

SINA

Celebrates Thirty Years of Service to Hartford's South End

Three decades. Thirty years. 10,950 days. However it's written, SINA's history in Hartford's South End has been substantial and successful. On April 5th, 2008, SINA celebrated its 30th anniversary with a gala event at the Hartford Club. Community members, partners, dignitaries and representatives from area nonprofits joined the SINA staff and board for an evening full of reflection and recognition.

The emcee, former local TV celebrity Lew Brown, introduced all the guests of honor, which included three of the four former Executive Directors: Ivan Backer, Hartford Mayor Eddie Perez and Jose Perez (Bob Pawlowski was unavailable).

SINA received proclamations from Governor Rell, the State Legislature and the City of Hartford for its activities, which included spearheading the 112 million dollar Learning Corridor project. Kevin Kinsella, Chair of SINA's board of directors, said the Learning Corridor, on the sixteen acre urban campus of public magnet schools, now engages more than 1500 students from Hartford and more than forty suburban school districts. SINA was recognized as a national model suited for replication, as is already happening in Hartford's Asylum Hill neighborhood.

In presenting the city proclamation, Hartford Mayor and former SINA Executive Director Eddie Perez said, "Thirty great years for SINA have been thirty great years for the Barry Square and Frog Hollow neighborhoods." Fourth District State Representative Kelvin Roldan and State Senate Deputy Majority Leader John Fonfara presented the State Legislature's proclamation.

As a highlight of the evening, outgoing Hartford Hospital CEO John Meehan was honored for his nineteen years of service to the community through his support of SINA. Kevin Kinsella recognized Meehan by saying, "John Meehan had the spirit and enthusiasm to improve the place where we live and work, an outstanding advocate." Kinsella also thanked his fellow board members and talked about SINA's contributions throughout the years.

Cabán spoke about the ongoing future of the organization as a catalyst for improving neighborhoods with its comprehensive approach of housing development, public safety, education and economic development. Cabán also launched SINA's new website www.sinainc.org and presented a documentary about the thirty year old organization, produced by Connecticut award winning producer Frank Borres, and soon to be available online.

The event sponsors were Aetna Foundation, Bank of America, Mayo Crowe, Connecticut Children's Medical Center, Hartford Hospital, Trinity College, Corporation for Independent Living, People's United Bank, and The Phoenix Companies.

WWW.SINAINC.ORG

Find out what's happening around SINA and the Southside. Visit SINA's new website at www.sinainc.org



- **New Homeownership Opportunities** In Sight for Southside
 - Remembering Sergeant **Matthew Daniel Arace**
 - The Measure of Success
 - Frog Hollow Unites

+ 157,350 Square feet of residential construction with Cityscape Homes and Apartments
+ 60,000 Square feet of recreational construction with the Community Sports Complex
+ 38,848
+ 16 Acres dedicated to education with the nationally recognized Learning Corridor campus
+ 24,000 Square feet of family and youth service space donated to Mi Casa Family Service and Education Center
+ 150 → High school scholars recognized
+ \$99,975 → In college scholarship funds given

= significant advancement in Southside neighborhoods.

In 2008, SINA's 30th anniversary year, we celebrate three decades of community growth. SINA is proud to have been a longstanding contributor and catalyst for development and change in Hartford's South End. The impact is evident all around us: in a landscape that has, house by house and block by block, developed and improved; in lives that, individual by individual, have been encouraged and empowered—from Learning Corridor students, scholarship recipients, job placements and community street captains, to families, teenagers, neighbors and new homeowners.

Following such progress, SINA now turns its attention to maintaining these gains. Our aim: to address and improve community, public safety and quality of life conditions; to help create education and job opportunities; and to further attract visitors, homeowners and investors to see and experience all that Hartford's Southside has to offer.

Setting the course ahead, SINA has developed its strategic goals for 2008 through 2010. Our planned initiatives include:

- Helping organize a homeowners association to support Southside homeowners with resources and collaborations
- Rejuvenating our **Aetna Center for Families** community programs such as door-to-door visits, street captains and adult education
- Working closely with the Hartford Police Department and SINA members' security forces to increase public safety
- Launching a cleanliness education campaign
- Strengthening the connection between employees of our member institutions and the community
- Expanding our REACH (Recognition, Education, Achievement and Community Health) program.

Focusing on education, SINA looks forward to:

- Expansion of our scholarship programs and text book assistance for college students
- Development of an early childhood center in the Learning Corridor neighborhood
- Detailed talks with Hartford public school systems to adapt SINA programs to upcoming changes in Hartford's education model

SINA is pleased to welcome its newest board members: Gloria Jones — Manager, Clinical Operations & Ambulatory Support, Connecticut Children's Medical Center, and Jason Rojas — Director of Community Relations, Trinity College.

Working together with our board and institutions, SINA looks forward to continued progress in the coming year, and to another thirty years of great strides for Hartford's Southside.



U.S. Hispanic Leadership Institute, an organization that promotes voting and civic participation, recently appointed SINA Executive Director Luis Cabán to its board of directors.

The Measure of Success

In cooperation with Trinity College, SINA is investigating its economic impact on Southside neighborhoods. To quantify this impact, the study is examining the multiple means of fiscal activity generated by SINA. It is hoped that the outcome will demonstrate that SINA not only increases the quality of life in its target neighborhoods, but also serves as a significant economic force that brings financial value to the community and the city of Hartford.

In addition to providing an empirical measure of what SINA and its institutions' investments have produced, SINA expects that the results will help attract additional investments in the Southside neighborhood.

The study is being conducted by SINA's John Bailey, Director of Community and Government Affairs, through Trinity College's Center for Global and Urban Studies led by Dean and Director Dr. Xiangming Chen.

Introducing Yanil Teron



The Connecticut Puerto Rican Forum (CPRF) has introduced a new Executive Director, Yanil Terón. CPRF is SINA's community partner for job training and employment — key aspects to the vitality and success of a City. Currently SINA

and CPRF are exploring new ways to increase job opportunities for local residents.

Yanil has worked with CPRF since 2000, previously working with program development, including collaborating with SINA to spearhead the Latino Civic Engagement Academy. The Academy helps prepare Latinos to navigate the road to leadership positions in a variety of sectors, with the aim that strong leadership can facilitate improving policies and systems.

SINA 3 ANNIVERSARY GALA



Rivera (Mi Casa), Luis Huerta (Mi Casa), Teresa Hopkins-Staten

(Northeast Utilities).

New Homeownership Opportunities In Sight for Southside

Turn the corner onto School or Colonial streets, and you'll see potential: empty lots poised to become eighteen new houses. As the final phase of SINA's Cityscape Home Program, these properties will bring high-quality new construction to once blighted streets, and open the door for twenty-six new homeowners to join the vibrant Southside community.

The nationally recognized Cityscape Homes project has already developed thirty new homeownership units in the Southside. As a component of the Cityscape Neighborhood Revitalization Campaign, Cityscape Homes aims to help transform Hartford's Frog Hollow and Barry Square neighborhoods by creating bustling, safe and prosperous neighborhoods in which people can live, work, go to school and shop.

The seven million dollar Cityscape Homes Phase IV construction project will create ten single-family homes and eight two-family homes, designated for first-time homebuyers with moderate incomes. Using an effective revitalization technique



known as Target Block Approach, the homes are all located on two streets, with the ten single-family homes contiguous on Colonial Street. The project's architectural style will integrate the new construction with the existing neighborhood character, including custom colonials with driveways and off-street parking. The homes range from a 1500 sq. ft one-family home to a 2700 sq. ft. two-family house. To reduce homeowners' energy/utility costs, the homes will feature "ENERGY STAR" appliances, high efficiency condensing boilers and spray-in foam insulation.



Dignitaries, developers, and residents of Hartford's Southside took part in the groundbreaking event on October 25, 2007. Despite the chill in the air, spirits were high with anticipation for the new development and its benefit to new homeowners, neighbors and the community itself.

Tom Ciccalone, Director of Housing for the Department of Economic and Community Development (DECD), expressed the State's confidence in SINA. "SINA has made a real difference in the way people live and go about their daily business, whether it's going to work, to school, to the playground or sitting on their own front porch. SINA's projects fit in perfectly with DECD's commission of providing affordable housing opportunities."

Phase IV is financed by a variety of sources, including DECD's Housing Trust Fund, the U.S. Dept. of Housing and Urban Development, the City of Hartford, CHFA, LISC and Homebuyers 1st Mortgage. Much of this financing is in the form of grants that allow the homes to be sold for less than the actual cost of construction. These grants are attached to the property as a second or third mortgage and generally restrict the property from being resold during a ten to fifteen year period to a family that is not income qualified.

Interested in owning a Cityscape Home?

- To be eligible, applicants must be first-time homebuyers with low to middle income (Example: income eligibility for a family of four is less than \$96,000).
- One-family units will start at \$160,000. Two-family units will start at \$249,000.
- The second unit of two-family homes must be rented to income eligible families.
- A variety of mortgage programs are available to make these homes affordable.
- Eligible applicants will be considered on a first-come first-served basis.

For more information, or to apply, please call SINA's John Rosenthal at 860-493-1618.

Remembering Sergeant Matthew Daniel Arace



On September 17, 2007, the Barry Square community and guests gathered to honor Sergeant Matthew David Arace, the Hartford Police Officer who passed away on October 21, 2006. For six years, Sergeant Arace served as the Community Service Officer in the Maple Avenue area. His impact was significant:

"No challenge was too great or too small for him to tackle," said SINA's Executive Director Luis Cabán. SINA, as part of its commitment to public safety and community, lent support for the memorial service. "Arace was a role model for young and old, and he has left a legacy— he brought about a sense of community." In fact, Arace's legacy can be seen as the very definition of community policing—a policing that depends on integrity, availability, approachability and dedication—all traits that Arace possessed, and were greatly extolled, at his memorial service.

"His presence gave people more confidence," said Reverend Thomas R. Mitchell, pastor of St. Augustine's Church. "Community policing gives people hope." Reverend Mitchell continued to explain how Arace's presence fulfilled the need for trust between the police and the community. "Matthew Arace was the face of the police department in Barry Square. If a community feels safe, it grows. I think you can see it here today."

The event's date itself was significant: September 17, Matthew's birthday, added special meaning for Matthew's family—especially for his twin brother and fellow Hartford Police Department Officer, Christopher Arace. "Being his twin we used to spend this day together, as long as I can remember. Thanks to Hyancinth Yennie [Chair of the Maple Avenue NRZ Committee], I can't think of a better way to spend it."

Organized by the Maple Avenue NRZ, with contributions from the police union, the City and SINA, the memorial service drew a large crowd of community members, family, friends and colleagues—including former police Chief Mark Pawlina, who came from Chatham on Cape Cod to honor Matthew. "It was the least I could do for Matthew. He served this community well. His spirit is still here. His spirit meant so much to this neighborhood and will live forever right here in Barry Square."





Indeed, Seargent Arace will continue to live on in Barry Square, remembered by the community, and memorialized with a special plaque and a tree planted in his honor. Reverend Mitchell concluded the event by dedicating the tree as a fitting remembrance. "A tree has roots," he prayed. "Matthew has roots here in Southeast Hartford. Bless this tree as it continues to grow, a sign of our growth to reach out and serve the needs of one another.

"We must show appreciation for every one of our police officers," said Hyacinth Yennie, Chair of the Maple Avenue NRZ Committee. "We appreciate you very much - especially in this neighborhood."

SINA CORPORATION AND SUBSIDIARIES

Consolidating Statements of Activities year end December 31st 2006

SINA CORPORATION AND SUBSIDIARIES

CONSOLIDATING STATEMENTS OF ACTIVITIES

Year Ended December 31, 2006

	SINA Corp.	Southside Institutions Neighborhood Alliance, Inc.	SINA Properties, Inc.	Vernon Street Bus Garage Cleanup Corp.	Urban Preservation I, LLC	Presidents Corner Housing, LP	Presidents Corner Development, LLC	Eliminating Entries	Consolidated Total
Revenues									
Membership assessments Hartford Hospital Trinity College Connecticut Children's Medical Center	\$ 230,000 230,000 230,000	s - -	\$ -	\$. 	\$ - -	\$ -	\$ -	\$:	\$ 230,000 230,000 230,000
Total membership assessments	690,000								690,000
Other Revenues									
Grants Net assets released from restrictions for operations Rental income Miscellaneous income and other income Investment income Contributions Total other revenues	<u>:</u>	2,079,500 501,346 46,407 64,304 14,627 690,000 3,396,184	12,000	- : - : 1		<u>:</u>		(690,000)	2,079,500 501,346 58,407 64,745 14,627
Total revenues	690.000	3.396.184	12.440	1				(690,000)	3,408,625
Expenses Organizational expenses Program expenses Development expenses Passthrough grant to Trinity College Real estate expenses	13 690,000	514,362 196,481 476,066 2,000,000 145,088	6,092	377	250	1,351 - - - 250	250	(690,000)	522,195 196,481 476,066 2,000,000 171,055
Total expenses	690,013	3,331,997	31,309	377	250	1,601	250	(690,000)	3,365,797
Excess (deficiency) of revenues over expenses	(13)	64,187	(18,869)	(376)	(250)	(1,601)	(250)		42,828

SINA CORPORATION AND SUBSIDIARIES

CONSOLIDATING STATEMENTS OF ACTIVITIES - Continued

Year ended December 31, 2006

	SINA Corp.	Southside Institutions Neighborhood Alliance, Inc.	SINA Properties, Inc.	Vernon Street Bus Garage Cleanup Corp.	Urban Preservation I, LLC	Presidents Corner Housing, LP	Presidents Corner Development, LLC	Eliminating Entries	Consolidated Total
Equity in loss of: Pope Park Zion, LLC Urban Preservation I, LLC Presidents Corner Housing, LP Presidents Corner Development, LLC Urban Preservation Associates, LP	\$ - - - -	\$ (95,940 (109 (1,585 (266) -) -	s .	\$ - - - (23)	\$ - - - -	\$ - (16)	\$ - 109 1,601 266	\$ (95,940) - - - (23)
Net loss	(13	33,713	(18,869)	(376)	(273)	(1,601)	(266)	1,976	(53,135)
UNRESTRICTED NET ASSETS (RETAINED EARNINGS), Beginning of year	44,610	3,397,970	(1,067,125)	(32,190)	(1,951)			877.052	3,218,366
UNRESTRICTED NET ASSETS (RETAINED EARNINGS), End of year	44,597	3,384,257	(1,085,994)	(32,566)	(2,224)	(1,601)	(266)	879,028	3,165,231
TEMPORARILY RESTRICTED NET ASSETS, Beginning of year Net assets released from restrictions Grants Temporarily restricted net assets, end of year		302,000 (501,346 299,396 100,050		- - -	-	<u>:</u>		<u>:</u> 	302,000 (501,346) 299,396 100,050
Net assets, end of year	\$ 44,597	\$ 3,464,307	\$ (1,085,994)	\$ (32,566)	\$ (2,224)	\$ (1,601)	\$ (266)	\$ 879,028	\$ 3,265,281

SINA CORPORATION AND SUBSIDIARIES

Consolidating Statements of Financial Position December 31st 2006

SINA CORPORATION AND SUBSIDIARIES CONSOLIDATING STATEMENTS OF FINANCIAL POSITION December 31, 2006

ASSETS	_SINA C	orp.	Southside Institutions Neighborhood Alliance, Inc.	SI	NA Properties, Inc.	Bu	mon Street us Garage anup Corp.		Urban servation I, LLC	(esidents Corner using, LP	(esidents Corner opment, LLC	E	liminating Entries	Co	nsolidated Total
CURRENT ASSETS Cash Grants and other receivables Prepaid and other assets	\$	1,448	777,522 32,415 18,893	\$	9,208 - 244	\$	9,846 2,776 -	s 	:	\$:	\$	- - 85	s 	:	\$	798,024 35,191 19,222
Total current assets		1,448	828.830	_	9.452	_	12,622	_		_		_	85	_		_	852,437
Investment in affiliates Due from affiliates Real estate held for sale Real estate held for development Rental real estate less accumulated	4	3,149	903,040 1,576,692 85,954 86,009		8,290 100,631		:		30 100 -		- 1 597,977		:		(572,285) (599,270)		373,934 985,813 186,585 683,986
depreciation of \$733,863 Office equipment, less accumuliated Depreciation of \$35,828 Total assets	S 4	4,597	434,654 15,215 \$ 3,930,394		212,008	\$	12,622	s	130	<u> </u>	597,978	\$	- 85	_ s_	. (1,171,555)	s	15,215 3,744,632

SINA CORPORATION AND SUBSIDIARIES

CONSOLIDATING STATEMENTS OF FINANCIAL POSITION - Continued December 31, 2006

LIABILITIES AND NET ASSETS	SINA Corp.	Southside Institutions Neighborhood Alliance, Inc.	SINA Properties, Inc.	Vernon Street Bus Garage Cleanup Corp.	Urban Preservation I, LLC	Presidents Corner Housing, LP	Presidents Corner Development, LLC	Eliminating Entries	Consolidated Total
CURRENT LIABILITIES Accounts payable Accrued expenses and other liabilities Note payable	\$.	106,157 129,890 230,000	\$ 7,952 60	\$ 1,790 250	\$ 250 - -	\$ 250	\$ 250	\$ - 498 -	\$ 116,649 130,698 230,000
Total current liabilities		466,047	8.012	2,040	250	250	250	498	477,347
Due to affiliates		40			2,004	599,229	1	(599,270)	2,004
Total liabilities		466,087	8,012	2,040	2,254	599,479	251	(598,772)	479,351
UNRESTRICTED NET ASSETS Unrestricted net assets Capital stock Retained earnings deficit	44,597	3,364,257	1,408,363 (1,085,994)	43,148 (32,566)	100 (2,224)	100 (1,601)	100 (266)	879,028 (1,451,811)	4,287,882 (1,122,651)
Total unrestricted net assets	44,597	3,364,257	322,369	10,582	(2,124)	(1,501)	(166)	(572,783)	3,165,231
TEMPORARILY RESTRICTED NET ASS Grants	SETS -	100,050							100,050
Total temporarily restricted net ass		100,050							100,050
Total liabilities and net assets	\$ 44,597	\$ 3,930,394	\$ 330,381	\$ 12,622	<u>\$ 130</u>	\$ 597,978	\$ 85	\$ (1,171,555)	\$ 3,744,632



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Introducing SINA's New Board Members



In August of 2007, Jason Rojas joined Trinity College as their Director of Community Relations. In 2008, he began serving on SI-NA's board. "I'm proud to be part of it," said Rojas. "I know I've joined a well-respected and successful organization." In fact, before becoming a part of SINA, Jason had heard so much about the organization and how much it had accomplished that he assumed the SINA staff was much larger than it is. As for his initial impressions of serving on the board: "It's good to see how everyone is so engaged in the work we are doing. The Board

has great confidence in Luis and the staff. They have a achieved great success over these last thirty years and have implemented the vision of board one hundred percent."



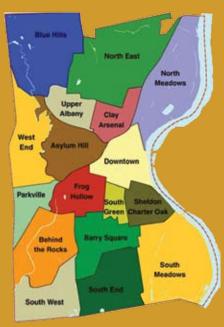
In 2001 Gloria Jones began working with Asthma Education at Connecticut Children's Medical Center. For the past two years, she has served as manager of CCMC's Clinical Operations & Ambulatory Support. Gloria's personal commitment to community led her, in January 2008, to join SINA's Board of Directors. "It is important for me to be involved in community," she said. "I work in this neighborhood and I see the residents here." As part of SINA's REACH Committee (Recognition, Education, Achievement, Community Health), Gloria hopes to further cultivate

relationships with people in the community by bringing encouragement and support through mentoring and other community programs.

Frog Hollow Unites

Whether north on Mortson Street or south on Madison Street, the Frog Hollow neighborhood shares common ground, and some common concerns. So it only made sense when NRZ groups working in each of these areas came together to optimize their strategies and outcomes. In the summer of 2007, Frog Hollow South NRZ and North Frog Hollow NRZ began discussing the possible collaboration.

"We were working on similar projects, attending the same meetings. There was a lot of overlap," said Doug Campbell, chair of Frog Hollow South NRZ.



In January of 2008, the groups made it official by signing a letter of agreement for one year of joint activity. Their mutual goals: increase the quality of life for residents, renters and businesses, and further connect the Frog Hollow area with downtown and Trinity College. Together the groups will focus on quality of life improvements for Broad Street, continue to work with the City to address blighted properties, and plan for a community-wide meeting at the Learning Corridor campus. The goal of these meetings will be to get more people involved in community life by introducing residents,

neighbors and area employees to the wealth of available programs, services, facilities and resources.

SINA's mission is to work cooperatively with the community to develop leadership and improve the economic, physical and social characteristics of Hartford's Frog Hollow, Barry Square and South Green Neighborhoods.

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IVETTE QUIROS - Executive Assistant • KEITH HEDMAN - Fiscal Officer