



CRAMER HILL 2030 NEIGHBORHOOD PLAN

Steering Committee Meeting #1

Thursday, January 21, 2021

9:00 to 10:30AM

Remote Zoom Meeting

A. General Introductions

B. Planning Process Overview

The process (description, scope and timeline) for the new neighborhood plan was introduced by the planning team which includes Cooper's Ferry Partnership (Meishka Mitchell), St. Joseph's Carpenter Society (Enrique Rivera, Pilar Hogan Closkey) and Kitchen & Associates (Claudia Bitran, John Theobald and Dan Farrell). A copy of the reference slide presentation will be distributed to members of the newly formed Cramer Hill Steering Committee.

C. Discussion Topics

1. A copy of previous Cramer Hill plans will be available on the new plan's website:
www.cramerhillplan.com
2. Concerns about flooding issues and potential for greater flooding in the future with sea level rise. Is this being talked about and how is that being addressed?
 - a. Flooding was number one topic in Cramer Hill NOW! plan. That falls under environment and infrastructure but can be brought out as its own priority.
 - b. The Choice Neighborhoods plan addresses flooding at the future Ablett Village by raising the development above the base flood elevation.
 - c. Flooding should be brought out as a topic in and of itself. The Parks Department plan did a good job of how to address this. Would be good to use that as a reference.
 - d. Camden County Parks and Camden Planning Department should be involved.
 - e. County Parks and Camden Planning were invited but could not make the meeting.
3. Recommended outreach to neighbors to get a better understanding of what is going on in individual pockets of the neighborhood. For some residents traffic around schools continue to be a problem. Other areas have other priorities.
4. Information about current and future plans by the City is not flowing to the residents.
5. Need for community meeting spaces discussed.
 - a. Lutheran Church has opened their doors for community meetings.
 - b. Agrees that there needs to be outreach.
 - c. There needs to be a center (a place) where the community can engage.
6. Talked about potential options to improve opportunities for financial lending to residents and businesses as an important aspect of economic development that was not previously addressed.
7. Highlighted changes in the Camden's housing market with positive impact to property owners.



8. Infrastructure as a key factor impacting neighborhood investment. Meishka confirmed that flooding and the costs of mitigating flooding has certainly been an issue for Cramer Hill.
9. Stormwater infrastructure is expensive. It would be good to explore new and cheaper ideas on how to combat this.
10. Attracting investment to the neighborhood would be easier if they did not have to invest in infrastructure first; provide easier mechanisms to convert properties to commercial.
11. Highlighted the node between 24th-27th streets as a potential town center. Looking down River Road 33rd-34th as another neighborhood center.
 - a. Those locations present a great opportunity and have already been mentioned on the Choice plan, especially the 24-27th street stretch of River Road. New attractions like waterfront amenities can bring visitors from the region to these districts.
 - b. Cramer Hill leakage rate?
12. Discussion about need for neighborhood-scale commercial and providing parking for commercial corridor.
13. Highlighted public safety as a priority topic, especially around the parks. The local police department can also partner with the city traffic department to address traffic concerns. Invite Director of Public Works, Keith Walker.
14. Parking is an issue to be looked at.
15. Discussion on planning effort—meetings have been going on for 2 years now, are we are starting the whole process over again?
 - a. The HUD Choice Implementation Grant, led by the Housing Authority, was specifically about Ablett Village and neighborhood housing. This plan is separate from that effort but will build off it. This planning process is broader, it includes components of the Choice effort but provides funding to implement other neighborhood projects. The Housing Authority recently submitted application for the HUD Choice Implementation grant.
16. Discussion on what are we doing for business owners and residents who may not be able to communicate in the English language.
 - a. There is a citywide bodega association that includes approximately 8 Cramer Hill businesses.
 - b. Discussion on language barriers to participation.
17. Would like to see partnerships with local artists to create art projects displaying Hispanic pride. This may be a topic crossing through economic development, art and culture.
18. What tables are meeting in Camden and what tables are meeting in Cramer Hill? How do businesses benefit from the different City / neighborhood organizations?
19. What is the reopening of the waterfront park and how will people interact with it?
20. Cramer Hill Community Development Organization was the go-to local group but that is no longer an active group. There are still local organizations to reach out to.
21. There needs to be a focus on social, family, and educational growth, not just infrastructure. A community/library center would be vital to serve as hub for information and resources.
22. What is the best way to reach out?



- a. Keep in mind about hours to ensure everyone can meet. Might have to have some meetings late to be able to include workers; evening meetings for public.
- b. Bodega Owners Association utilizes Zoom; participants comfortable with virtual format.
- c. Does zoom work for the community? People know it and are willing to use it.
- d. Eventually we can do outdoor, socially distanced meetings once it is warmer.
- e. We can use Lutheran Church and the Kroc Center for indoor meetings.
- f. Asked whether residents prefer email or text. Text is preferred.

END NOTES