

High-Level Monthly Plan (Dec 2025 → Nov 2026)

Month	Focus
Dec 2025	Kickoff meeting, set structure, working groups
Jan 2026	Orientation, regulatory groundwork
Feb 2026	Zoning & legal analysis
Mar 2026	Benchmark external models
Apr 2026	Public safety impact analysis
May 2026	Community forums & engagement
Jun 2026	Preliminary Report submitted
Jul 2026	Follow-up research & refinement
Aug 2026	Legislative recommendations
Sep 2026	Community validation
Oct 2026	Draft Final Report
Nov 2026	Final Report delivered



Detailed 12-Month Project Plan

Dec 2025 → *Nov 2026*

December 2025 — Subcommittee Launch & First Meeting

Objectives

- Officially convene the Subcommittee
- Establish governance, roles, and work structure

Activities

- First formal meeting (introductions, mandate review, FOIA requirements)
- PM presents project charter, scope, and communications plan
- Approve meeting schedule for 2026
- Form working groups:
 - o Regulatory & Zoning
 - o Best Practices & Research
 - o Community Engagement
- Set up shared document repository

Deliverables

- Meeting summary
- Finalized charter & scope
- Working group assignments
- 2026 calendar of meetings

January 2026 — Orientation & Regulatory Landscape Setup

Objectives

- Begin technical grounding
- Build a shared understanding of existing laws

Activities

- Conduct orientation workshops on zoning, state statutes, residency restrictions
- Begin inventory of Wilmington ordinances governing group homes & halfway houses



- Identify information gaps requiring legal review
- Begin interviews with zoning staff and legal counsel

Deliverables

- Regulatory Inventory Outline
- Orientation materials

February 2026 — Zoning & Legal Review

Objectives

• Deep dive into legal and zoning frameworks

Activities

- Full review of state zoning laws, restrictions, and monitoring requirements
- Evaluate interactions between municipal and state-level regulations
- Begin drafting Regulatory Baseline Brief
- Hold technical Q&A with law enforcement and legal teams

Deliverables

• Draft Regulatory Baseline Brief

March 2026 — Best Practices Benchmarking

Objectives

• Understand models from other jurisdictions

Activities

- Review 5–8 comparable cities/states
- Collect examples: oversight structures, monitoring systems, zoning strategies
- Conduct expert interviews (academic, policy, reentry professionals)
- Prepare Best Practices Summary

Deliverables



• Draft Best Practices Comparative Report

April 2026 — Public Safety Impact Assessment

Objectives

• Analyze public safety implications of current approaches

Activities

- Review police and community incident data
- Assess recidivism-related risks associated with group home placement
- Conduct placement mapping relative to sensitive areas (schools, childcare, etc.)
- Host stakeholder roundtable with public safety, corrections, and reentry providers

Deliverables

• Public Safety Impact Memo

May 2026 — Community Forums & Stakeholder Engagement

Objectives

• Gather public input and validate community concerns

Activities

- Schedule and host 2–3 community forums
- Conduct interviews with community organizations and housing advocates
- Collect input regarding impacts, concerns, and desired reforms
- Prepare early-stage recommendations for internal discussion

Deliverables

• Community Engagement Report

June 2026 — Preliminary Report Development



Objectives

• Assemble required preliminary report within 180-day window

Activities

- Consolidate findings from legal review, best practices, safety analysis, and community feedback
- Draft recommendations (zoning amendments, revised monitoring, reentry supports)
- Subcommittee discussion and adoption
- Submit report to City Council

Deliverables

• Preliminary Report Submitted

July 2026 — Response to Feedback & Additional Research

Objectives

- Expand and refine findings following Council feedback
- Begin long-range planning for the final report

Activities

- Conduct additional research as requested
- Engage external technical experts (urban planners, housing regulators)
- Update data models based on stakeholder guidance

Deliverables

• Supplemental Research Memo

August 2026 — Drafting Legislative Recommendations

Objectives

• Build detailed policy recommendations

Activities



- Draft zoning amendment options
- Evaluate enforcement mechanisms and compliance structures
- Explore improved monitoring and reporting systems
- Conduct a second stakeholder review
- Outline sections of the final report

Deliverables

- Legislative Options Framework
- Final Report outline

September 2026 — Community Validation & Final Analysis

Objectives

• Vet draft recommendations with the public

Activities

- Hold a final community forum focused on proposed recommendations
- Conduct risk assessments and fiscal impact reviews
- Finalize analyses and appendices

Deliverables

- Validation Summary
- Updated data tables & appendices

October 2026 — Drafting the Final Report

Objectives

• Produce full draft for Subcommittee approval

Activities

- Write full final report (findings, analysis, legislative proposals)
- Conduct internal review, legal review, and expert review
- Finalize graphics, maps, data visualizations
- Prepare executive summary and Council presentation



Deliverables

• Full Draft Final Report

November 2026 — Final Report Completion

Objectives

• Deliver completed findings and recommendations

Activities

- Approve final edits
- Present to City Council
- Release public version (if required)
- Archive project records, handoff any ongoing actions

Deliverables

- Final Report Submitted (November 2026)
- Presentation deck
- Project closure package