



# Fort DuPont Redevelopment and Preservation Corporation

BOND BILL COMMITTEE PRESENTATION



*Stewarding State Investment.  
Delivering Delaware Value.*



## Why FDRPC



FDRPC is the public steward of a unique state asset where preservation, infrastructure, redevelopment, and community benefit all come together.

- ★ Preserves historic and environmental resources
- ★ Modernizes public infrastructure and campus readiness
- ★ Unlocks housing, recreation, and economic opportunity

*One campus. Multiple public outcomes.*

### WHY THE STATE FUNDS THIS WORK



# Progress-to-Date



Visible results demonstrate responsible stewardship of prior public investment.



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# Branch Canal Revetment

DEMONSTRATING IMPACT THROUGH CRITICAL INFRASTRUCTURE INVESTMENT



One of the campus's most important infrastructure projects



\$1.7M grant from FEMA



Stabilized the canal edge, protected adjacent development, and improved long-term resilience



This project demonstrates visible return on public investment.



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# Visible Progress



Canal District & Officers Row



Historic Preservation



Route 9 Roundabout & Infrastructure



Chapel and Theater Stabilization



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# Current Conditions



WHY INVESTMENT IS STILL NECESSARY



## Flood Risk & Resilience

- Most of the campus lies in FEMA flood zone
- Stormwater and shoreline systems require ongoing investment



## Brownfields & Environmental Constraints

- Entire campus affected by brownfield conditions
- 13 operable units plus additional acreage still need assessment or remediation



## Aging Infrastructure

- Legacy stormwater, pump station, and electric systems
- Infrastructure limits reuse, readiness, and future development



*These conditions directly affect site readiness, adaptive reuse, and public access.*



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# Leadership

GOVERNED, COMMUNITY-CONNECTED ORGANIZATION WITH PUBLIC AND NONPROFIT LEADERSHIP



John McMahon  
Board Chair



Britany Loveland  
Delaware City Manager



Winn Graham  
Board Member and  
Friends of Fort DuPont



Kelli Racca  
Chair, Friends of Fort DuPont



Michael Lutz  
Friends of Fort DuPont



Laura Lee  
Friends of Fort DuPont



# This Year's Request



## Protect Assets

- › Deferred maintenance
- › Historic stabilization
- › Building preservation



## Modernize Infrastructure

- › Pump station and stormwater
- › Energy improvements
- › Flood mitigation



## Unlock Next-Phase Development

- › Site readiness and brownfields
- › Governor Bacon reuse
- › South Field and housing opportunity





## Why Continued Investment is Requested

- ★ Prior funding is producing visible results
- ★ FDRPC has been a responsible steward
- ★ Continued investment will unlock next phase

**Fort DuPont is a long-term state asset.  
The progress is real. The work is not finished.**

