

*Wilmington, Delaware  
Louis L. Redding  
City/County Building  
April 18, 2019*

City Council met in regular session on the above date at 6:30 p.m., President Hanifa Shabazz presiding.

The opening prayer was done by Andrea Queen, Deputy Clerk.

The Pledge of Allegiance was recited by City Council.

### **ROLL CALL**

The following members responded to the Call of the Roll: Council Members Gray, Oliver, Harlee, Turner, McCoy, Williams, Freel, Adams and Guy, and President Shabazz. Total, ten. Absent with leave, Council Members Congo, Dixon and Walsh. Total, three.

### **MINUTES**

After reading a portion of the minutes of April 4, 2019, upon a motion of Council Member Freel, seconded by Council Member Williams, it was moved they be accepted as written. Motion prevailed.

### **REPORT OF COMMITTEES**

No committee reports this evening.

### **TREASURER'S REPORT**

The following Treasurer's Report as of April 18, 2019, was read into the record by City Clerk and upon a motion of Council Member Freel, seconded by Council Member Williams, the Report was received, recorded and filed. Motion prevailed.

*Note: The Treasurer's Report is included herein as an insert from Page 2 to Page 3.*

City of Wilmington  
Delaware

Velda Jones-Potter  
City Treasurer

Louis L. Redding City/County Building  
800 French Street  
Wilmington, Delaware 19801-3537  
(362) 576-2480  
treasurer@wilmingtonde.gov



City of Wilmington Treasurer's Report  
as of April 18, 2019


**Cash on Hand:**

General Account	M & T Bank	\$13,073,840.32
Central Deposit	M & T Bank	\$104,507.55
Payroll	M & T Bank	\$679,888.60
Total Petty Cash Accounts	M & T Bank	\$11,188.41
Grant-In-Aid	M & T Bank	\$157,881.55
Evidence/Found Currency Account	M & T Bank	\$1,030,606.27
Rent Withholding Escrow	M & T Bank	\$4,137.97
Capital Projects Account	M & T Bank	\$1.00
Cement Workers Escrow	WSFS Bank	\$33,619.84
Police Department Discretionary	M & T Bank	\$26,970.90
Pension Payroll Account	M & T Bank	\$67,187.53
Old Non-Uniform Pension Account -Plan 1	M & T Bank	\$1,592.81
Non-Uniform Pension-Plan 2	M & T Bank	\$1,903.79
Non-Uniform Pension Act of 1990-Plan 3	M & T Bank	\$382,927.23
Police Pension Account	M & T Bank	\$342,797.39
Fire Pension Account	M & T Bank	\$2,708,565.94
Worker's Comp 3rd Party Account	M & T Bank	\$22,951.00
Retiree Healthcare Account	M & T Bank	\$625,395.25
<b>SubTotal</b>		<b>\$19,275,963.35</b>
<b>Total Cash on Hand</b>		<b>\$19,275,963.35</b>

**INVESTMENTS APRIL 18, 2019:**

Fund	Institution	Invest. Type	Maturity Date	Interest Rate	Interest Receivable	Investment Amount
<b>GENERAL FUND:</b>						
General	WSFS	CD	4/25/2019	2.35%	\$17,664.64	\$3,015,008.21
General	WSFS	CD	4/29/2019	2.35%	\$15,513.74	\$4,015,967.13
General	WSFS	CD	4/29/2019	2.35%	\$8,530.82	\$2,500,000.00
General	WSFS	CD	5/9/2019	2.35%	\$12,168.49	\$3,000,000.00
General	WSFS	CD	5/16/2019	2.35%	\$9,684.77	\$3,027,804.63
General	TD	CD	5/16/2019	2.35%	\$8,458.05	\$3,013,260.00
General	TD	CD	5/30/2019	2.33%	\$22,343.75	\$5,500,000.00
General	WSFS	CD	5/30/2019	2.35%	\$5,536.99	\$2,000,000.00
General	WSFS	CD	6/6/2019	2.35%	\$9,657.53	\$3,000,000.00
General	WSFS	CD	6/19/2019	2.40%	\$14,498.63	\$3,500,000.00
General <sup>1</sup>	WSFS	CD	5/3/2019	2.40%	\$124,524.16	\$15,781,707.58
<b>SUB-TOTAL:</b>						<b>\$48,353,747.55</b>
<b>CAPITAL FUND:</b>						
Capital ≤ 2015	TD	CD	5/15/2019	2.45%	\$179,196.06	\$25,077,000.00
Capital ≥ 2018	WSFS	CD	6/26/2019	2.45%	\$94,357.27	\$20,081,867.00
<b>SUB-TOTAL:</b>						<b>\$45,158,867.00</b>
<b>RISK MGMT:</b>						
Risk Management	TD	CD	7/1/2019	2.41%	\$142,446.01	\$8,059,939.96
Worker's Comp	TD	CD	7/1/2019	2.41%	\$142,446.01	\$8,059,939.96
Retiree Medical Escrow	Vanguard-OPEB					\$21,632,132.00
<b>SUB-TOTAL:</b>						<b>\$37,752,011.92</b>
<b>PENSION FUND:</b>						
Non-Uniform 1990	WSFS	CD	4/29/2019	2.30%	\$9,830.14	\$4,875,000.00
Escrow Pension	Edgar Lomax					\$22,334,331.00
Escrow Pension	Vanguard Fixed					\$38,276,301.00
Escrow Pension	Earnest Partners					\$23,360,124.00
Escrow Pension	Wilmington Trust					\$35,231,786.00
Escrow Pension	Vanguard Stock Index					\$37,232,428.00
Escrow Pension	Artisan Global					\$7,261,797.00
Escrow Pension	Dodge & Cox					\$10,802,334.00
Escrow Pension	Fidelity					\$18,657,446.00
Escrow Pension	Harding Loevner					\$8,418,523.00
Escrow Pension	MFS Management					\$20,596,138.00
Escrow Pension	Clarion Lyon					\$6,113,512.00
Escrow Pension	Morgan Stanley					\$5,800,008.00
<b>SUB-TOTAL:</b>						<b>\$238,959,728.00</b>
<b>OTHER:</b>						
Deferred Comp.	MassMutual					\$48,502,484.97
Port Debt	WSFS	CD	6/6/2019	2.40%	\$22,284.93	\$2,548,246.00
<b>Total Investments</b>						<b>\$421,275,085.44</b>
<b>Total Cash on Hand</b>						<b>\$19,275,963.35</b>
<b>Grand Total</b>						<b>\$440,551,048.79</b>

<sup>1</sup> Budget Reserve

  
**Velda Jones-Potter, City Treasurer**

**NON-LEGISLATIVE BUSINESS**

Upon a motion of Council Member Williams, seconded by Council Member McCoy, the following non-legislative resolutions were accepted into the record and motion prevailed:

All Council	Congratulate Housing Opportunities of Northern Delaware, Inc. – 36 <sup>th</sup> Anniversary
Oliver	Sympathy Joseph A. Graham
Oliver	Sympathy Shylene Nicole Hope Rogers
Oliver	Sympathy Lydia C. (Russell) Watson
Shabazz	Sympathy Nathan Smith
Turner	Recognize Shirlee Ann Allison
Williams	Sympathy Thomas Gilbert Rose

**LEGISLATIVE BUSINESS**

President Shabazz: Council Member Guy; excuse me, Council Member Gray.

Council Member Gray: Madam President, I have an Ordinance to present and call for first and second reading.

Council Member Gray presented and called for the first and second reading Ordinance No. 19-018 (Agenda #4644) entitled:

AN ORDINANCE TO REZONE THE PARCEL OF LAND  
LOCATED AT 700 LEA BOULEVARD FROM R-2 (ONE-FAMILY  
DETACHED DWELLINGS AND ONE-FAMILY SEMI-DETACHED  
DWELLINGS) TO R-5-A-1 (LOW-MEDIUM DENSITY  
APARTMENT HOUSES) ZONING CLASSIFICATION

The above Ordinance was given two separate readings by title only upon a motion of Council Member Gray, seconded by Council Members Williams and Freel, the Ordinance was received, recorded and referred to Community Development & Urban Planning Committee. Motion prevailed.

President Shabazz: Council Member Oliver.

Council Member Oliver: Yes, Madam President - - yeah Madam President, I have a Resolution to present.

Council Member Oliver presented Resolution No. 19-012 (Agenda #4641, Rev. 1) as follows:

**WHEREAS**, pursuant to City Charter Section 1-101, the City of Wilmington (the “City”) may acquire, hold, manage, and dispose of property on such terms as it deems proper for any municipal purpose; and

**WHEREAS**, City Code Section 2-621(a) authorizes the Department of Real Estate and Housing to conduct disposition proceedings of real property owned by the City; and

**WHEREAS**, City Code Section 2-621(c) provides that governmental agencies are exempt from the City’s bid procedures and that, upon the declaration of a property as approved for disposition by resolution of City Council, the Department of Real Estate and Housing may lease property owned by the City to a governmental agency; and

**WHEREAS**, the City is the owner of that certain real property commonly known as Kirkwood park, which is bounded by the Brandywine River, Northeast Boulevard, North Spruce Street, East 11<sup>th</sup> Street, North Pine Street, and certain lands respectively owned by the Christina School District and the New Castle County Vocational Technical School District (the “District”); and

**WHEREAS**, the District, a governmental agency, is comprised of several schools, one of which is Howard High School of Technology (“Howard”); and

**WHEREAS**, Howard has utilized a portion of Kirkwood Park (the “Practice Field Area”) for numerous years as a practice field for its students; and

**WHEREAS**, the District would like to install a turf practice field (the “Turf Practice Field”) on the Practice Field Area for use by Howard students and members of the public; and

**WHEREAS**, the City has negotiated a proposed lease with the District (the “Lease”), a copy of which is attached hereto as Exhibit A, for the Practice Field Area so that the District may install the Turf Practice Field; and

**WHEREAS**, the Lease provides (i) that the installation of the Turf Practice Field will be at the District’s sole cost and expense and (ii) for public access to the Turf Practice Field.

**NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF WILMINGTON** that the Council hereby approves the disposition of the Practice Field Area to New Castle County Vocational Technical School District pursuant to terms of the Lease.

**BE IT FURTHER RESOLVED** that the Mayor, or his designee, is hereby authorized to execute the Lease, attached hereto as Exhibit A, and the appropriate officers of the City are hereby authorized and directed to take all such actions and to execute any and all documents necessary to effectuate the Lease.

Upon a motion of Council Member Oliver, seconded by Council Members Williams and Freel, the above Resolution was before the Council for its consideration. Council Member Oliver made some comments.

President Shabazz: Council Member Guy.

Council Member Guy made some comments.

President Shabazz: Council Member Adams.

Council Member Adams made some comments.

President Shabazz: Council Member McCoy.

Council Member McCoy made some comments.

President Shabazz: Council Member Turner.

Council Member Turner made some comments.

President Shabazz: Council Member Guy.

Council Member Guy made additional comments.

President Shabazz: Councilwoman Oliver, your final words.

Council Member Oliver made additional comments.

President Shabazz: Clerk call the roll please.

The Resolution was received, adopted as read and directed to be recorded and filed by the following Yea and Nay Roll Call Vote: Yeas, Council Members Gray, Oliver, Harlee, Williams, Freel, Adams, and Council President Shabazz. Total, seven. Nays, Council Members Turner, McCoy, and Guy. Total, three. Absent, Council Members Congo, Dixon, and Walsh. Total, three.

President Shabazz: Declare it adopted. Councilwoman, thank you.

Council Member Oliver: I apologize Madame President.

President Shabazz: Yes ma'am. Just in case anyone didn't hear, I declare it adopted – yes ma'am. Your next, your next legislation ma'am.

Council Member Oliver: Thank you Madam President. Um, Madam President, I have an Ordinance to present and call for the first and the second reading.

Council Member Oliver presented and called for the first and second reading Ordinance No. 19-019 (Agenda #4645) entitled:

AN ORDINANCE TO AMEND CHAPTER 13 OF THE CITY CODE  
REGARDING COMMERCIAL PROPERTY MAINTENANCE

The above Ordinance was given two separate readings by title only and upon a motion of Council Member Oliver, seconded by Council Members Williams and Freel, the Ordinance was received, recorded and referred to the Community Development and Urban Planning Committee. Motion prevailed.

President Shabazz: Council Member Harlee.

Council Member Harlee: Yes, Madam President, I have an Ordinance to present and call for the first and second reading.

Council Member Harlee presented and called for the first and second reading Ordinance No. 19-020 (Agenda #4646) entitled:

AN ORDINANCE TO AMEND CHAPTER 44 OF THE CITY  
CODE REGARDING THE DURATION OF THE WILMINGTON  
DOWNTOWN BUSINESS IMPROVEMENT DISTRICT

The above Ordinance was given two separate readings by title only and upon a motion of Council Member Harlee, seconded by Council Member Freel, the Ordinance was received, recorded and referred to the Finance & Economic Development Committee. Motion prevailed.

Council Member Harlee: That's all I have tonight.

President Shabazz: You may be excused. Council Member Turner.

Council Member Turner: Thank you Madam President. I have an Ordinance to present and call for the first and second reading.

Council Member Turner presented and called for the first and second reading Ordinance No. 19-021 (Agenda #4647) entitled:

AN ORDINANCE TO AMEND CHAPTER 34 OF THE CITY  
CODE TO AUTHORIZE PUBLICATION OF A PROBLEM  
LANDLORD LIST

The above Ordinance was given two separate readings by title only and upon a motion of Council Member Turner, seconded by Council Members Freel and McCoy, the Ordinance was received, recorded and referred to the Community Development and Urban Planning Committee. Motion prevailed.

Council Member Turner: Thank you Madam President; that's all I have tonight. Can I be excused?

President Shabazz: I'm just counting (one, two, three, four, five, six, seven, eight) yes.

Council Member Turner: Thank you.

President Shabazz: Council Member McCoy.

Council Member McCoy: Nothing tonight Madam President.

President Shabazz: Council Member Williams.

Council Member Williams: Nothing this evening; thank you Madam.

President Shabazz: Council Member Freel.

Council Member Freel: Yes, I have four Ordinances for first and second.

Council Member Freel presented and called for the first and second reading Ordinance No. 19-022 (Agenda #4648) entitled:

AN ORDINANCE TO AMEND CHAPTER 44 OF THE CITY CODE BY AMENDING SECTION 44-61 THEREOF REGARDING THE TAX ABATEMENT/EXEMPTION FOR OFF-STREET PARKING FACILITIES

The above Ordinance was given two separate readings by title only and upon a motion of Council Member Freel, seconded by Council Member Williams, the Ordinance was received, recorded and referred to the Finance & Economic Development Committee. Motion prevailed.

Council Member Freel: President, we're going to be – we're not going to have a quorum.

President Shabazz: Yes sir. I know. Councilman Turner, I think I may have – unless I can get Councilman Guy to come back, we will not have seven. Thank you very much Councilman.

Council Member Freel presented and called for the first and second reading Ordinance No. 19-023 (Agenda #4649) entitled:

AN ORDINANCE TO AMEND CHAPTER 44 OF THE CITY CODE BY AMENDING SECTION 44-68 THEREOF REGARDING THE VACANT BUILDINGS REHABILITATION TAX INCENTIVE PROGRAM



The above Ordinance was given two separate readings by title only and upon a motion of Council Member Freel, seconded by Council Member Williams, the Ordinance was received, recorded and referred to the Finance & Economic Development Committee. Motion prevailed.

Council Member Freel presented and called for the first and second reading Ordinance No. 19-024 (Agenda #4650) entitled:

AN ORDINANCE TO AMEND CHAPTER 44 OF THE CITY CODE BY AMENDING SECTION 44-70 THEREOF REGARDING THE TAX INCENTIVE PROGRAM FOR CITY HISTORIC DISTRICT AND NATIONAL REGISTER PROPERTIES

The above Ordinance was given two separate readings by title only and upon a motion of Council Member Freel, seconded by Council Member Williams, the Ordinance was received, recorded and referred to the Finance & Economic Development Committee. Motion prevailed.

Council Member Freel presented and called for the first and second reading Ordinance No. 19-025 (Agenda #4651) entitled:

AN ORDINANCE TO AMEND CHAPTER 44 OF THE CITY CODE BY AMENDING SECTION 44-71 THEREOF REGARDING THE REAL ESTATE TAX EXEMPTION PROGRAM

The above Ordinance was given two separate readings by title only and upon a motion of Council Member Freel, seconded by Council Member Williams, the Ordinance was received, recorded and referred to the Finance & Economic Development Committee. Motion prevailed.

Council Member Freel: That's all I have; thank you.

President Shabazz: Council Member Adams.

Council Member Adams was speaking off topic and it was noted to him by President Shabazz.

President Shabazz: Councilman Guy, any legislation tonight?

Council Member Guy: Nothing tonight Madam President.

President Shabazz: Petitions and communications, I make a motion that we – well, um, move that – skip by that and I accept a motion to adjourn.

Council Member Freel: So move.

Council Member Guy: Objection, roll call vote on that. The whole object is for you keep the rest of us from talking to the community.

Council Member Oliver: Second.

President Shabazz: I accept a motion to adjourn.

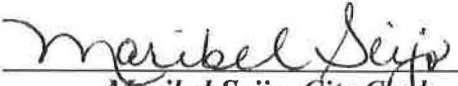
Council Member Oliver: Second.

Council Member Guy: No, roll call vote.

President Shabazz: All those in favor signify by saying Aye (I). Any oppose? (Councilmembers Guy and Williams). Motion approved; meeting adjourned.

### ADJOURNMENT

Upon a motion of Council Member Freel, seconded by Council Member Oliver, Council adjourned at 7:02 p.m. Motion prevailed.

Attest:   
Maribel Seijo, City Clerk