Overview

**Task:** Update 2006 Neighborhood Plan

**Partners:** South Wilmington Planning Network & Southbridge Civic Association

**Funding:** Healthy Communities Delaware

**Consultant:** Asakura Robinson
* 8 paid representatives including a youth rep.

**Henrietta Johnson Medical Center
Neighborhood House
Delaware Nature Society
Christina Conservancy/American Rivers
Healthy Communities Delaware
## Project Timeline

### Phase 1: Understand (Jan-Apr)
- Existing Conditions Report
- Workshops with the Steering Committee and public
- Interviews
- Survey 1

### Phase 2: Envision (Apr-Jun)
- Working Group Meetings
- Draft recommendations and action steps
- Mission and Vision Statements
- Survey 2

### Phase 3: Act (Jun-Aug)
- Final Prioritized Recommendations and Action Steps
- Workshops with the Steering Committee and public
What People Love about Southbridge

Strong sense of community and identity

Southbridge Wilmington Wetland Park

Neighborhood institutions

Generally low crime rate
Selected Existing Conditions

Elevated poverty

High unemployment

More bus dependent

Surrounding industrial land

Lots of vacant land
Residents’ Bill of Rights

Community Control

Affordable Living + Quality Communities

Economic Empowerment

Resilience to Shocks + Stressors

Equitable Access
**Action Item Categories**

Created based on community and stakeholder input

- **High-Level Action Items**
  - Getting prioritized this week through the Questionnaire

- **Detailed Action Items**
  - Built out in next 2 months

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- Education, Workforce Development, and Local Entrepreneurship
- Affordable Living and Quality Communities
- Improved Mobility
- Resilience to Flooding, Sea Level Rise, and other Impacts of Climate Change
- More Social Capital
**Education, Workforce Development, and Local Entrepreneurship**
- Provide more youth programming
- Better connect residents to jobs
- Support local entrepreneurs

**Affordable Living and Quality Community**
- Provide less expensive housing options
- Reduce truck traffic
- Provide more affordable fresh foods
- Buffer nearby polluting industries

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**Improved Mobility**
- More connections
- Enhanced traffic calming

**Resilience to Flooding, Sea Level Rise, and other Impacts of Climate Change**
- Provide flood prevention measures

**More Social Capital**
- Provide more support to local nonprofits/Civic Association
- Community Development Corporation

**Action Item Categories**
- Created based on community and stakeholder input

**High-Level Action Items**
- Getting prioritized this week through the Questionnaire

**Detailed Action Items**
- Built out in next 2 months
Funding Streams for Implementation

- American Rescue Plan Act (ARPA)
  - $55 million

- Community Benefits Agreement (CBA) Coalition

- Other
  - City, State, Federal sources of funding
  - Foundation grants
  - Establish a tax district in South Wilmington with revenue going towards Southbridge
Why a CBA?

*Chronic value-free development*

**S. Market Street Master Plan / Riverfront East implementation**

- $100m in public funds
- No public process
- Opportunity Zone tax benefits
- No guarantees of jobs, housing affordable to Southbridge residents, or programming for Southbridge residents
Growing Socio-economic Inequities

High Income HH & Poverty Increases in Wilmington

*Note: Year 2000 income figures are roughly adjusted for 2017 inflation by tabulating the HH cohort earning more than $75k/year. That comes to about $107k in inflation-adjusted dollars.*
Growing Socio-economic Inequities

![Growing Racial Income Gap in Wilmington](chart)

*2017 inflation-adjusted dollars
Early Implementation

Barbara Hicks Park Revitalization
- $500,000 total
- Currently mostly unfunded

$5,000 set aside this year

Additional HCD funding possible
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