

*Wilmington City Council
Wilmington, Delaware
July 2, 2026*

City Council met in regular session with remote participation on the above date at 6:37 p.m., President Ernest M. Congo, II, presiding.

The opening prayer was done by Mariaelena Rivera, Deputy City Clerk.

The Pledge of Allegiance was recited by City Council.

ROLL CALL

The following members responded to the Call of the Roll: Council Members Owens, Darby, Oliver, Harlee, Willauer, McCoy, Johnson, Field, Bracy, Cabrera, Hackett, Spadola and President Congo. Total, thirteen.

MINUTES

After reading a portion of the minutes of the June 18, 2026 City Council Meeting, upon a motion of Council Member McCoy, seconded by Council Member Owens, it was moved they be accepted as written. Motion prevailed.

COMMITTEE REPORTS

Finance & Economic Development Committee Member	Present	Absent w Leave	Absent w/out Leave
Michelle Harlee, Chair		X	
Latisha Bracy, Vice Chair	X		
Shané N. Darby	X		
Alexander D. Hackett		X	
Zanthia Oliver	X		
James Spadola	X		
Ernest "Trippi" Congo, Ex-Officio		X	

President and Members of Council of
The City of Wilmington

June 8, 2026

Ladies and Gentlemen:

We, your Finance & Economic Development Committee met by **anchor location and remote participation**, to who was referred **Ordinance No. 26-038** entitled:

AN ORDINANCE TO AUTHORIZE AND APPROVE AN
AGREEMENT FOR PHYSICIAN/MEDCAL PRACTIONER SERVICES

(CONTRACT 2603HRPS) BETWEEN THE CITY OF WILMINGTON
AND INNOVATIVE WORK HEALTH SOLUTIONS LLC

Have given this Ordinance careful review and recommend Council vote on it
at an upcoming Council Meeting.

Respectfully submitted, Members of
Finance & Economic Development Committee

Upon a motion from Council Member Harlee and seconded by Council
Member and Owens, the Report was received, recorded and filed. Motion prevailed.

Health, Environmental, Aging & Disabilities Committee Member	Present	Absent w Leave	Absent w/out Leave
Coby J. Owens, Chair	X		
Christian Willauer, Vice Chair		X	
Maria D. Cabrera	X		
Nathan Field		X	
Alexander D. Hackett	X		
Ernest "Trippi" Congo, Ex-Officio	X		

President and Members of Council of
The City of Wilmington

June 24, 2026

Ladies and Gentlemen:

We, your Health, Environmental, Aging & Disabilities Committee met by
anchor location and remote participation, to who was referred **Ordinance No. 26-042**
entitled:

AN ORDINANCE TO APPROVE THE MAJOR SUBDIVISION PLAN
FOR "CHRISTINA CROSSING" AND AUTHORIZE THE CITY TO
ACCEPT THE DEDICATION OF HOWARD STREET, LOCATED
BETWEEN SOUTH MARKET STREET AND SOUTH WALNUT
STREET, AS A PUBLIC RIGHT- OF-WAY, OFFICIALLY NAME THE
DEDICATED STREET AS HOWARD STREET, AND ADD IT TO THE
OFFICIAL CITY MAP

Have given this Ordinance careful review and recommend Council vote on it
at an upcoming Council Meeting.

Respectfully submitted, Members of
Health, Environmental, Aging & Disabilities Committee

Upon a motion from Council Member Owens and seconded by Council Member McCoy, the Report was received, recorded and filed. Motion prevailed.

Health, Environmental, Aging & Disabilities Committee Member	Present	Absent w Leave	Absent w/out Leave
Coby J. Owens, Chair	X		
Christian Willauer, Vice Chair		X	
Maria D. Cabrera	X		
Nathan Field		X	
Alexander D. Hackett	X		
Ernest "Trippi" Congo, Ex-Officio	X		

President and Members of Council of
The City of Wilmington

June 24, 2026

Ladies and Gentlemen:

We, your Health, Environmental, Aging & Disabilities Committee met by **anchor location and remote participation**, to who was referred **Ordinance No. 26-043** entitled:

AN ORDINANCE TO AUTHORIZE AND APPROVE THE FIRST AMENDMENT TO A PROFESSIONAL SERVICES AGREEMENT BETWEEN THE CITY OF WILMINGTON AND NORTHEAST AND BUCKS COMPANY T/A MULLIN AND LONERGAN ASSOCIATES, INC

Have given this Ordinance careful review and recommend Council vote on it at an upcoming Council Meeting.

Respectfully submitted, Members of
Health, Environmental, Aging & Disabilities Committee

Upon a motion from Council Member Owens and seconded by Council Member McCoy, the Report was received, recorded and filed. Motion prevailed.

TREASURER'S REPORT

The following Treasurer's Report for July 2, 2026 was read into the record by City Clerk and upon a motion of Council Member Harlee, seconded by Council Members Owens and Bracy, the Report was received, recorded and filed. Motion prevailed.

Note: The Treasurer's Report is included herein as an insert from Page 4 to Page 7.

City of Wilmington



DaWayne Sims
City Treasurer

Treasurer's Report July 02, 2026

Cash - Ledger Balance (as 07/01/2026):

General	M & T Bank	\$ 8,035,334.00
Payroll	M & T Bank	\$ 741,085.55
Paid Leave	M & T Bank	\$ 331,452.00
Law Department Court Costs	M & T Bank	\$ 4,502.07
Total Petty Cash	M & T Bank	\$ 6,023.89
Police - Evidence Found (Currency)	M & T Bank	\$ 1,147,963.44
Police & Fire Remembrance	M & T Bank	\$ 14,044.49
Police Department Discretionary	M & T Bank	\$ 37,427.42
Rent Withholding Escrow	M & T Bank	\$ 34,137.97
Grant-in-Aid	M & T Bank	\$ 112,760.87
Community Development Block Grant	M & T Bank	\$ 1.00
Capital Projects	M & T Bank	\$ 1.00
Total Cash on Hand		\$ 10,464,733.70

Cash Equivalents & Investments (as of 07/01/2026):

Account Type & Fund	Institution	Investment Type	Number of Days	Interest Rate	Interest Receivable	Investment Amount
LIQUIDITY:						
General	M&T	Overnight Repo	Daily	3.25%	\$ 2,448.63	\$ 35,521,184.29
General	TD	High Yield Checking	1	2.94%	\$ 303.48	\$ 3,716,041.96
General	TD	High Yield Checking	1	2.94%	\$ 960.81	\$ 11,765,021.35
General	TD	High Yield Checking	1	2.94%	\$ 465.66	\$ 5,701,960.28
SUB-TOTAL:						\$ 56,704,207.88
Account Type & Fund	Institution	Investment Type	Maturity Date	Interest Rate	Int. Receiv.	Investment Amount
Police & Fire Remem.	WSFS	CD	12/23/2026	2.96%	\$ 433.87	\$ 28,835.14
General	Citizens Bank	CD	7/29/2026	3.65%	\$ 79,143.72	\$ 26,019,854.69
General	Citizens Bank	*CD	7/29/2026	3.65%	\$ 12,547.58	\$ 4,125,232.22
SUB-TOTAL:						\$ 30,173,922.05
RESERVE:						
General ¹	PNC	T-Bills	7/30/2026	3.62%	\$ 69,970.00	\$ 20,178,730.00
SUB-TOTAL:						\$ 20,178,730.00
RESTRICTED:						
Capital Project - 2015	Citizens Bank	CD	7/29/2026	3.65%	\$ 2,168.59	\$ 712,962.16
Capital Project - 2018	Citizens Bank	CD	7/29/2026	3.65%	\$ 68.41	\$ 22,490.23
Capital Project - 2020	Citizens Bank	CD	7/29/2026	3.65%	\$ 8,762.25	\$ 2,880,741.09
Capital Project - 2025	Citizens Bank	CD	7/29/2026	3.65%	\$ 105,423.23	\$ 34,659,692.22
Water/Sewer	PNC	T-Bills	7/30/2026	3.62%	\$ 56,124.00	\$ 16,182,376.00
State Bonds Bill FY23	Citizens Bank	CD	7/29/2026	3.65%	\$ 3,241.76	\$ 1,065,784.91
State Bonds Bill FY24	TD	High Yield Checking	1	3.52%	\$ 241.96	\$ 2,474,630.16
State Bonds Bill FY25	TD	High Yield Checking	1	3.52%	\$ 53.78	\$ 550,000.00
State Bonds Bill FY26	Citizens Bank	CD	7/29/2026	3.65%	\$ 24,791.53	\$ 8,150,640.35
SUB-TOTAL						\$ 66,699,317.12
Total Investments						\$ 173,756,177.05
Total Cash on Hand						\$ 10,464,733.70
Grand Total						\$ 184,220,910.75

¹ Budget Reserve

² Restricted use, Per ARPA US Treasury Guidelines

CITY TREASURER'S OFFICE

DaWayne Sims, City Treasurer

LOUIS L. REDDING CITY/COUNTY BUILDING • 800 FRENCH STREET • WILMINGTON, DELAWARE • 19801-3537

WWW.WILMINGTONDE.GOV • PHONE: (302) 576-2480 • FAX: (302) 573-5568

City of Wilmington



DaWayne Sims
City Treasurer

Treasurer's Report - Pensions I July 02, 2026

Cash - Ledger Balance (as of 07/01/2026):

Pension Payroll	M & T Bank	\$	484,840.48
Retiree Healthcare	M & T Bank	\$	5,791,395.81
Police Pension	M & T Bank	\$	538,345.34
Fire Pension	M & T Bank	\$	1,395,103.55
Non-Uniform Pension Act of 1990-Plan 3	M & T Bank	\$	1,923.42
Non-Uniform Pension Plan 2	M & T Bank	\$	1,000.00
Old Non-Uniform Pension - Plan 1	M & T Bank	\$	1,592.81
Total Cash on Hand		\$	8,214,201.41

Cash Equivalents (as of 07/01/2026) & Investments Market Value as of Jun 26, 2026)

Account Type & Fund	Institution	Investment Type	Maturity Date	Interest Rate	Interest Receivable	Investment Amount
LIQUIDITY:						
Fire Pension V	Citizens Bank	CD	7/29/2026	3.65%	\$ 19,736.01	\$ 6,279,242.21
SUB-TOTAL:						\$ 6,279,242.21
RESERVE:						
Pension Trust	Rhumblin (S&P 500)					\$ 132,167,341.00
Pension Trust	Earnest Partners					\$ 23,483,700.00
Pension Trust	Dodge & Cox					\$ 10,512,106.00
Pension Trust	WCM Global Fund					\$ 10,560,613.00
Pension Trust	MFS Low Global					\$ 10,225,492.00
Pension Trust	Fidelity Total Intl. Index					\$ 21,186,500.00
Pension Trust	GQG Emerging					\$ 4,796,057.00


DaWayne Sims, City Treasurer

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City of Wilmington



DaWayne Sims
City Treasurer

Treasurer's Report - Pensions II July 02, 2026

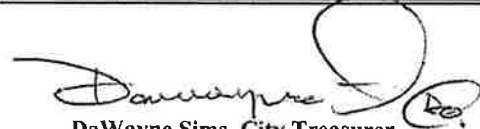
Investments (Market Value June 26, 2026)

Account Type & Fund	Institution	Investment Type	Maturity Date	Interest Rate	Interest Receivable	Investment Amount
RESERVE:						
Pension Trust	Clarion Lion					\$ 7,204,587.00
Pension Trust	Morgan Stanley					\$ 9,948,915.00
Pension Trust	JP Morgan					\$ 19,125,495.00
Pension Trust	LM Capital Core					\$ 37,588,810.00
Pension Trust	Rhumblin Core					\$ 37,351,526.00
Pension Trust	Fidelity Bond Index					\$ 7,657,847.00
Pension Trust	Money Market					\$ 907,835.00
Pension Trust	OPEB Trust Fund					\$ 44,920,508.00
SUB-TOTAL						\$ 377,637,332.00
Total Investments						\$ 383,916,574.21
Total Cash on Hand						\$ 8,214,201.41
Grand Total						\$ 392,130,775.62

Total Funds under Treasury Management:

Total Investments						\$ 557,672,751.26
Total Cash on Hand						\$ 18,678,935.11
Grand Total¹						\$ 576,351,686.37

¹ Excludes non-City funds held in trust on behalf of City employees (Empower)


DaWayne Sims, City Treasurer

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NON-LEGISLATIVE BUSINESS

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

a. Recognition Resolutions

Darby	Recognize Brendan Cooke (Transition from Executive Director Position at OperaDelaware)
Congo	Recognize World Sickle Cell Day (Sickle Cell Association of Delaware)
Hackett	Recognize Donald Banks, II (FAME, Inc.)
Oliver	Recognize First State Alliance of Recovery Residences (LGBT+ Pride Month)

b. Sympathy Resolutions

Oliver	Sympathy Nicole Lofland
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PUBLIC COMMENTS

President Congo accepted a motion from Council Member Owens to extend Public Comment past 7:30pm, seconded by Council Member Spadola. Motion prevailed. President Congo opened up the floor for public comments and the following individuals spoke:

- Deacon Earl Tate
- Lawrence Brannen
- Jean Messick
- Katie Kent
- Shyanne Miller
- Yannick
- Meme Sebelist
- Jonathan Tate
- Dora Williams
- Say
- Alex Palermo
- Helen Fuhrmann
- Lip betley
- Tony Dunn
- Abdul Hays
- Jamila Davey
- Adem

LEGISLATIVE BUSINESS

Council Member Darby presented Substitute No. 2 to Ordinance No. 26-019 (Agenda #0199) and called for the vote to override the Mayor's veto on June 18th with respect to Sub. 2 to Ord. 26-019 As Amended; that passed by Council on June 4th, 2026, as follows:

AN ORDINANCE TO AMEND CHAPTER 8 OF THE CITY CODE TO ESTABLISH A HOUSING TRUST

Upon a motion of Council Member Darby, seconded by Council Member Owens, the Substitute Ordinance was before Council for its consideration. Motion prevailed.

Council Member Darby spoke to the Substitute Ordinance override and made comments.

Council Members McCoy, Johnson, Hackett, Willauer, Harlee, Cabrera, Bracy, Field and Owens made comments regarding the override.

President Congo requested the Clerk to call for the roll.

The above-referenced Ordinance was voted on by the following Yea and Nay Roll Call Vote: Yeas, Council Members Owens, Darby, Harlee, Willauer, McCoy, Johnson, Hackett and President Congo. Total, eight. Nays, Council Members Oliver, Field, Bracy, Cabrera and Spadola. Total, five.

President Congo declared the Mayoral Veto Override **defeated**.

Council Member Johnson presented Resolution No. 26-055 (Agenda #0258) entitled:

A RESOLUTION EXTENDING THE PERIOD OF TIME FOR THE CITY PLANNING COMMISSION TO CONSIDER AND REPORT TO CITY COUNCIL REGARDING THE REZONING APPLICATION FOR 1010 BANCROFT PARKWAY AND 2140 WEST ELEVENTH STREET

Synopsis: *This Resolution is being presented by the Administration for Council's review and approval. This Resolution extends the time for the City Planning Commission to review an application to rezone 2140 West Eleventh Street and 1010 North Bancroft Street and submit a report through the Mayor to City Council regarding its recommendation about the application ninety (90) days through and including October 13, 2026.*

Upon a motion of Council Member Johnson, seconded by Council Members Owens and McCoy, the Resolution was before the Council for its consideration. Motion prevailed.

Council Member Johnson spoke to the purpose of the resolution and made comments.

President Congo requested the Clerk to call for the roll.

The above-referenced Resolution was voted on by the following Yea and Nay Roll Call Vote: Yeas, Council Members Owens, Darby, Oliver, Harlee, Willauer, McCoy, Johnson, Field, Bracy, Cabrera, Hackett, and President Congo. Total, twelve. Absent, Council Member Spadola. Total, one.

President Congo declared the Resolution **adopted**.

At this time, President Congo requested Pro-Tempore McCoy to take over presiding over the meeting, and was logged on virtually.

**Council Member Hackett was excused at this time.*

Council Member Oliver presented Resolution No. 26-056 (Agenda #0257) entitled:

A RESOLUTION EXPRESSING CONCERN REGARDING THE
TRANSITION OF WILMINGTON HEAD START, INC. TO A
FEDERALLY ASSIGNED INTERIM OPERATOR

Synopsis: *This Resolution is being presented by the City Council for Council's review and approval. This Resolution expresses Wilmington City Council's concern regarding the relinquishment of the federal Head Start grant by Wilmington Head Start, Inc. and the potential impact on children, families, and employees. The Resolution recognizes the critical role Head Start plays in promoting school readiness, educational equity, and economic opportunity for low-income families, and urges every effort to ensure uninterrupted services for enrolled children. It further calls upon Delaware's Congressional Delegation to seek transparency regarding the grant transition and advocate for the continued availability of Head Start services for Wilmington families.*

Upon a motion of Council Member Oliver, seconded by Council Member Bracy, the Resolution was before the Council for its consideration. Motion prevailed.

Council Member Oliver spoke to the purpose of the resolution and made comments.

Pro-Tempore McCoy requested the Clerk to call for the roll.

The above-referenced Resolution was voted on by the following Yea and Nay Roll Call Vote: Yeas, Council Members Owens, Darby, Oliver, Harlee, Willauer, McCoy, Johnson, Field, Bracy, Cabrera, Hackett, and President Congo. Total, twelve. Absent, Council Member Spadola. Total, one.

Pro-Tempore McCoy declared the Resolution **adopted**.

**Council Member Darby was excused at this time.*

Council Member Harlee presented Ordinance No. 26-038 (Agenda #0243) and called for the third and final reading, as follows:

AN ORDINANCE TO AUTHORIZE AND APPROVE AN AGREEMENT FOR PHYSICIAN/MEDICAL PRACTITIONER SERVICES (CONTRACT 26037HRPS) BETWEEN THE CITY OF WILMINGTON AND INNOVATIVE WORK HEALTH SOLUTIONS LLC

Upon a motion of Council Member Harlee, seconded by Council Members Johnson and Owens, the Ordinance was before Council for its consideration. Motion prevailed.

Council Member Harlee spoke to the Ordinance and made comments.

Council Members Owens and Oliver made comments

Pro-Tempore McCoy requested the Clerk to call for the roll.

The above-referenced Ordinance was voted on by the following Yea and Nay Roll Call Vote: Yeas, Council Members Owens, Oliver, Harlee, Willauer, McCoy, Johnson, Field, Bracy, Cabrera, and President Congo. Total, ten. Absent, Council Members Darby, Hackett and Spadola. Total, three.

Pro-Tempore McCoy declared the Ordinance **adopted**.

Council Member Harlee presented Ordinance No. 26-042 (Agenda #0251) and called for the third and final reading, as follows:

AN ORDINANCE TO APPROVE THE MAJOR SUBDIVISION PLAN FOR "501 SOUTHWALNUT STREET/CHRISTINA CROSSING" AND TO AUTHORIZE THE CITY TO ACCEPT THE DEDICATION OF HOWARD STREET, LOCATED BETWEEN SOUTH MARKET

STREET AND SOUTH WALNUT STREET, AS A PUBLIC RIGHT-OF-WAY, OFFICIALLY NAME THE DEDICATED STREET AS HOWARD STREET, AND ADD IT TO THE OFFICIAL CITY MAP

Upon a motion of Council Member Harlee, seconded by Council Member Owens, the Ordinance was before Council for its consideration. Motion prevailed.

Council Member Harlee spoke to the Ordinance and made comments.

Pro-Tempore McCoy requested the Clerk to call for the roll.

The above-referenced Ordinance was voted on by the following Yea and Nay Roll Call Vote: Yeas, Council Members Owens, Oliver, Harlee, Willauer, McCoy, Johnson, Field, Bracy, Cabrera, Spadola and President Congo. Total, eleven. Absent, Council Members Darby and Hackett. Total, two.

Pro-Tempore declared the Ordinance **adopted**.

Council Member Cabrera presented Ordinance No. 26-043 (Agenda #0252) and called for the third and final reading, as follows:

AN ORDINANCE TO AUTHORIZE AND APPROVE THE FIRST AMENDMENT TO A PROFESSIONAL SERVICES AGREEMENT BETWEEN THE CITY OF WILMINGTON AND NORTHEAST AND BUCKS COMPANY T/A MULLIN AND LONERGAN ASSOCIATES, INC.

Upon a motion of Council Member Cabrera, seconded by Council Member Owens, the Ordinance was before Council for its consideration. Motion prevailed.

Council Member Cabrera spoke to the Ordinance and made comments.

Pro-Tempore McCoy requested the Clerk to call for the roll.

The above-referenced Ordinance was voted on by the following Yea and Nay Roll Call Vote: Yeas, Council Members Owens, Oliver, Harlee, Willauer, McCoy, Johnson, Field, Bracy, Cabrera, Spadola and President Congo. Total, eleven. Absent, Council Members Darby and Hackett. Total, two.

Pro-Tempore declared the Ordinance **adopted**.

Council Member Cabrera presented Resolution No. 26-057 (Agenda #0259) entitled:

A RESOLUTION APPROVING THE DISPOSITION OF 527 EAST EIGHTH STREET, 529 EAST EIGHTH STREET, 531 EAST EIGHTH STREET, 1007 NORTH PINE STREET, AND 218 WEST TWENTY-THIRD STREET

Synopsis: *This Resolution is being presented by the Administration for Council's review and approval. This Resolution approves the disposition of 527 East Eighth Street (being Tax Parcel No. 26-036.30-207), 529 East Eighth Street (being Tax Parcel No. 26-036.30-208), 531 East Eighth Street (being Tax Parcel No. 26-036.30-209), 1007 North Pine Street (being Tax Parcel No. 26-036.30-084), and 218 West Twenty-Third Street (being Tax Parcel No. 26022.10-349).*

Upon a motion of Council Member Cabrera, seconded by Council Member Owens, the Resolution was before the Council for its consideration. Motion prevailed.

Council Member Cabrera spoke to the purpose of the resolution and made comments. Council Members McCoy, Oliver, Harlee and Willauer made comments. Council Members McCoy, Oliver and Harlee requested to be added as co-sponsors.

Pro-Tempore McCoy requested the Clerk to call for the roll.

The above-referenced Resolution was voted on by the following Yea and Nay Roll Call Vote: Yeas, Council Members Owens, Oliver, Harlee, Willauer, McCoy, Johnson, Field, Bracy, Cabrera, Hackett, and President Congo. Total, eleven. Absent, Council Members Darby and Spadola. Total, two.

Pro-Tempore McCoy declared the Resolution **adopted**.

PETITIONS AND COMMUNICATIONS

Council Members and Council President spoke on the following information including but not limited to community meetings and events; sharing 4th of July festivities, Summer Block Parties, partnership with Parks and Recreation, movie nights, Wilmington 250 celebrations, Delmarva events at MSK Community Center and Wilmington Library; the community encouraged to contact Council Office with any questions and/or concerns.

ADJOURNMENT

Upon a motion of Council Member Willauer, seconded by Council Member Owens. Council adjourned at 8:52 p.m. Motion prevailed.

Note: More detailed information is reflected in the videotape of the July 2, 2026 City Council meeting at the following link: <https://www.witn22.org/programs/#/?video=5000>.

Attest: 
Akira Grenardo, City Clerk