## Highlands Community Association Meeting

## Delaware Art Museum

**September 30, 2026**

Present: Denison Hatch, Pres; John Nowaczyk, Treasurer; Lindsey DiSabatino, Neighborhood Events; Adrienne Casale, Real Estate; Allison Cassidy, Food & Clothing Drive Coordinator; Lindsay Abrahams, Secretary; Jackie Filak, Communications; Excused: John Gavenonis, VP; Jarred Phillips, Johnson School Liaison

1. **Call to Order – Denison Hatch**

- Denison Hatch called the meeting to order at 7:03 pm and welcomed neighbors.
- HCA is looking to fill the position of Secretary. Please reach out to Denison if interested in this position.

2. **Treasurer's Report – John Nowaczyk**

- The association began May with a balance of $17,444.
- $395 was spent on the annual franchise filing, Delaware Art Museum rental, and signs.
- The September balance was $17,050. One outstanding check to the Delaware Art Museum of approximately $100 will reduce the balance to approximately $16,950.
- The May financial report had not yet been posted and was expected to be posted during the following week; the September report would also be posted.

3. **Fall Events - Lindsey DiSabatino**

**Highlands Halloween Parade —** Saturday, October 24, 11:00 a.m.–1:00 p.m.

- Delaware Art Museum will host and coordinate this year.
- Traditional format: DJ, pumpkin decorating, and candy gift bags
- Volunteers are welcome

4. **Friends of Wilmington Parks – Jamieson Thomas**

**Art in the Park —** Friday, October 9, 6:30–9:30 p.m.

- Standalone fundraiser separated from other series of events
- Band: Spokey Speaky; food: Stoked Barbecue.
- 53 pieces of artwork; proceeds support native plants

5. **Community Service Projects – Allison Cassidy**

**Friendship House Uniform Drive**

- Donations were received and appreciated.

**Food Bank of Delaware Food Drive**

- November 19–22.
- No expired food.
- Checks may be made to the Food Bank of Delaware; electronic donations are possible by Venmo to Allison
- Food may be dropped off at Allison Cassidy's porch from now through the drive dates.

**Joseph E. Johnson Adopt-a-Family Program**

- Program returning this year.

- Emails to families expected in mid-October; family matching takes place in November.

**6. City and Neighborhood Updates — Councilman Nathan Field**

**Bancroft Rezoning Update**

- Proposal described as stalled but not fully resolved.
- Planning Commission voted 4–1 against the proposal on August 18.
- Proposal would require 10 of 13 City Council votes to pass.
- Developer has discussed building within the existing code, approximately 72 units and 48 parking spaces.
- Residents were encouraged to remain engaged as the matter could return for consideration.
- Comprehensive rezoning and zoning-code updates are expected within approximately 1–1.5 years; residents were encouraged to attend public meetings.

**Additional Topics & Questions:**

- Lovering Avenue Gas Station: Continuing concerns about trash and the dumpster. A volunteer beautification effort was discussed: please reach out to Councilman Field if interested.
- City indicated streets disturbed by current work are expected to be paved, Denison noted this may take place in spring/summer 2027
- Dining on Delaware: Final event of the season will be this Friday, 10/2/2026; the series will continue on first Fridays next year.
- Gibraltar remains in the city Land Bank; the state is reportedly not interested.

**7. City and Neighborhood Updates — Councilman James Spadola**

- Suggested a cabinet-level nuisance-properties position. Comments included contacting Sunoco at corporate level with feedback.
- Mural work is on-going and feedback has been positive; thanked Krista Griffith & Dan Cruce for raising money for mural
- Leading Pedestrian Intervals: Initiative in City to delay green light for pedestrians to have a few seconds to enter intersections prior to green light and increase pedestrian safety

**8. City and Neighborhood Updates — Councilwoman Tish Bracy**

- Leadership Council applications for grades 8-12 concluding, students will meet to learn about city government and implement community projects
- Economic Development Project at Adams Four: under contract with Chicago Trend, investors will buy into revitalizing the community.
- Verizon Fios and City negotiations in progress and attempt to make Verizon Fios available throughout the entire city.

**9. Wilmington Police Department / Community Engagement Update – Officer Ricardo Flores**

- Crime statistics were not available at the meeting; updated statistics are expected at a future meeting and are available through the city's crime statistics and map available on the WPD website.
- Two plain-clothes shoplifting enforcement details were conducted at Acme with uniformed backup.
- Wilmington has no general loitering law; traffic charges may be used when individuals enter the roadway.
- Trolley Square patrols were active during summer; the status of the fall detail was not confirmed.
- Officer Flores provided 302-668-5192 as a contact number.

**10. Candidate and Elected Officials Remarks**

**Congresswoman Sarah McBride — U.S. House**

- Discussed constituent-service work, including more than $8 million returned to Delaware residents in benefits/refunds.
- Discussed bipartisan efforts, housing affordability, and AI regulation, as well as role of co-lead of caregiving working group with priorities including paid leave, affordable child care, and elder care.

**Dr. Mike Katz — U.S. Senate Candidate**

- Discussed his background in pediatric critical-care anesthesiology, health-care leadership, business, and prior state legislative service.
- Discussed running for office on issues of health-care reform, affordability, housing, political balance in state of Delaware, and corporate/special-interest funding.

**Senator Dan Cruz — State Senate**

- Discussed community partnerships with organizations including Delaware Center for Horticulture, Wilmington Flower Market, Ronald McDonald House, Delaware Art Museum
- Discussed legislation property-tax reassessment issues and election-protection, noting Delaware was the first state to pass Delaware John Lewis Voting Rights Act.
- Discussed marriage equality and reproductive rights constitutional amendments.

**Representative Krista Griffith — State House**

- Discussed sponsoring marriage-equality constitutional amendment and additional work to pass a second time.
- Discussed healthcare issues including insurance pre-authorization window shortened effective January 1
- Chair of the state's AI Commission and founding member, noting wide impact of AI as well as on data privacy legislation.

**11. Final thoughts**

- Both Democratic and Republican candidates were invited. Dr. Joseph Arminio, Chris Coons, Hildi Bachtle, and Steve Pickering were invited but did not attend and/or respond.
- No Kings Event: October 17 at Bancroft Parkway between Pennsylvania Avenue and 17th Street.

**Meeting adjourned at 8:10 pm.**