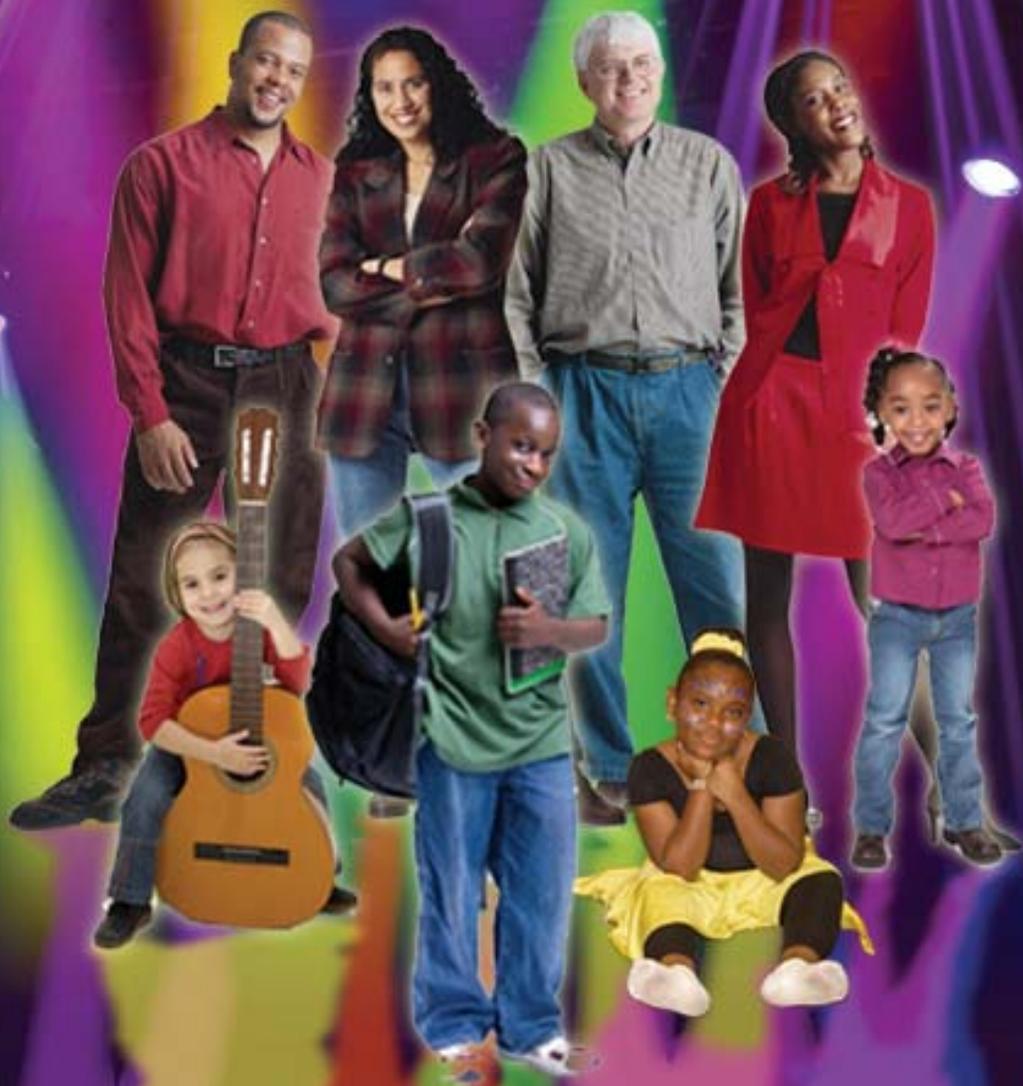


# We Believe!



University Area  
Community Development Corporation, Inc.

"Working to improve the community"

# BOARD OF DIRECTORS *and Staff*

# MESSAGE FROM *the Chairman*

## Board Members

Volunteer Chairman & CEO  
Senator Victor D. Crist

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Secretary  
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McIlwain Family Dentistry

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University Community Outreach Christian Center  
Don Grantham, Pastor, University Baptist Church  
Laurence Hall, President, Robbins Manufacturing Co.  
Lorena Jaeb, President,  
Jaeb Family Investments  
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of Academic Affairs, University of South Florida  
Gene Marshall, Chairman, Northstar Bank  
James Petrone, Area Resident  
Betty Reed, State Representative  
Norm Stein, Corporate President & CEO,  
University Community Hospital

## Executive Staff

Julian Garcia, Jr., Executive Director

Timothy Jewesak, Chief Financial &  
Human Resources Officer

Suzanne Eastridge, CFRE, CFRM,  
Director of Fund Development & Donor Relations

Anna Robinson Lindsey, Director of Grants & Programs

Martine Dorvil, Director of Community Service & Events

Albert Meza, Director of Facilities & Asset Management

Michael J. Morina, Director of Community Development

Harriett Scott, Director of +SPIN Program

Curtis L. Stokes, Vice-President,  
Fifth Third Bank  
Mark Thornton, Director,  
Hillsborough County Parks,  
Recreation, & Conservation Department  
Daniel J. Valdez,  
Chief Officer for Human Resources,  
School District of Hillsborough County  
Jose Vivero, President,  
Century Bank of Florida

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Dear Friends,

As the UACDC looks back on ten years of community advancement, I am truly grateful to have been a part of such an incredible transformation. Together we have come a long way on a path toward realizing the dream of revitalizing our University Area. We look back on the opening of the Community Center Complex, Park, Classroom Annex, two schools, social services center, and health center, among many others. All these wonderful facilities are fully programmed with educational and enrichment activities for area residents, children, and families, and all these tremendous resources from the UACDC and its partners did not exist a decade ago.

To achieve our goals and dreams of success, progress must continue. There are still many tasks to accomplish to bring harmony and prosperity to this once down-trodden community. With your support we will revitalize this dynamic neighborhood. Unique and exciting challenges await us. Seeing what we have already accomplished together, I have no doubt that our vision for a safe and sustainable community will be fully realized.

With a tremendous sense of pride and humility, I extend my sincere gratitude to the residents, concerned citizens, supporters, and donors of the University Area Community.

With gratitude,



Senator Victor D. Crist  
Volunteer Chairman & CEO



# MESSAGE FROM THE Executive Director

Dear Friends,

To all of you who have committed your time, energy, and resources to secure a brighter future for the children and families of the University Area Community, please know that the changes that have taken place over the past ten years are directly related to your efforts.

Together we have successfully completed new facilities throughout the neighborhood, programming has grown exponentially, and the main thoroughfare, North 22nd Street, is undergoing reconstruction. In addition to core educational, social service, and recreational programs offered at the Center Complex and with its partners, the UACDC is also operating a vital coordinated community anti-crime initiative, child abuse prevention programming, teen activities, and serving not only the children of the University Area, but over 12,500 vulnerable children annually at multiple sites throughout West Central Florida through our PRODIGY Cultural Arts Program focused on improving attitudes, behavior, and learning skills.

As we celebrate ten years of community advancement, everyone, from the Board of Directors led by Senator Victor Crist, to the staff, residents, and public-private sector partners, shares a vision and the desire to accomplish common goals in the University Area Community. Their degree of dedication is not only inspirational, but it underlies the power of team work and emphasizes the significance of unity in order to reach objectives.

Sincerely,

Julian Garcia, Jr.  
Executive Director



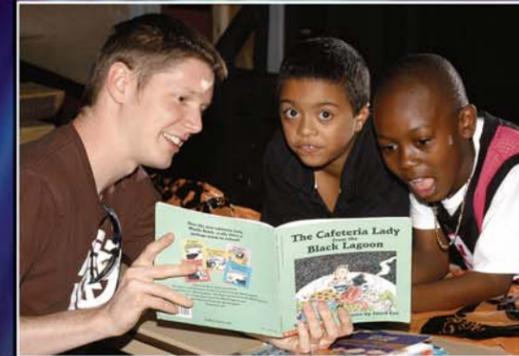
# COMMUNITY Advancement

## More than a Decade of Success

The UACDC is not just a collection of buildings. It is a vision for a brighter future that is made possible through daring to dream. It is this vision that drives us. You can already see where the vision has become a reality within the sprawling campus of the UACDC on the east side of North 22nd Street. To the west lies only more potential that is coming to life each and every day.

The University Area is being transformed through the community-based leadership of the University Area Development Corporation, Inc., and the USF Area Community Civic Association. The UACDC exists to improve the economic, educational, and social levels of the more than 40,000 residents of this socially and economically vulnerable community formerly known as "Suitcase City." The mission, which is well underway, is to professionally spearhead the redevelopment of the University Area, acquire resources, and provide support for revitalization and permanent community sustainability.

In accordance with this mission, the UACDC is involved in a variety of activities to strengthen this at-risk community. These activities range from operating a fully programmed, state of the art Community Center Complex to increasing economic development and affordable housing in the target area through innovative partnerships between the public and private sectors and a variety of service providers. After a decade of successful leadership by our Board, Volunteers, Staff, and Community Residents, programming has grown to include social service, health, crime prevention, education, and recreation for area children and families, as well as cultural arts offerings through the UACDC's PRODIGY Program.



## Community Progress

- 1980s Neighborhood advocacy organizations formed
- 1990 Advocacy organizations merged into USF Area Community Civic Association
- 1994 Federal Weed & Seed District created
- 1995 Safe Haven Resource Center opened
- 1996 University Community Park opened
- 1998 Sheriff's Command Center launched

- 1998 University Area Community Development Corporation founded
- 1999 University Area Mass Transit Center opened
- 2000 University Area Community Center Complex completed
- 2001 PRODIGY Program developed
- 2002 Recreational Activities & Adult and Early Childhood Education Programs expanded

- 2003 Muller Magnet Elementary School opened
- 2004 UACDC's Positive SPiN collaboration established
- 2004 Bowers Whitley Career Center opened & UACDC's Teen Empowerment Council created
- 2005 University Area Business Alliance launched
- 2005 UACDC's Crime Prevention & Even Start collaborations established

- 2005 Health Clinic & Social Services Center completed
- 2006 PRODIGY Program expands throughout West Central Florida
- 2006 Junior Achievement Center opened
- 2007 UACDC Classroom Annex constructed
- 2007 North 22nd St. Main Street improvements began construction

# UACDC Offerings

## UACDC Programs

- Economic Development
- Community Events
- PRODIGY Cultural Arts
- Teen Empowerment Council
- University Area Business Association
- Apartment Owners & Landlords' Council
- Community Outreach
- Even Start Infant Care
- Afterschool Care
- Adult Education
- Senior Activities
- Tutoring
- International Intern Exchange
- Positive Spin Child Abuse Prevention
- Community Health & Safety
- Children's Advisory Council
- Inter Faith Based Coalition
- Recreation Resource Link
- Performing Arts
- Crime Prevention
- Affordable Housing Partnerships
- Holiday Assistance

University Area Community Center Complex



# COMMUNITY Gatherings

## Toys for Tots

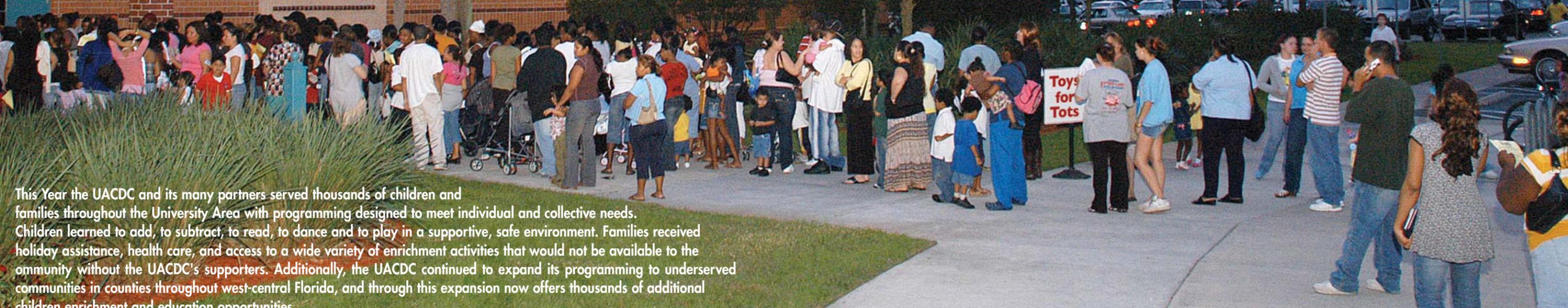
The UACDC is proud to partner with the US Marine Corps Reserve Toys for Tots Program. Toys for Tots is the Marine Corps' premier community action program and the only charitable endeavor within the Department of Defense which reaches outside the military establishment to give something back to the community.

The UACDC is Hillsborough County's largest Toys for Tots distribution center. At this year's Winter Celebration, over 10,000 toys were distributed, making the holidays brighter for thousands of University Area children.



## Back to School Festival

The UACDC and the Hillsborough County Back to School Coalition served nearly 4,200 children this year. The Back to School Festival offers the community a chance to gather and celebrate the summer's end and ensure that children are prepared for school with supplies, immunizations, physical exams, and wellness checks. This partnership effort with the health department includes volunteer service from physicians, nurses, the USF Center for Civic Engagement & Volunteerism, and the USF College of Public Health & the Bridge Program, as well as the staff of the University Area Park, Bower's Whitley Career Center High, and the University Health and Social Services Center.



This Year the UACDC and its many partners served thousands of children and families throughout the University Area with programming designed to meet individual and collective needs. Children learned to add, to subtract, to read, to dance and to play in a supportive, safe environment. Families received holiday assistance, health care, and access to a wide variety of enrichment activities that would not be available to the community without the UACDC's supporters. Additionally, the UACDC continued to expand its programming to underserved communities in counties throughout west-central Florida, and through this expansion now offers thousands of additional children enrichment and education opportunities.

# THE CONFETTI *Celebration*

The Confetti Celebration is nothing more than a spectacular and a vivid reminder of the out pouring of support the UACDC programs enjoy all year long. Sequins and cameras flashed, and inspiration was served up along with gourmet delights, excitement, and colorful entertainment at the UACDC's third annual gala in November.

This dazzling event, guest hosted by the UACDC's Teen Empowerment Council, was sold out weeks in advance, and nearly 500 guests were on hand to celebrate the accomplishments of the University Area. Mr. Cleveland Jennings, Jr., one of the UACDC's most successful founding Teen Council Members offered a moving speech regarding his positive experiences in the UACDC programs.

The evening's entertainment ran the spectrum from children's artwork to caricature artists and confetti colored sculptures to string quartets playing rock and roll. The featured entertainers were the oldies band, The Malones, performing time honored favorites and including the student hosts in their onstage performance. Miss Chantey Holten from the UACDC's PRODIGY & Teen programs stole the show in a dance performance of When You Believe supported by the Confetti Dancers of PRODIGY's Youth Empowered to Achieve site.

The evening celebrated the University Area's advancement as a vibrant, enriched, and exciting community.



# LEADERSHIP *Sponsors*

## Bank of America

Neighborhood Builders™ Award



# DONORS *and Supporters*

## Platinum Donors

Bank of America Foundation  
Children's Board of Hillsborough County  
Hillsborough Kids, Inc  
State of Florida Department of Children and Families  
State of Florida Department of Juvenile Justice  
State of Florida Office of the Attorney General  
U.S. Marines Toys for Tots Program

## Gold Donors

Anonymous (3)  
Bright House Networks, LLC  
Citigroup Foundation, Inc.  
J.P. Morgan Chase Foundation  
Southern Wine & Spirits  
TECO Energy, Inc.

## Silver Donors

Amerigroup Corporation  
D.V.D. Consulting, Inc.  
Fidelity Charitable Gift Fund  
Glimcher Properties LP  
Native Florida Landscape  
New Tampa Players, Inc.  
Robbins Manufacturing, Co.  
University Mall  
Don and Erika Wallace Family Foundation  
Waste Management Inc. of Florida

## Patrons

Aflac Incorporated  
All Green Holding Company LLC  
Alliance for Affordable Housing, Inc.  
AstraZeneca Pharmaceuticals LP  
Bank of America  
Bank of Florida  
Barbara Powers Promotions  
Bay Area Youth Services  
BlueCross BlueShield of Florida  
C.D.C. of Tampa  
Charles M. Thurman, CLU, Inc.  
Comprehensive Health Management Inc.

Critical Intervention Services, Inc.  
The Development Training Institute, Inc.  
Senator Paula Dockery  
Ed Homan Campaign Fund  
Fifth Third Bank  
H. Lee Moffitt Cancer Center & Research Institute Foundation  
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J. Michael and Frances Jensen  
Lightning Technology Group, Inc.

Louis Betz & Associates, Inc.  
Gene and Aldyth Marshall McIlwain Family Dentistry  
Paul and Patricia Melech  
James and Beverly Moffett  
Native Florida Nursery  
Natural Design Landscaping, Inc.  
Nuccio Heating & Air Conditioning  
Pilot Bank  
Pioneer Financial Associates, Inc.  
Rent-n-Roll  
Rotary Club of Tampa North

The Rydberg Law Firm, P.A.  
Southport Financial Services, Inc.  
Paul and Sherrill Tomasino  
Town & Country Hospital  
U.S.F. School of Social Work  
UACDC Senior Exercise Class  
University Commercial Center Ltd.  
University Community Hospital  
University Village  
Valiente Hernandez, P. A.  
Verizon Foundation  
WW Resources, Inc.



# DONORS and Supporters

## Friends

Alpha Phi Alpha Fraternity  
Ann Caraher  
Coen & Company  
Suzanne Eastridge  
Heads Up Performance, Inc.  
Ed Homan and Carol Hodges  
James T. Golden Campaign Account  
Magic Wok Management, LLC  
Tampa Alumnae Chapter of  
Delta Sigma Theta Sorority, Inc.  
Wal-Mart Foundation

## Believers

Access Health Consultants LLC  
Amscot Financial Corporation  
Ardaman & Associates, Inc.  
Robert and Diane Blasé  
Edward and Barbara Brewer  
Patricia Bryant  
The Honorable Joseph and Nair Caetano  
Eleanor Cecil  
Celestial Church of Christ  
Citrus Health Care, Inc.  
Martha Cook  
Lauren Dean  
Designs in Development, Inc.  
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Norma Fulford  
Helene Geraci  
Eva Gould  
Greater Bethel Mission Board Church  
Jane Hammerbeck  
Mary Lou Harkness  
Pat Harrell  
Roy Hellwege  
Marilyn Hett and Richard Gill  
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Institute for Research in Human Happiness  
Rosemary Jackson  
Matt and Carmela Johnson  
Robert and Shirley Jones  
Jean Juengling  
Robert and Dolores Ketch  
Lazaro Industries, Inc.

Ellen Leedy  
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Joseph and Gail Luede  
Francis and Ann Martin  
James and Kate Mitchell  
Ann Nord  
Shawn and Kim O'Brien  
Joyce Olsson  
Palm Tree Apartments, Inc.  
Bernadette Parker  
Senator Durell Peaden, Jr.  
RDI General Contractors  
Representative Betty and James Reed  
The Honorable Linda Saul-Sena  
Harriett Scott  
Richard and Arlene Smith  
Mary Lou Snyderman  
Cecil Snyder  
Robert Temple  
Tucker Hall, Inc.  
Eva Tyler  
United Healthcare of Florida  
University Area Student Civic Association  
University of South Florida Athletics  
Wachovia Bank

## Special Supporters

Allegany Franciscan Foundation  
Bank of America  
Bowers Whitley Career Center High School  
Casper's Company  
Community Foundation of Greater Tampa Bay  
Senator and Mrs. Victor D. Crist  
The Darce T. Crist Family  
D.V.D. Consulting, Inc.  
Florida Orchestra Guild Tampa, Inc.  
Glimcher Properties LP  
Yama Gooding  
Healthease  
Hillsborough County Parks, Recreation, &  
Conservation Department  
Ernest Hooper  
J.C. Newman Cigar, Co.  
Lake Jovita Golf & Country Club

The Link Event Professionals  
Luna Guitars  
Native Florida Landscape  
Saddlebrook Resort  
School District of Hillsborough County  
James & Amy Shimberg Charitable Trust  
Southwest Airlines Co.  
Sarah E. Stadel  
Staywell  
TECO Energy, Inc.  
Paul and Sherrill Tomasino  
Tradewinds Island Resort  
University Area Health Center  
University Area Social Services Center  
University Mall  
University Village  
USF Area Community Civic Association  
Well Care HMO, Inc.



## Gift Supporters

Adamson Deal Advertising Marketing Design  
Adolescent Development Services  
All Sports Community Service, Inc.  
Alpha Phi Alpha Fraternity  
Anonymous (5)  
Aspirations Winery  
Aveda Experience Centers, Inc.  
Barbara Powers Promotions  
Big Cat Rescue  
Bijoux Jewelers  
Congressman Gus Bilirakis  
Black Art Plus, Inc.  
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BlueCross BlueShield of Florida  
Boizao Steakhouse  
Bostonian Holding Company  
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Buddy Home Furnishings  
Bulls For Bulls Country - USF  
Busch Gardens, Tampa Bay  
Cafe Don Jose  
Wayne Canady  
Charles Jewelers, Inc.  
The Charlie Daniels Band  
Cintas Corporation  
Cookies by Design  
Maria Del Carmen Panduro  
Dillard's Department Stores  
Ed Morse Cadillac  
Edible Arrangements  
Edwin Watts Golf Shop  
Embassy Suites Hotel at U.S.F.  
EMERGE Tampa Bay  
Federation of Families  
Fleming's Prime Steakhouse & Wine Bar  
The Florida Aquarium  
Florida Museum of Photographic Arts  
Flowers to Eat  
For Life Distributor  
Tim Gay  
Ginger Fitness & Rehabilitation, Inc.  
Girl Scout Troop #966  
Great Explorations Museum  
Gulf Coast Community Care  
Commissioner Ken Hagan  
Tanna Harper  
Heads Up Performance, Inc.

Heaven 273 Ministry  
Victor and Barbara Shayeb Helou  
Herrington's Salon  
Hillsborough County  
Board of County Commissioners  
Head Start  
Health Department  
Sheriff's Office  
Hilton Garden Inn  
Tony Holbrook  
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Hooters Restaurants  
Hunter's Green Country Club  
Hyde Park Dental  
Chisato Igaue  
J. Christopher's Restaurant  
Rosemary Jackson  
Dana Jewesak  
Matt and Carmela Johnson  
Senator Arthenia Joyner  
Polo Junior  
Kaleisia Tea Lounge  
Kappa Delta Delta Eta  
Tyrone Keyes  
Klaaren Art  
The Lace Basket  
Leary Technical Institute  
Lee Roy Selmon's  
Levin & McMillan, P.A.  
Lightning Foundation  
Lightning Technology Group, Inc.  
Tom and Julie Locke  
Longhorn Steakhouse  
Lowry Park Zoo  
Maggiano's  
Ricardo and Maria Marcano  
Mary Kay Cosmetics  
Steven Mayock  
Metropolitan Communications, Inc.  
Mimi's Cafe  
Miracles & Maggie's Tea Room  
Mortar Board National Senior Honor Society  
MOSI  
Muller Elementary School  
Nationwide Insurance  
New Tampa Junior Women's Club  
Debbie Nichols  
Commissioner Jim Norman  
North Tampa Chamber of Commerce

Northside FASST Program  
Oasis Community Church of Lakeland, Inc.  
Rosemary O'Neil  
P.F. Chang's China Bistro  
Palm Restaurant  
Patio Land U.S.A.  
Penwood Technology  
Pepito Masterpiece Portraits  
Elvin and Sharon Phillips  
Publix Super Market Charities  
Pura Vida Massage Therapy  
Michele Renee  
Roy's Hawaiian Fusion Cuisine  
Saks Fifth Avenue  
Janet Salyers  
Sam's Club  
Santa Maria Mission  
Sears Portrait Studio  
Self-Reliance, Inc.  
Sephora  
Sisthu's, Inc.  
Skipper's Smokehouse  
Elliot Smith  
Southern Image Studios  
Jordan Starling  
Steak N' Shake  
Tampa Bay Lighting  
Tampa Museum of Art  
Tampa Palms Women's Club  
Tanya & Matt's Ice Creamiest  
Target  
Terry Taylor  
The Writing Stable, Inc.  
Sigrid Tidmore  
Turner Elementary School  
United Healthcare of Florida  
University Community Hospital  
USF College of Education  
USF College of Medicine  
Veterans Hospital  
Volunteer USF  
Volunteers of America of Florida  
Wal-Mart Store  
Ward Temple A.M.E. Church  
Wesley Chapel Toyota  
Dale Yarbrough  
YMCA of Greater St. Petersburg  
Yuengling Brewing Company of Tampa  
Pat Zwolenski

# SWING into Action!

## Golf Tournament

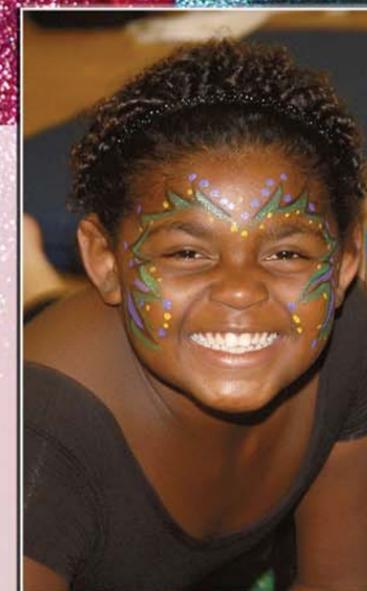
UACDC Golfers and Supporters gathered in May at the beautiful Lake Jovita Golf and Country Club in Dade City for the annual golf tournament. The outing, with lead sponsors University Mall, Ed Morse Cadillac, and South West Airlines raised thousands of dollars to support programming for teens in the University Area Community. This grand spring day finished with a celebratory dinner and awards ceremony hosted by St. Pete Times' Ernest Hooper. Golfers enjoyed a wonderful day on the greens supporting the UACDC Mission.



# FINANCIAL Statements

## STATEMENT OF FINANCIAL POSITION September 30, 2007

ASSETS	
Current Assets	
Cash & Cash Equivalents	\$3,043,516
Grants Receivable	235,450
Property & Equipment	2,307,452
Other Assets	506,750
<b>TOTAL ASSETS</b>	<b><u>\$6,093,168</u></b>
LIABILITIES	
Accounts Payable & Accrued Expenses	\$812,351
<b>TOTAL LIABILITIES</b>	<b><u>\$812,351</u></b>
Long Term Debt	\$120,000
NET ASSETS	
Unrestricted	\$5,160,817
Temporarily Restricted	0
Permanently Restricted	0
<b>TOTAL NET ASSETS</b>	<b><u>5,160,817</u></b>
<b>TOTAL LIABILITIES &amp; NET ASSETS</b>	<b><u>\$6,093,168</u></b>



## STATEMENT OF ACTIVITIES For the Year Ended September 30, 2007

PUBLIC SUPPORT & REVENUE	
PUBLIC SUPPORT	
Grants & Contracts	\$5,670,529
Contributions & Fundraising	762,078
<b>TOTAL PUBLIC SUPPORT</b>	<b><u>6,432,607</u></b>
REVENUE	
Current Fees for Service	\$1,415,806
Investment & Other Income	91,419
<b>TOTAL REVENUE</b>	<b><u>1,507,225</u></b>
<b>TOTAL SUPPORT &amp; REVENUE</b>	<b><u>7,939,832</u></b>
EXPENSES	
Program Services	\$5,860,686
General Administrative & Facilities	796,538
Fundraising	273,896
<b>TOTAL EXPENSES</b>	<b><u>6,931,120</u></b>
EXCESS OF SUPPORT & REVENUE OVER EXPENSES	1,008,712
CHANGES	
Net Assets - Beginning of Year	4,152,105
<b>Net Assets - End of Year</b>	<b><u>\$5,160,817</u></b>



*"Dreams are achieved  
by those who believe!"*

*-- Senator Victor D. Crist*



  
University Area  
Community Development Corporation, Inc.  
"Working to improve the community"

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[www.UACDOnline.org](http://www.UACDOnline.org)