



# South Wilmington PLANNING NETWORK

May 13, 2021

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*Environmental Justice Initiative*

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*Clean Air Council*

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Ms. Megan McGlinchey  
Executive Director  
Riverfront Development Corporation of Delaware  
815 Justison Street  
Wilmington, Delaware 19801  
RE: South Market Street Master Plan

Dear Ms. McGlinchey,

Thank you for taking the time to meet with Asakura Robinson, project consultants for the Southbridge Neighborhood Plan, a few months ago.

We believe the South Market Street development discussed could either benefit Southbridge or cause it unintentional harm. The investment and development in this area does not function in a bubble. The tremendous public and private investment required to implement the S. Market St. Master Plan – including \$60 million in already allocated state funding to construct a new street grid west of the ShopRite – could either support community uplift in Southbridge and other impoverished communities, or further widen Wilmington's increasing socio-economic divisions. Without careful consideration and mitigation of downstream impacts, such as increasing land values that may threaten the ability of long-term residents to stay in the community, we fear we are on course for the latter scenario. At the same time, we believe there are significant opportunities to strengthen bonds between the communities and to work promptly to establish anti-displacement measures in Southbridge, while providing more housing, job, and entrepreneurship opportunities for residents, and to build wealth in a historically underserved community, if we work together to achieve equitable development goals.

As we develop the Southbridge Neighborhood Plan and examine both the opportunities and challenges faced by the neighborhood, it is crucial that our Steering Committee may freely examine the South Market Street Master Plan in its entirety. Proper community planning processes are always grounded in transparency, trust-building, and community involvement early and throughout. When information is withheld from civic leaders and other stakeholders, as it has been, mistrust festers.

Firstly, we ask that the copy of the Master Plan shared with Asakura Robinson can be shared with all members of the Southbridge Neighborhood Plan Steering Committee.

Secondly, following up on our two previous requests via email, we invite you or another representative to discuss the contents of the Master Plan, along with opportunities to strengthen its implementation in targeted ways to benefit Southbridge, both with members of that Steering Committee and the Southbridge Civic Association.

Finally, we request your support to ensure that the Riverfront Development Corporation's Board includes a representative selected at the discretion of the Southbridge Civic Association, which has new leadership.

Thank you in advance for your willingness to partner and work towards both prosperous and equitable redevelopment in South Wilmington. Should you have any questions or concerns, please contact us at: [SouthWilmingtonPlanningNetwork@gmail.com](mailto:SouthWilmingtonPlanningNetwork@gmail.com)

Britt Salen  
Co-Chair, South Wilmington Planning Network