the lot – one side of the hedge has a rain garden while the other has a grassy mound. The plants in the Friendly Fence are a mix of well-suited native and non-native species, selected for beautification, habitat creation, and broad availability.

For more information refer DFC-lots.com

Cost	\$50 - 1,000	\$1,000 - 2,500	\$2,500 - 5,500	\$5,500 +
People	Volunteer	Professional	Volunteer + Professional	
Experience	Beginner	Intermediate	Advanced	
Upkeep	Low	Medium	High	
Stormwater	Good	Better	Best	
Location	Residential Lot in Full Sun to Shade (Between Two Houses is Ideal)			

What is the lot design likely to cost?

The estimated cost of the Friendly Fence is high (\$2,500–\$5,500) and based on utilizing volunteer and professional labor. Residents can save money by hand digging the rain garden, but keep in mind, a rain garden of this size could require a significant number of volunteers. The cost assumes that residents or volunteers have access to basic safety gear and garden tools.

How much upkeep will this lot design require?

This lot design requires a medium level of maintenance to thrive. Maintenance will include weeding and watering the newly planted rain garden, particularly during the first two growing seasons while the plants establish themselves.

Will installation of this lot design require a professional?

The installation of this lot design will require professional assistance for the first few steps. The Field Guide identifies volunteer opportunities if you, with the help and support of friends, family, or neighbors, would like to complete the planting portion of this lot design. Refer to the Step-by-Step section for guidance on the recommended professional and volunteer steps. If you do not feel able to tackle the volunteer aspect of this lot design, a professional can construct the entire project.

How long will it take to install this lot design?

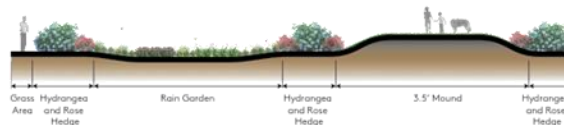
This lot design requires a professional for the completion of several steps. The projected installation time listed below only accounts for volunteer opportunities listed in the Step-by-Step section. While people tackle projects differently, the Field Guide estimates the installation time of the lot design to be one to two full weekends, utilizing a volunteer group organized by a knowledgeable lot leader. The Field Guide recommends the help of at least ten healthy adults or youth to construct this lot design. The Field Guide assumes that the lot is 'construction ready,' and all equipment and materials required for the lot design have been acquired and are ready to use.

Friendly Fence

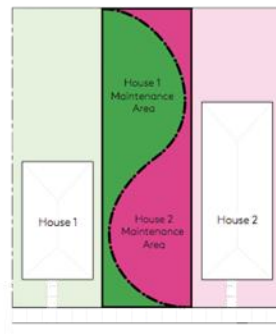
Examples of Friendly Fence Plants



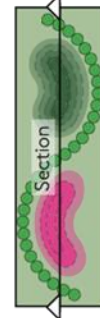
Section



Where Do I Grow?



Lot Design



The Friendly Fence design is ideal for two homeowners who are interested in sharing the side lot. The design can be amended to create two rain gardens.

- Rain Garden
- Mound
- Hedge
- Grass or Optional Groundcover

Image Sources: © South Baylen, "The Dail Lovers" 17 August 2018 via Flickr; CC BY-NC-ND 2.0; © Laura Benchard, "2013-05-27_080600000" 28 May 2015 via Flickr; CC BY-NC-SA 2.0; © Northfield.org, "Rain Garden Planning" 19 May 2012 via Flickr; CC BY-NC-SA 2.0.

Before You Start

'Construction Ready'

This lot design assumes that you have prepared the lot to a 'construction ready' state.

'Construction Ready' refers to a lot that is clean and clear of trash, hazardous objects, unwanted trees, brush and vegetation, fences, and other unwanted structures.

It may be necessary to remove grass in preparation for your lot design. Refer to the Remove Your Grass box located on the right hand side of this page for more information.

Is there an available water source near your lot? Consider how and where you will access water during and after construction to ensure that your plants can establish.

If your lot is not ready for construction, refer to the [Clean + Green](#) lot design.

You can find the lot design at [DFC-lots.com](#).

Call Before You Dig

Locate underground utilities before beginning your lot design. MISS DIG provides a free service to Michigan residents by locating and marking utilities on requested properties. Call (800) 482-7171 or 811 at least three days before you plan to start digging on your lot.

Test Your Soil

Harmful pollutants have made their way into many urban soils. To proceed with awareness, consider having your soil tested before construction. Two great options are available:

Soil testing is free to members of Keep Growing Detroit's Garden Resource Program. Call (313) 757-2635 for more information or visit [detroitagriculture.net](#).

If you are not yet a member, you can work directly with Michigan State University's (MSU) Extension Program. They have a Home Lawn and Garden Soil Test Mailer for \$25. For more information call (888) 678-3464 or visit [msusoiltest.com](#).

If you are concerned about the presence of lead or other contaminants in your soil, call the Michigan Department of Health and Human Services at (866) 691-5525 or (800) 424-LEAD.

Remove Your Grass

Need to remove grass in areas where you are constructing your lot design?

There are many ways to remove unwanted grass. The first is to remove the grass and its root system by digging up the grass. Another option is to cover your lot with cardboard or a plastic tarp to smother your grass in darkness. It will take several weeks, but after being covered, the dead grass will be easier to remove.

Till Safely

Before you till, inspect your lot for signs of buried concrete or rubble that was not removed during the cleanup stage. Large debris can ruin tiller blades.

When tilling, wear appropriate safety gear, such as covered boots with socks, long pants, safety glasses, dust mask, and ear protection. Make sure you understand the safe operating procedures of your tiller. Refer to the user's manual.

What You Need: Shopping List

Shopping List

The shopping list provides a breakdown of potential materials, tools, and resources required to construct this lot design.

This shopping list is designed for a single lot (30 by 100 feet).

Tools + Resources

Suggested Tools

- **Marking Paint, Spirit Level, Tape Measure, String and Stake**
- **Safety Gear:** Gloves, heavy work boots, tall socks, pants, long sleeve shirts, dust masks, protective eye wear, ear plugs, and hard hats (if using heavy machinery)
- **Garden Tools:** Spades, shovels, rakes, trash bag, and wheelbarrow
- **Hacksaw and Screwdriver**
- **Tiller, 6 inch depth**

Potential Water Sources

- Garden Hose with possible extension hose
- Sprinkler
- Rain Barrel in addition to other water source
- Downspout Disconnect (shown in lot design)

Field Guide Resources

Resources are available on the Field Guide's web site.

- [Clean + Green](#)
- [Perennials + Grasses Planting Detail](#)
- [Bulb Planting Detail](#)

Materials List

Materials

Rain Garden Planting Soil, 25 cubic yards (50% sand, 25% topsoil, and 25% compost or leaf litter)

Mulch or Wood Chips, 11 cubic yards

Downspout Disconnect: Standpipe cap, downspout elbow, downspout connection pipe, rubber cap, and hose clamp (one set per house)

Planting

Endless Summer, 9 pots
White Annabelle, 9 pots
Pink Bella Anna, 9 pots
Double Knockout Rose, 38 pots
Variegated Sweet Flag, 58 pots
Red Velvet Yarrow, 3 pots
Blue Flag Iris, 14 pots
Bee Balm, 7 pots
Black-Eyed Susan, 10 pots
Purple Coneflower, 10 pots

Remaining Lot (Optional)

Groundcover

Low-Maintenance Fescue Mix, 8 pounds of seed
Germination Blankets, 2 rolls (8 by 112.5 feet)

Friendly Fence Step-By-Step

Let's Start

Want to create the Friendly Fence? The Field Guide recommends hiring a professional for some tasks. Here are a few guiding principles to help you understand the tasks involved in the lot design and the steps appropriate for volunteers.

- ☒ Check off tasks as you go along.

Lot Design Steps

Professional Recommended:

- ☐ Prepare Your Lot
- ☐ Create Rain Garden + Mound

Volunteer Opportunities:

- ☐ Disconnect Your Downspout
- ☐ Plant Perennials
- ☐ Maintain Your Lot Design
- ☐ Sow Remaining Lot

Make a Circle

Place a stake at the desired location of each center or proposed tree location. Tie a string 10 feet long to the stake. Walk in a circle using the string to create an even-radius circle in the landscape. As you walk in the circle, mark your path on the ground. You can use these markings to help locate the edge of your rain garden.

○ Prepare Your Lot

Although the Friendly Fence is not one of the more complex lot designs within the Field Guide, it may require specialized equipment and experience to undertake the excavation and earth shaping. It is recommended that you hire a professional for these steps: Prepare Your Lot and Create Rain Garden + Mound.

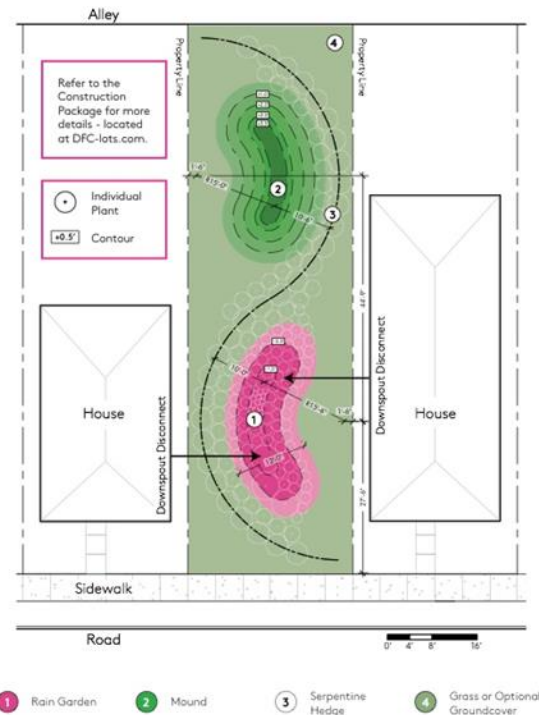
If you decide to construct this lot design without the recommended assistance of a professional, the Field Guide has provided guiding principles below to help assist you with the installation of the lot design.

- This lot design utilizes a majority of the 30 by 100 foot lot.
- Friendly Fence should be constructed as shown in the lot design plan to ensure the rain garden and mound are the correct depth and height. Ensure a setback of ten feet from adjacent lots and sidewalks.
- For the rain garden to work, water must be directed into it. The Field Guide recommends constructing your rain garden near downspouts from roofs of houses or garages or near other hard surfaces such as driveways or patios. Ensure water flows from these surfaces into your rain garden.
- Your rain garden should be one square foot for every ten square feet of hardscape or stormwater area directed into your rain garden. The Field Guide recommends an approximately 12 by 35 foot rain garden (420 square feet) and an approximately 35 by 15 foot mound (525 square feet).

The Friendly Fence is designed to accommodate or collect stormwater runoff from two standard single family houses up to 4,200 square feet of roof area. (The average Detroit house is 920 to 1,350 square feet.)

- Once you locate your rain garden and mounds, use marking paint and measuring tape to map out the size, shape, and dimensions of your design.

Friendly Fence Lot Design



Draw Your Lot

Planting: Sun To Part Sun



Endless Summer¹
Hydrangea macrophylla
 'Endless Summer'
 48" Height x 36" Width
 Blooms May - August
 Prune After Blooming
 Quantity: 9 pots



White Annabelle²
Hydrangea arborescens
'Annabelle'
48" Height x 36" Width
Blooms May - August
Prune Late Winter or
Spring
Quantity: 9 pots



Pink Bella Anna[®]
Hydrangea arborescens
'Bella Anna'
48" Height x 36" Width
Blooms May - August
Prune Late Winter or
spring
Quantity: 9 pots



Double Knockout Rose®
Rosa 'Radtko'
36" Height x 24" Width
Blooms May - August
Prune Early Spring
Quantity: 38 pots



Variegated Sweet Flag
Acorus gramineus 'Ogon'
12" Height x 24" Width
Spreading Groundcover
Quantity: 58 pots



Red Velvet Yarrow*
Achillea 'Red Velvet'
12" Height x 60" Width
Blooms June - September
Attractive to Butterflies
Quantity: 3 pots



Blue Flag Iris ⁷
Iris virginica
24" Height x 12" Width
Blooms May - June
Quantity: 14 pots



Bee Balm[®]
Monarda fistulosa
24" Height x 28" Width
Blooms July - September
Attractive to Butterflies
Quantity: 7 pots



Black -Eyed Susan®
Rudbeckia hirta
24" Height x 24" Width
Blooms June - October
Attractive to Butterflies
Quantity: 10 pots



Purple Coneflower®
Echinacea purpurea
24" Height x 12" Width
Blooms July - August
Attractive to Butterflies
Quantity: 10 pots

Plant Sizes



Pots: Plants can be purchased in one to five gallon pots. The size of pots can change based on availability.



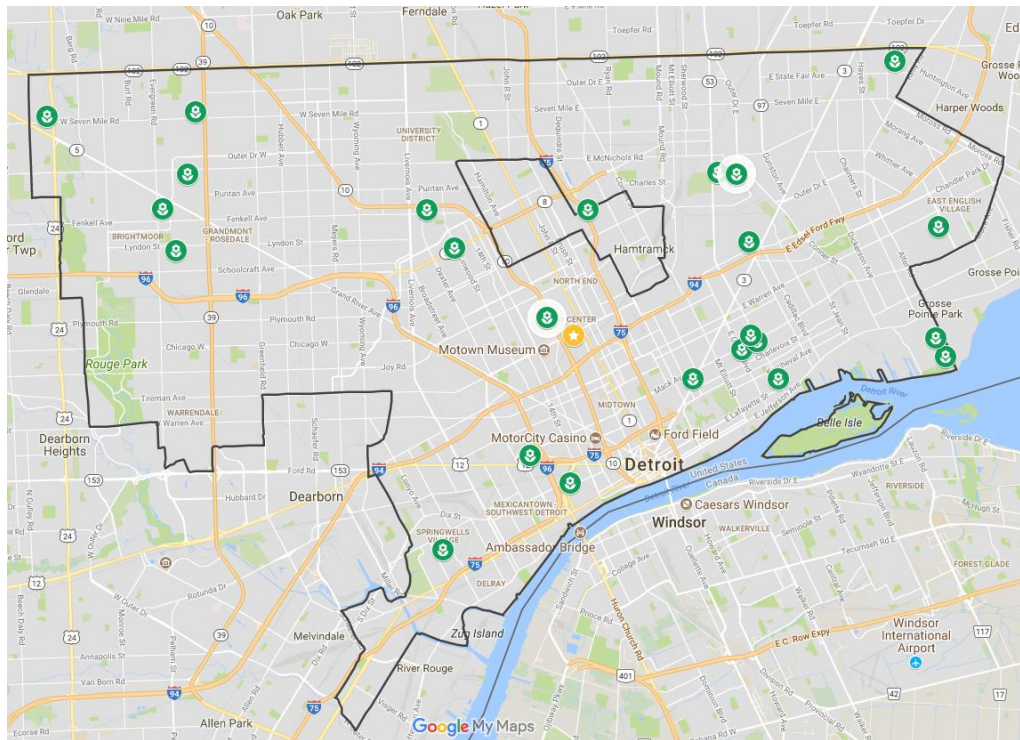
The larger the pot, the greater the immediate impact your design will have when first installed.

Image Sources: 1) Olcott's Rue, "Endless Summer Bloom" 14 July 2008 via Flickr, CC BY-NC 2.0; 2) Detroit's Tajemnice-Haven, "Sweetened hortensia" / *Hydrangea arborescens* 19 May 2010 via Flickr, CC BY-NC-ND 2.0; 3) Amanda B., "Pink Hydrangea" 5 June 2011 via Flickr, CC BY 2.0; 4) A. We, "Woodstock Bloom" 05 January 2004 via Flickr, CC BY 2.0; 5) D. Richards, "Hortensia 'geminata'" 09 September 2006 11 June 2016 via Flickr, CC BY-SA 2.0; 6) Tanaka Shigehiko, "Summer Red" / *Hydrangea arborescens* 11 August 2008 via Flickr, CC BY 2.0; 7) Jenny Evans, "Blue Day" 11 28 December 2010 via Flickr, CC BY-SA 2.0; 8) Cheryl Seaman, "Be Still Before Flowers" 07 August 2008 via Flickr, CC BY-SA 2.0; 9) J. K. Pearce, "Black-eyed Susan" 08 August 2015 via Flickr, CC BY-SA 2.0; 10) Jordan Hunter, "Purple Coneflower" / *Rudbeckia purpurea* 07 August 2008 via Wikimedia, Public Domain.



Past Mini-Grant Awardees

Past Mini-Grant Awardees



Implementation

- 25 past grantees
- 29 Field Guide Installations
- 15 designs installed
- 12 Stormwater Superstars
- Several other Field Guide inspired installations





2018 Working with Lots Mini-Grant Program

FRIENDLY
FLOWER
FENCE

The Community Track



- \$6500
 - \$5,000 for implementation of lot design
 - \$1,500 for maintenance programming and educational materials expenses
- Technical assistance
- Shared learning with the cohort and your neighborhood



Eligibility

- Ownership of the land, or have permission to use it
- Be a community-based group that is already working in the area
- Be a 501c-3 or have a fiduciary
- Submit a complete application that includes a reasonable detailed budget
- Illustrate that you have an understanding of the Field Guide and a desire to use it as your vacant land transformation tool

What are we looking for?

- Demonstrate use of the Field Guide to Working with Lots (pages 18 – 33)
- Show how you will engage neighborhood residents
- Express your interest in sharing what you've learned with others
- Explain your capacity to execute projects
- Describe how your project connects with a larger community vision
- Attend Office Hours (not required, but highly recommended)
- Submit a soil sample to DFC with your application





Grantee Requirements

- Complete installation by June 2018.
- Use grant funds for appropriate expenditures and keep track of them
- Document your project including before and after photos
- Accept all liability
- Commit to shared learning convenings
- Complete a DFC Design report

The Credit Track

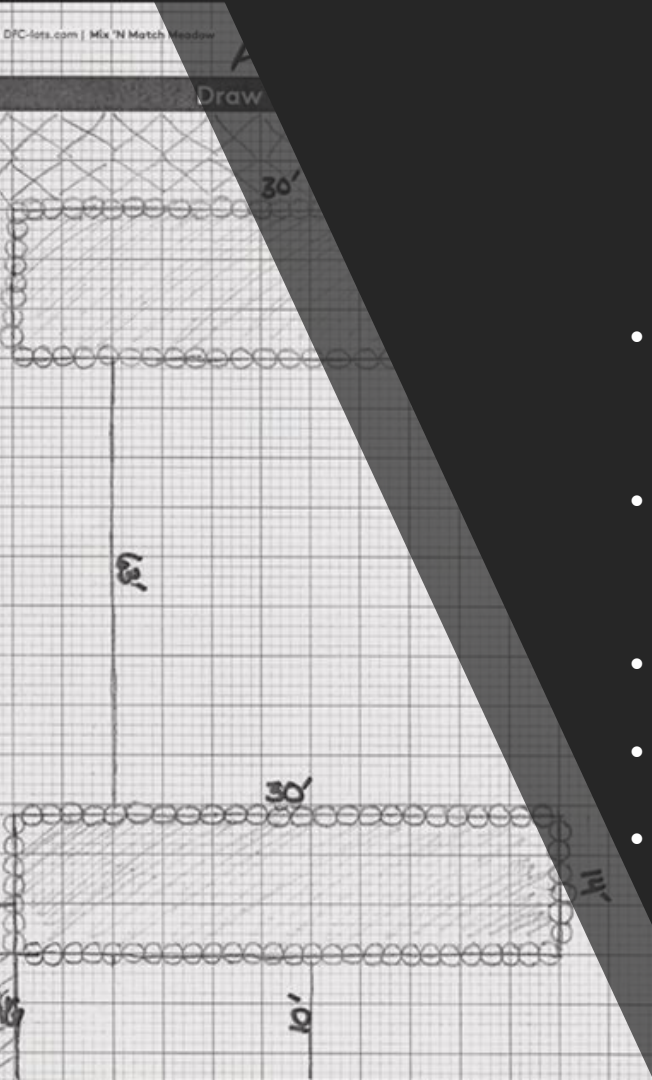
- Up to \$13,000
 - For implementation of lot design, maintenance, programming and educational materials expenses
- Technical assistance
- Shared learning with your “network”



Eligibility

- Ownership of building and land where design is installed
- Be a business (w/fiduciary), non-profit or faith based organization
- Start the DWSD site assessment process
- Attend office hours
- Submit a complete application





What are we looking for?

- Demonstrate use of the Field Guide to Working with Lots (pages 18 – 33)
- Show how you are a leader in your network and engage with others
- Express your interest in shared learning opportunities
- Explain your capacity and fortitude to execute
- Submit a soil sample to DFC with your application

Grantee Requirements

- Work through Site Assessment process, design process and implementation.
- Complete construction by September 2018.
- Use grant funds for appropriate expenditures and keep track of them
- Document your project
- Accept all liability
- Execute maintenance and outreach



Timeline

What	Date	Location	Time
Office Hours #1	November 1, 2017	Grand River Work Place 19120 Grand River Ave, Detroit, MI 48223	2:30pm - 5:30pm
Office Hours #2	November 9, 2017	Focus: HOPE 1400 Oakman Blvd, Detroit MI 48238	10:00am-1:00pm
Office Hours #3	November 15, 2017	Detroit Future City Office 2990 W. Grand Blvd., Suite #2 48202	4:30pm-7:30pm
APPLICATION DUE	December 4, 2017	Submittable, mail, or delivered to DFC	11:59pm
Status Notifications	Second week of January	Via Email	
Grantee Orientation	January 24, 2018	Detroit Future City Office 2990 W. Grand Blvd., Suite #2 48202	3:30pm -6pm
Technical Assistance	February – ongoing		
Grantee Convenings	March, June, September		

Office Hours

- Wed, Nov 1st , 2:30 – 5:30 pm at Grand River Workplace
- Thurs, Nov 9th, 10am-1pm at Focus Hope Co-Working
- Wed, Nov 15th, 4:30-7:30pm at Detroit Future City
- Appointments are preferred- sign up today or via this link: <https://doodle.com/poll/i7f2sas5uvs2ytr5>

Office Hours are designed to assist applicants by answering questions and providing technical assistance.



What to bring to office hours

- Photos of your lot from at least two angles
- Aerial/Google Maps print out of your lot
- Water Bill for adjacent bldg(s).
- Completed DFC Field Guide Exercises



What to bring to office hours

(cont.)

- Complete these DFC Field Guide Exercises before Office hours
 - Get to know your block: pg. 18
 - Get to know your lot: pg. 22
 - Understand Sun and Shade: pg. 30
 - Draw your lot: pg. 32
- Before application deadline– must do these exercises:
 - Know your soil texture: pg. 26 (& submit soil sample)
 - Know your soil moisture: pg. 28
- Doing all additional exercises pages 7-39 is recommended & will inform your project and create a stronger application!

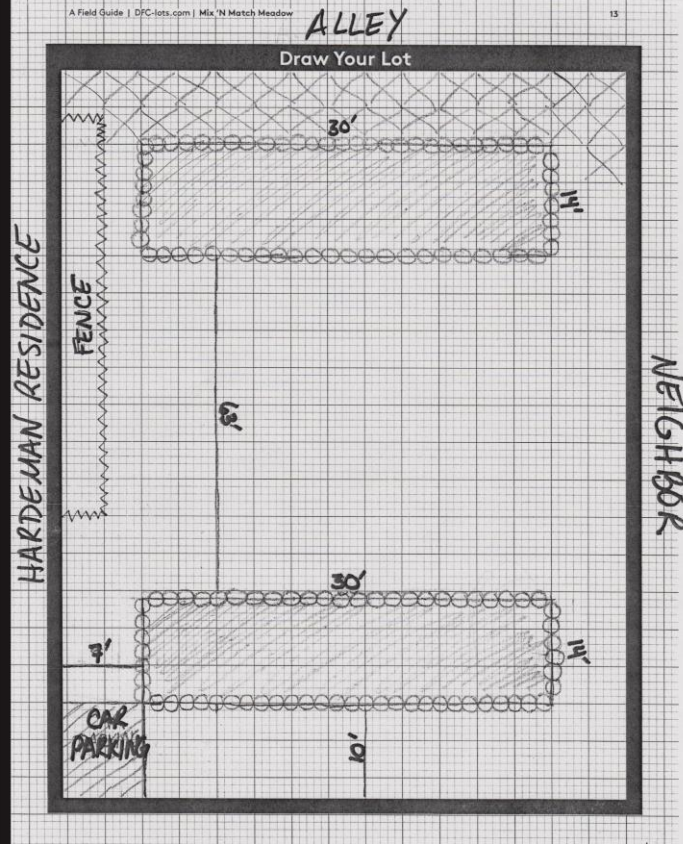


LOT: CLOSER LOOK QUESTIONS

Answer the following questions about your lot. Take notes and draw so that you can remember all of the details that you observed.

VISIT
"DISCOVER YOUR LOT"
ON DFC-LOTS.COM
FOR MORE INFO!

- ◇ Where do you see standing water? Or is it dry?
- ◇ What does the grass look like? Is it tall or does it appear to be trimmed?
- ◇ Are there plants other than grass growing on this lot? Do you recognize them?
- ◇ Does this lot look more lumpy or smooth?
- ◇ Does this lot slope in one particular direction?
- ◇ How much shade does this lot have?
- ◇ Where do you see birds or butterflies?
- ◇ What is the condition of the alley?
- ◇ Would anything make it difficult to maintain this lot in its current state?
- ◇ Does this lot feel more private or more exposed and out in the open?
- ◇ Look above—do you see any powerlines?
- ◇ Are there any water sources? Can you see a hydrant or an outdoor spigot?
- ◇ What would you like to keep or protect on this lot?



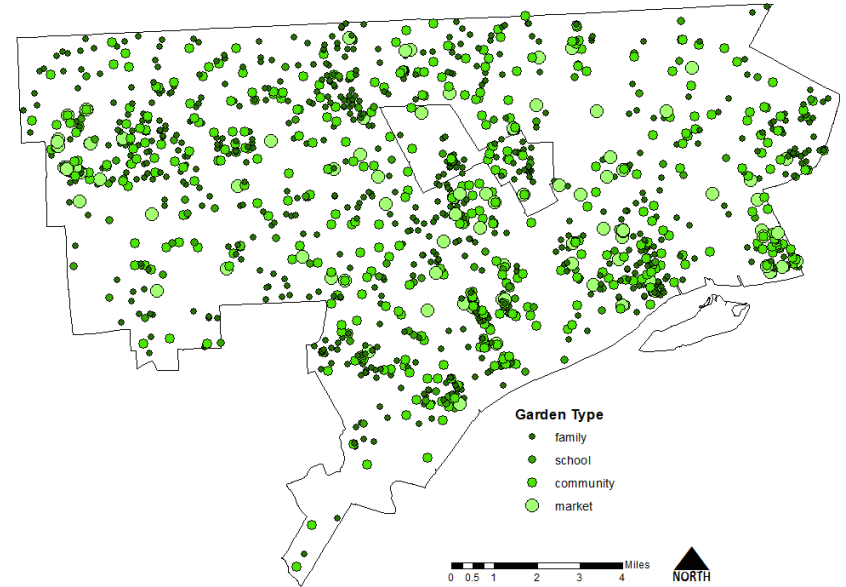


Georgia Street Community Collective



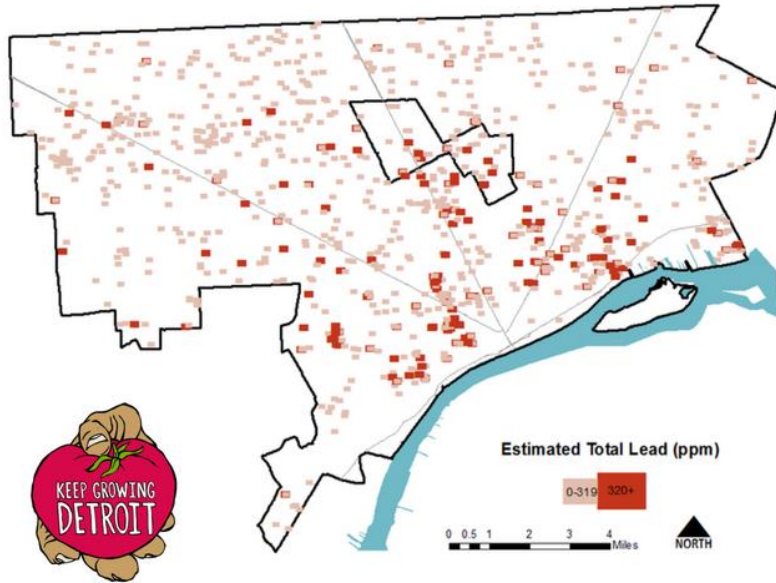
Grandmont Rosedale
Development Corporation

Item	Vendor	Quantity	Cost	Total Cost
Lot Design Installation Costs				
Service Berry Trees	ABC Garden Supply Shop	3	75	225
Tiger Lily Bulbs	123 Gardens Plus	50	3	150
<i>Total Lot Design Costs</i>				350
Education and Programming Material				
Flyers	Printing for LOTS	500	.30	150
Permanent Yard Sign	LOTS SIGNS R US	1	75	75
<i>Total Educational and Programming Costs</i>				225
Maintenance				
Water Catchment Roof	ABC Garden Supply Shop	1	750	750
Rain Barrel	123 Gardens Plus	3	25	75
<i>Total Maintenance Costs</i>				825
Total Project Costs				1400



GARDEN RESOURCE PROGRAM

GARDEN RESOURCE PROGRAM SOIL TESTS 2004-2016



1,343

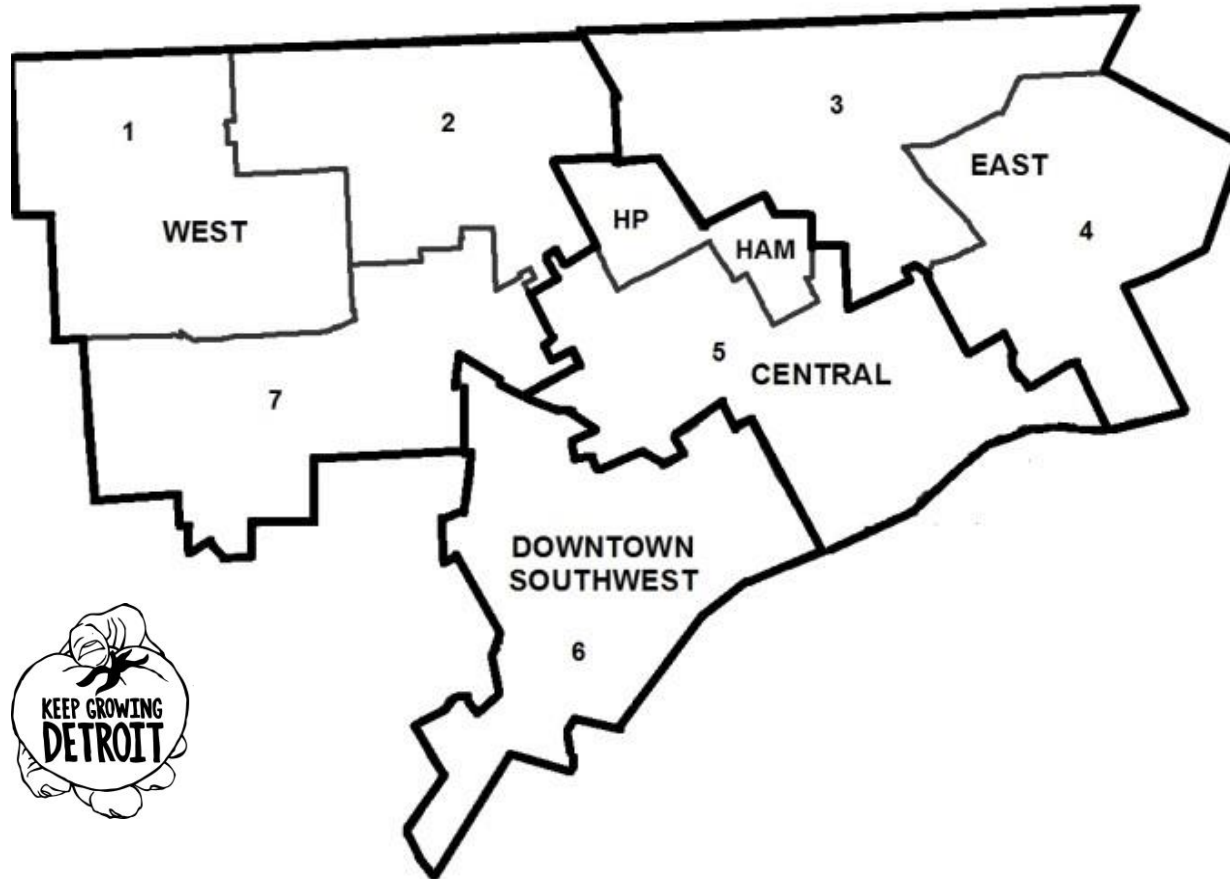
**SAMPLES
ANALYZED**

81%

**BELOW
320PPM
LEAD***

*Keep Growing Detroit does not recommend planting food crops where lead levels exceed 320PPM.

REGIONAL EVENTS & RESOURCES





DETROITAGRICULTURE.NET



Submission

- Filled in online via submittable:
<https://detroitfuturecity.submittable.com/submit>
- Via postal mail or in person:

Detroit Future City Office
2990 West Grand Blvd., Suite #2 Detroit, MI 48202

*All completed application must be submitted no later than
11:59pm on Monday, December 4th.*

*Applications that are dropped off or mailed must be received by
close of business on December 4th.*

www.dfc-lots.com

