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social capital

volume V



INVESTING IN THE IMAGINATION, INGENUITY

AND POTENTIAL OF THE HUMAN SPIRIT



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Development



THOMAS SAFRAN & ASSOCIATES



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A WORD FROM RESIDENTIAL SERVICES

HCA is proud to present **Social Capital Volume V**. This issue highlights the individuals, organizations, and events that have made a positive impact on the communities we serve.

As we continue to push towards new heights in our programming we would like to thank all who have generously dedicated their time and resources, including those featured in this publication, towards HCA's goal of making one-of-a-kind enrichment programs free and accessible to our residents.

Housing Corporation of America (HCA) is a nonprofit 501(c)(3) social service provider that coordinates onsite programs in education and arts enrichment at over eighty affordable housing communities across Northern, Central and Southern California.

ROCKETEER

CLUB



Villaggio residents at the Rocketeer Club field trip to the Columbia Memorial Space Center in Downey, CA.

HOW A GRANT FROM THE ROY & PATRICIA DISNEY FAMILY FOUNDATION CHANGED THE FACE OF HCA PROGRAMS



W

ith a grant from the Roy and Patricia Disney Family Foundation, over 50 residents, ages 6-45 living in our communities in Central Los Angeles, Palmdale, North Hollywood, Compton, and Van Nuys, completed a yearlong 3D printing, robotics, and aerospace program that took place in their own backyard. This program became known as the “Rocketeer Club”, an approach to partnering with the Columbia Memorial Space Center to provide STEM courses and build community among these different clubs around Los Angeles.

A Jefferson Square resident patiently waits as her design is 3D printed



"These classes are important to me because I can physically see the confidence growing in these kids as they work alongside a group of their peers. Some of the quietest kids benefit the most in these outside-of-class format groups," says Lauren Stevens, a Rocketeer mentor working at Jefferson Square apartments and The Villaggio Apartments. "By removing the pressure of large classrooms and test driven learning, they gain more confidence in their own [Science] knowledge and are encouraged by healthy competition between the other kids."

The Rocketeer Clubs are onsite after-school science clubs. The residents learned how to design and 3D print their own rockets using a CAD system, program and build a Mars rover with the use of Lego MindStorms, and during their last month they completed astronaut training before taking a field trip to the Columbia Memorial Space Center in Downey, CA.

Rocketeer instructor Lauren Stevens



Residents learning how to render models for 3D printing



Group photo of Rocketeer Club participants and instructors

The program culminated with this field trip where students had a personal tour and time to explore the center while also completing a space shuttle launch to Mars. This shuttle launch simulation broke the kids into groups where they each selected an applied skill to practice as they role played a team of astronauts working on a space station heading towards Mars. They also had the unique opportunity to work within Mission Control as well and learn the value of communication and teamwork. All residents got to experience both aspects of a mission launch.



A Rocketeer Club member participating in the Mission to Mars simulation at the CMSC.



Rocketeer Club owes a large part of its success to the dedicated parents that committed to the S.T.E.M. program.



Douglas Park instructors Alex and Leo

These programs were so popular that many of the after school clubs continued the program without grant funding into the summer since interest was high among the residents.

"Although one of my main goals as an instructor in the Rocketeer Club is to spark curiosity in science, a deeper meaning is accomplished," states Douglas Park mentor Leo Madrid. Not only are the students starting to become curious of robotics and 3D printing they are also building a sense of community. This has become more than just a club, it's a community."

The participating properties were selected based upon need assessments and their level of access to technology and after-school opportunities in the sciences. Both Insite Development and Thomas Safran and Associates had properties participating in the same program-a first for HCA. The Rocketeer Club is an opportunity to provide continuing education in the arts and sciences to residents with the hope that these classes will spark curiosity in burgeoning STEM related fields-one of the fastest growing job sectors in the United States today.



"Now I have a better idea of what science is all about. In school we do science projects, but we don't have the time to make mistakes and then learn from mistakes. It takes more time to learn new things in the Rocketeer Club, but you learn things better. In school, we move faster and don't have time to learn from our mistakes."

- Rocketeer Club participant



▲ Rocketeer Club "class" photos



Group photo of volunteers and organizers of TSA's 2016's Big Give

GIVE BIG

Annual Event



THOMAS SAFRAN & ASSOCIATES

TSA's Big Give at the Theresa Lindsay Senior Center

2016's Big Give benefitted an underfunded, high-need senior community center in South Los Angeles called the Theresa Lindsay Senior Center (TLSC). On the day of the event, TSA and HCA employees worked on many building improvements including installing gym equipment, landscaping, murals, and a new lounge. Alongside 100+ volunteers, contractors also worked for days ahead of the Big Give to conquer the large installs of highly necessary security fences and camera, new floors, and air conditioning. This day of service brought together work from within

the community as well as volunteers from all over Los Angeles county. Speaking from firsthand experience, Big Give is a day perfect for getting involved, helping others, and building community.

I met with Janine Evans from TSA who worked on the Big Give planning team for this year's event, to catch some insights into this inspiring service day. She considers that the biggest difference from this year's event and previous Big Gives, is the way the center chose to utilize all the money raised.

“While a large portion of the budget is donated from generous corporate sponsorships, each year over ten thousand dollars is raised by TSA’s very own residents.”

In the past, part of the funds are used on the day of Big Give, and the organization receives the rest in a check. Theresa Lindsay receives programming funds but rarely has enough money for physical upgrades, so they opted to spend the whole budget on the service day. This difference is why every property worked so hard this year to raise as much money as possible before September 11th. While a large portion of the budget is donated from generous corporate sponsorships, each year over ten thousand dollars is raised by TSA’s very own residents. Managers at each property work for months to gather monetary and supply donations from their residents, who are sometimes low on funds themselves. Every year the property which fundraises the most receives a trophy to feature in the manager’s office until the next champion is crowned.

This year, Jose Tobar (property manager) and his residents at Cherrylee Gardens in El Monte edged out the competition with a whopping \$6,185 raised. Now, to put this contribution into perspective, Cherrylee is a 78-unit seniors’ property with mainly single-resident units. This truly shows how hard every single participant pushed to make a difference in someone else’s life. According to Janine, this effort stems from the manager, because ‘the residents want to do it for [Jose], he is truly loved by all of them.’ Each property goes about raising money in a different way, whether it be a phone bank at Cherrylee Gardens, a vintage car show at Foothill Terrace, or art auctions at The Gateway. The spirit of community truly shines in these months before the Big Give. 🏆



Above: Planting, painting and landscaping– a few of the renovations at the Theresa Lindsay Senior Center



TSA & City Year at Markham Middle School

GIVING BIG 2017

Benefiting City Year Los Angeles
at Edwin Markham Middle School

Written by Lauren Stevens

Monday, September 11, 2017: Thomas Safran and Associates (TSA) and Housing Corporation of America (HCA) tried out a new style for Big Give this year by partnering up with City Year to benefit Edwin Markham Middle School in South LA. City Year is a non-profit organization that places enthusiastic, encouraging, teaching guides at schools across the country at schools with underserved students. It would be an understatement to say that the City Year members at this event were exuberant; they were downright exploding with joy and excitement. To add to this exuberance was the fact that the service day took place on a regular school day for Markham; just a “regular” Monday. This created an exciting dynamic between TSA/HCA staff, City Year members, and students roaming the halls between classes.



TSA and City Year Los Angeles staffers adorn a wall with a mural at the 2017 Big Give at Edwin Markham School, Los Angeles, CA.

Something that stands out about Big Give as a service day is the theme of community and staff bonding. Every year Big Give aims to bring communities closer as well as the employees of all organizations involved. This year in particular, this goal was not only met but surpassed due to the interactions between staff and students. While I was helping on a team painting one of the many murals that day, I heard a range of voices from whispers to yells talking about everything we were doing. From a “great

job, that looks amazing” to a “I heard they’re remodeling the teachers’ lounge” or even just a casual “whoa” there was a definite air of excitement for all the new things to come. All of the energy flowing from the Markham middle schoolers transferred into the projects the adults were working on. On top of the excitement in the air from students, City Year members added an extra oomph to every project by incorporating their chants, cheers, and slogans for encouragement to keep giving our all.

Some of the highlights of the day included reactions from members of the community. During the opening remarks, students and volunteers were brought up to speak about how City Year has impacted their school experience for the better. Once the

work day was done, the teachers were shown the new and improved teacher’s lounge. Volunteer groups had added new furniture, re-upholstered pillows and chairs, mounted televisions, upgraded equipment, and much more. Seeing the excitement on the teachers’ faces was noted by multiple people as the most gratifying part of their day. Overall, being on site while the recipients of the day were there added a new and fresh energy to all projects, and reinforced why Big Give is so necessary for the community and for staff at both companies: helping others and working together is one of the most fulfilling ways to spend time as a group. 🏠

MAKING THE DIFFERENCE

LONNI HERTLING TSA RENOVATIONS MANAGER

Written by Kara Young

It is important to understand the initial affect Lonni Hertling has on any one individual-and this is it: Hertling can make you feel inadequate in your contribution to life she also has the unique effect of energizing your psyche. To begin, Lonni Hertling is the Renovations Manager for Thomas Safran and Associates. She was also a previous regional manager, previous property manager, previous youth minister, and more than likely a general of a large army in a previous life.

▲ Lonni Hertling

**“PEOPLE DON’T LIKE CHANGE
EVEN IF IT’S FOR THE BETTER.”**

better,” says Hertling. For example, one senior family was adamant that they would not be moving out of their apartment for a renovation. They even tried to sue Hertling in the process. “This is the kind of stuff you have to get them through,” says Hertling. So she went over to their apartment one morning and tried explaining the process to them. “I have two hours before work, so what can I do?”

Hertling then started collecting dishes and wrapped them in newspaper to start packing. The residents were stunned, and tearful.

“They said ‘this is really gonna happen,’ and I said ‘yes’ and I’m gonna get you through it,” states Hertling.

“Of course they loved it when it was done. The best part of this job is showing the residents their new home when it’s done. This family started crying and hugging me and I thought ‘That’s it.’ I was able to keep the promise.”

The amount of work that goes into renovation management is intensive. It is working with vendors, residents, and the developers and keeping everyone happy and working in tandem. It is a job that could be done successfully, and yet it is an aspect of joy and success for Hertling-the hardest working person on the planet who easily drives over 1400 miles a month for the job.

“I’m 54 years old and I’ve never had a bad day. Maybe 23 hours were bad, but not [the full] 24.”

Hertling’s first introduction into the world of property management started out as a mother daughter duo. Her mother would work in the office collecting rents and Hertling would handle the rest. Their first property was something new for Hertling.

“I thought HUD was a movie with Paul Newman! I thought ‘Oh my God, we’re in trouble,’ says Hertling.

So Hertling read up on affordable housing. She attended ALMA and Louis Reed conferences (and later was awarded “Supervisor of the Year 2006” from ALMA). She studied and she prepared. This seems to be a common thread for her. When she talks about her days in maintenance she mentions

that if she did not know how to do something, she read every book she could on the subject and taught herself how. Her extensive years of experience in management and maintenance led her to her current position as a renovations manager. Renovations are a unique aspect of Thomas Safran and Associates. When older properties are acquired TSA tends to go in and completely remaster the property and create something that a Los Angeles county resident could only dream of living in. The hard part however is often the aftermath when residents realize they have to pack and move out of their home during the process. This is especially hard on senior residents.

“People don’t like change even if it’s for the

IT TAKES A VILLAGE

Arbor Arts Programs show at MOAH



Above Center: Arbor Court resident, Bruce, takes in the gallery. Bruce's sculpture was also on exhibit at the show.

Written by Nuri Amanatullah

HCA has been fortunate to be a mainstay in the Hernando and Fran Marroquin Family Classroom at the Lancaster Museum of Art and History (MOAH) for several years and running. We have been able to display a staggering number of art work created by our diverse and talented resident base shining a light on the artistic depth of Antelope Valley denizens.

But when Andi Campognone, curator of MOAH, approached me about participating in the early 2018 exhibit, It Takes a Village, it stuck out as a unique opportunity. Past exhibitions at MOAH have been the end game to in-depth programs usually focused on specific topics and themes. While these have been great showcases for HCA, its progressive programming, and all participants associated, what about the ongoing programs that HCA hosts?



A few miscellaneous pieces have snuck their way into other exhibitions as companions pieces, but there are large volumes of work produced by members of multiple HCA communities that have never been exhibited or seen outside of their respective programs. For example, the art studio at Arbor Court has been running consistently, twice weekly, for seven and a half years and has churned out countless paintings and sculptures by Arbor residents. Melinda Johnson, HCA's resident knitting and crochet instructor in the Antelope Valley, teaches the aforementioned fiber arts at multiple communities in Lancaster as well. This does not even include the spontaneous works of art by youth at Sagebrush, Longhorn Pavilion, Village Pointe or Arbor at Palmdale that happen to be created after tutoring and homework is done. It's worth noting that many, if not most, of the pieces created by any of the individuals or communities mentioned above are more than worthy of being displayed in an institution like MOAH.

Sculptures by Arbor Court residents, Bruce Ehlers and Estella Murphy, on display at MOAH



Arbor Grove, Court and Gardens knitting & crochet instructor, Melinda Johnson



"All of Us" - Arbor Court group painting



Village Pointe, resident Carlos Villaseñor next to his poster

Often, our programs take on a specific theme or idea to better resonate with what MOAH is showcasing. It is an organic relationship permeated by synergy between the City of Lancaster and its residents. While much of this happens organically, it is not coincidental that HCA's exhibition openings are scheduled to coincide with MOAH's openings and artist receptions. There is a meaningful cultural exchange there that gives credence to the artistic pulse of Antelope Valley communities. The reality is however that much of the art created day-in and day-out by HCA communities are made for fun, or personal exploration, or for therapy. Then there is also the matter of space. We would need a jet hangar to house all of the work produced in our programs. "It Takes A Village" would serve to be the showcase for many of these never-displayed art works. Knitting and crochet took the spotlight displaying a rich variety of shawls,

tunics and hats expertly crafted by dedicated groups of residents from three different senior communities all living within a half mile of MOAH.

Previously exhibited screen printed shirts were given new life as a community-made baby quilt. A Village Pointe resident, Carlos Villaseñor, drew by hand every President of the United States and every First Lady. These drawings were made into classroom-styled posters and on exhibit. The feat took him about a year and a half and now, finally, the project could be seen by people outside of Village Pointe.

A favorite among museum goers turned out to be a piece with no single name attached. *All of Us* is a 48" x 48" canvas covered in pieces of dried paint peeled off of paint palettes used at Arbor Court. It is a painting of multiple paintings in a sense. The piece is the combined effort of all of the

residents who have participated at the art studio in Arbor Court.

After each day of studio when participants were done painting for the day, the acrylic paint they were using was left out to dry. Before the next class, the dried paint was peeled off and kept in storage.

This process was repeated two times a week for seven and a half years. The painting, which is comprised of many other paintings, is arranged in concentric circles, similar to the rings of a tree. Both long-time participants of the studio and casual drops-ins have a part of their experience represented in the painting as the theme of "It Takes A Village" has been embodied in this truly community-sourced work. 🏡

ARTS ADVOCATE



ANDI CAMPOGNONE: CURATOR OF LANCASTER MOAH

PROFILE



The Lancaster Museum of Art and History is the epicenter of the BLVD cultural district.

curator, Andi Campognone. In her short tenure as curator, she has pushed MOAH to the forefront of the art world by bringing in culturally relevant artists with innovative programming that sets the standard for not just the Antelope Valley, but any museum or gallery in the world.

With a background in business and photography, Andi realized early that she enjoyed the concepts and processes driving her own creative career and the creative careers of others.

"I liked the conceptual idea of making [art] more than I liked making," Andi exclaims. "I was spending more time working as an assistant to people that were working around concepts and ideas and I found that way more interesting. Plus, I'm not patient enough to be a maker. I get what that requires and I'm just not that person."

So she started focusing on curatorial. Her background in business seemed to line up perfectly with curators, museum administrators and non-profit organization administrators ran more closely together than the making side of things. It wasn't all business however. Andi had a background in photography and is married to a painter so she also uniquely understood the challenges that artists face.

"Being able to be a good advocate for the arts meant that I understood some of the things that are problematic for a maker in the real world. [Most curators] are more interested in telling stories with people who have some kind of pedigree like what graduate school they went to or who they did their artist-in-residency with or what other museums they had shown at or which gallery they came from. Not so much interested in the work itself, or the quality of the work itself, or where that artist actually came from."

So Andi made less and less work herself and eventually focused purely on curatorial and administration.

Her first museum was the Miller Sheets Art Center in Pomona followed by the Riverside Art Museum. After Riverside she opened her own gallery before coming to MOAH in Lancaster.

At the time MOAH was tucked away off of the main thoroughfare, Lancaster Boulevard, and shared an unassuming administrative building with the Antelope Valley School District. Andi's arrival coincided with the opening of the new MOAH, a venue that would serve as an anchor for the freshly redeveloped Lancaster BLVD.

"Because of InSite Development and Steve Eglash's determination to protect his assets on the BLVD, which is very smart, making that public-private partnership with the City of Lancaster to move what was the museum on to the BLVD and then anchoring the BLVD with performing arts as LPAC (Lancaster Performing Arts Center) was already here and visual arts which MOAH represents, was brilliant. I didn't need to do anything except make sure that we programmed [MOAH] with high-end and relevant exhibitions and outreach. Just the location of this building alone changes the nature of the downtown as a destination."

And that ends up benefiting the rest of the community. While on the outskirts of Los Angeles County, Lancaster and the rest of the Antelope Valley has a lot to brag about. Thanks to MOAH, the state has awarded the BLVD as one of California's 14 cultural districts, a designation that highlights a community's thriving cultural diversity and unique artistic identity.*

"There's only 14 of those in the whole state of California," Andi continues. "We happen

to be one of them. We got that. I think, this tells our whole story because this downtown is a cultural hub and it is a destination. It serves the community being a cultural hangout, but it also serves the outside and visiting community by telling our story of the last 150 years. The Western Hotel was built in 1880. This is where the workers for the railroad had their tent city. This was the place where all of the workers who built the California aqueduct were housed."

Having the BLVD and MOAH as a cultural landmark is uniquely beneficial to HCA's communities--several are within just a mile of MOAH. Arbor Gardens, a senior community, is right across the street and Arbor on Date, which is family housing, actually shares the same parking lot as MOAH.

"What a fantastic partnership between HCA and MOAH...We have a built in program of people that we can help serve. HCA serves seniors and young people and that's the exact demographic that we are looking to serve they usually tend to be the most underserved in a museum setting. So how awesome is that? To be able to partner and highlight the work being done by HCA in our actual classroom. In addition to the obvious, giving people an opportunity to show their work in a museum, it also brings those people who may not have ever come to get into the museum. It serves both the needs of the community and the needs of the museum. It's a total win-win." 📍

"What a fantastic partnership between HCA and MOAH... We have a built in program of people that we can help serve."



Andi Campognone

 SPOTLIGHT ON

CREATIVE CONTROL

THE ROAD TO SELF-SUSTAINING PROGRAMS



PART I TOWARDS SELF-SUSTAINABILITY:

A self-sustaining program has long been a goal for HCA's residential services team. Running programs that produce work and ideas that can monetarily offset the cost of running has long been engrained into the DNA of HCA programs, but the road to complete self-sustainability is a constant work in progress rooted in experimentation, trial and error, and following the trajectory of current trends in social programming.



Previous program models have been as multi-faceted as possible with early sculpture and photography programs including a financial literacy component. In these programs, residents were paid \$2.00 for every hour they spent actively participating in class. Students were able to fill out an invoice which also functioned as a de facto time card. If they wanted to leave class early, it would cost them. At the end of the program 60% of the participants earnings were given back to them in the form of disposable income such as gift card, 25% was re-invested back into HCA programs and the remaining 15% was used to help finance micro-loans on Kiva.org so residents in HCA's portfolio could create while affecting change all over the world. Locally, participants got a basic primer in financial literacy. Not only did they have a little bit of income to spend upon completing the class, but they could also tangibly understand why they got paid less than their peers if they had missed some classes.

While successful and meaningful for a good duration, after time the reality set in that the monetary incentive had overpowered the creative drive of many participants diluting the creatively-charged educational environment. In other words, people started coming in for the wrong reasons.

After shifting away from this form of financial literacy HCA dedicated a sole program at Village Pointe in Lancaster to adapting a ceramic sculpture program that wouldn't make sculptures, but rather prototypes of commonly used office supplies that could be purchased by the general public. The idea was to create goods that were aesthetically pleasing, hand-made, but that were also functional. The prototype items included pencil holders, business card holders and paper weights. It was never intended for people to buy these items out of charity—the goal was to make products that were of salable quality and that people wanted. Once again a roadblock popped up. It proved difficult to mass-produce ceramic hand-made goods that were uniform enough to be consistent in quality across a resident base with such a wide range in age and ability. For a second time, the quest towards self-sustainability had come to a stand still.

Ceramic prototypes of office supplies made by Village Pointe



Village Pointe resident with her t-shirt design from HCA MAKE program



Arbor at Palmdale resident with his t-shirt from HCA MAKE program



HCA MAKE'S exhibition at MOAH



Village Pointe residents making a screen for printing



Screens from HCA MAKE program on display at MOAH



Arbor at Palmdale jewelry on display at MOAH



A freshly printed shirt from Arbor at Palmdale



Village Pointe resident at MOAH sporting his t-shirt.

PART II

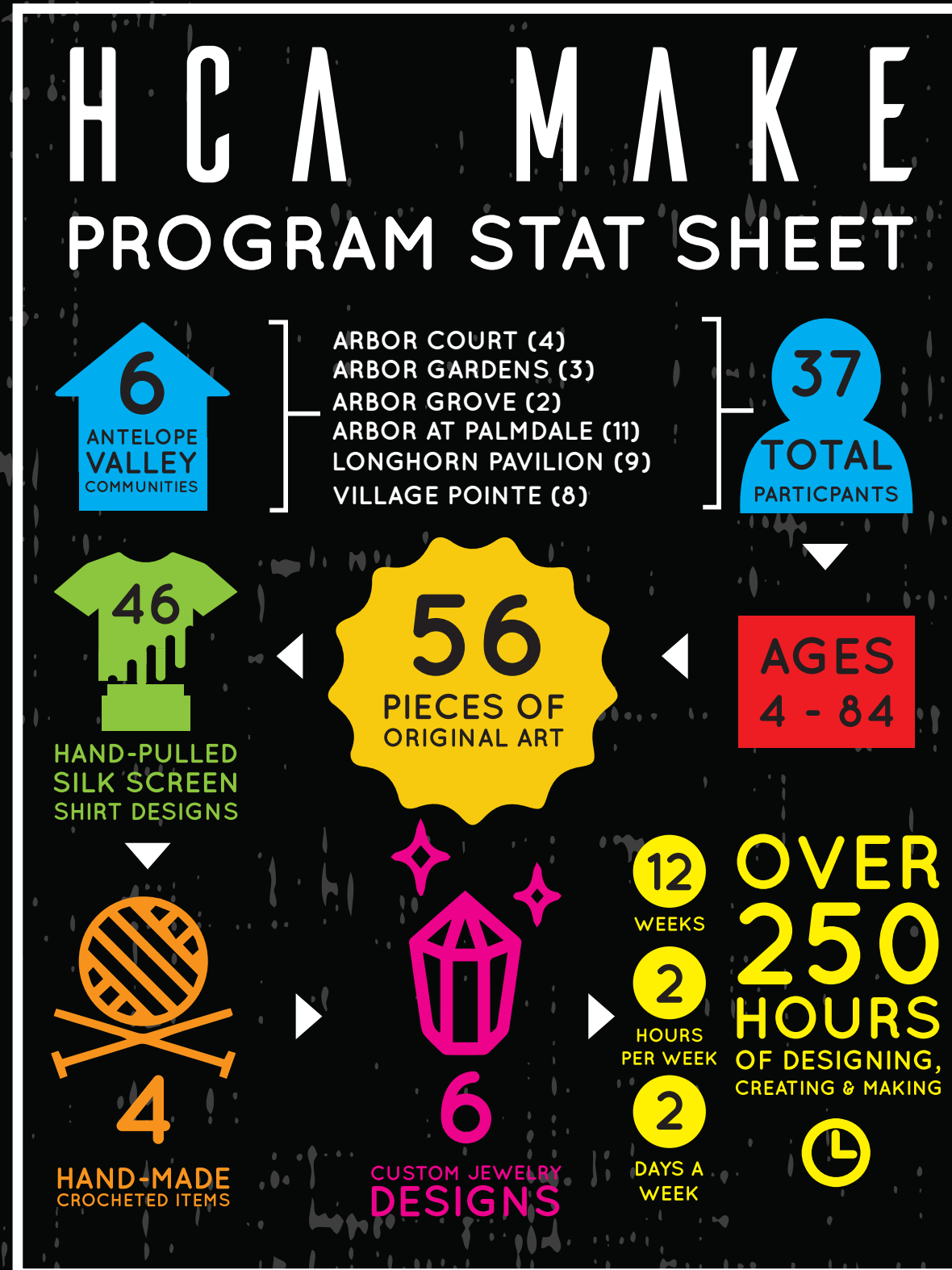
HCA MAKE

Following this trajectory, a subsequent program, HCA MAKE, expanded the silk screen process while introducing an entirely new financial literacy system. Rather than creating utilitarian, ceramic office supplies, HCA MAKE, utilized screen printing knowledge to produce another commodity that was more easily reproducible and that could be used by anyone: t-shirts.

In addition to screen printed t-shirts, jewelry and crocheted items were also on display (and for sale). Also sold under the name HCA MAKE, jewelry was designed and assembled by residents at the Arbor at Palmdale out of copper, cyanite, quartz and even shark teeth. These were made as an exploration of potential future programs to include with HCA MAKE. The crocheted items were items already being made consistently on a week to week basis by residents at Arbor Grove, also with potential for financial sustainability.

By upgrading the screen printing process and equipment, residents at six, Antelope Valley properties in addition to Gateway in Carson were able to easily produce and reproduce a salable product that was functional & attractive. Furthermore, each participant retained creative individuality as residents made their own designs. The images of the designs were all uploaded to a online shop at Etsy.com under the banner of HCA MAKE.

HCA and Ironwood's offices placed orders to inject the program with some capital so the reality of having to fulfill orders in a timely fashion set in quick. At the beginning of each class, residents would be updated as to any incoming orders and focused on printing each shirt and getting it ready for shipment. The program was exhibited to the public as part of MOAH's Makers & Movers exhibit. In addition to the usual showcase of resident work, the exhibition doubled as a pop-up shop. Museum goers were able to preorder t-shirts each offered at \$20 each. In most cases, these t-shirts were printed by the original artist with a hand written thank you sent out to each person who ordered one further pushing the notion that these sales were not simply for charity. Customers would be receiving a quality, hand-made item.



PART III THOMAS SAFRAN & ASSOCIATES

SKYLINE JEWELRY



(Left) Skyline Village jewelry show display, (Center) A Skyline resident showcasing her jewelry, (right) A close up of wire-wrapped jewelry

From March to May of 2017, residents of Skyline Village worked with their hands to create stunning wire and stone jewelry. Between the group of 13 residents, they made approximately 40 pieces of jewelry ranging from rings to necklaces and earrings. Adult students learned from the basics of wrapping wire into shapes, up to wrapping intricate designs around beautiful stones. Within the first few weeks, the progress of skills among the group was noticeable. Hands looked comfortable holding various types of pliers, wire cutters, and stones.

Designs became more complex, with each step focused on with more meticulous eyes. Students began to add on extra swirls of wire, or multiple stones in various colors and shapes into their designs. Their final project was to create a coordinating set of pieces, which would consist of some combination of bracelet, necklace, and/or ring. The results were breathtaking, classy, and creative. The class finished with a beautiful exhibition at the property in Downtown LA, which is displayed in the photos above.

PART IV: THINK WELL TEES



A hit with residents and customers alike, screen printing returned for another expansive program. Going into the program, HCA Residential Services generated a profit and loss statement that was included in the syllabus for the program dubbed Th(ink) Well Tees. The profit and loss statement was printed as an infographic, visually illustrating the cost of running the business-like program. This helped those who had sold t-shirts understand that although each shirt sold for \$20, they would not get to pocket \$20. Profits were returned to participants in the form of ice cream and pizza parties at the end of each program. To date, HCA MAKE has generated over \$2000 of sales towards future programming. 🍷

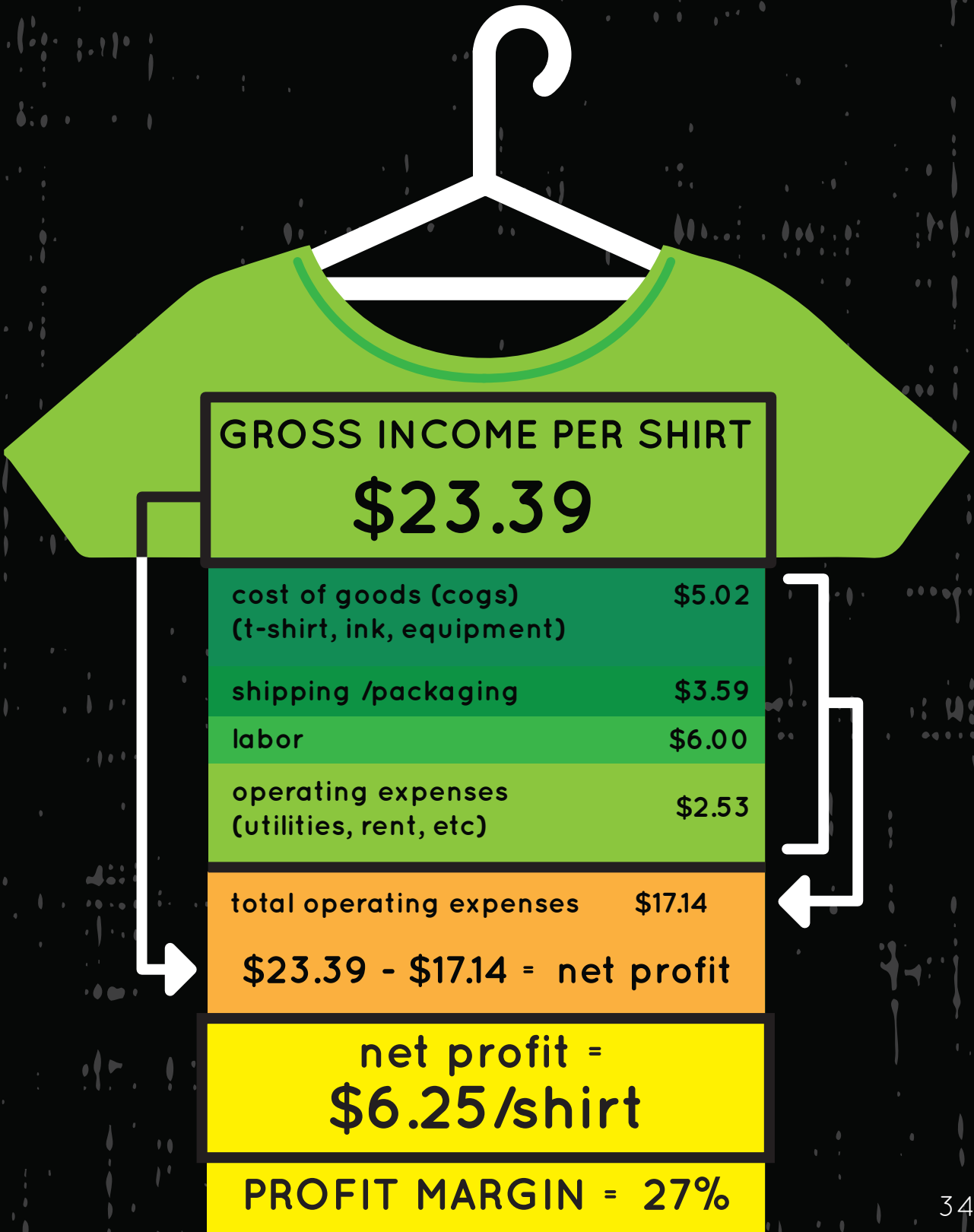


Above: A t-shirt design from Arbor Court Below: th(ink) Well Tees logo



SINGLE T-SHIRT PROFIT & LOSS STATEMENT

The profit & loss statement (right) was developed throughout HCA's screen printing programs. It was used in classes to show participants a ball park figure of what it costs to make a single t-shirt and how much the program would profit from a potential sale. This P&L helped even younger students visualize the process by being able to see more of the costs associated with screen printing t-shirts.



NO — SMALL — FEAT



When Chia Chen was born, the chocolate chip cookie had just become a new dessert and Poland had just become a new country.

That was over 100 years ago, and on November 29th, 2016 Chen celebrated his 100th birthday and joined the rare centurion club that many can only hope to access. Like most birthday parties, Chen gathered together with friends and family, his neighbors, his current and previous landlords, and his local city council representatives to feast on Hong Kong Style BBQ. (His favorite.) All Chen had to do that morning was get up, get dressed, and take an elevator down to the Cherrylee Gardens community room where his party was waiting for him.



Cherrylee Gardens resident and centenarian, Chia Chen.

"My father lives here and everyone helps him", stated Gordon Chen, Chen's son, during the birthday toasts. "I hope everyone lives past 100!"

In-between breaks to the buffet table, city council

representatives and family members get up to toast Chen. The community room is decorated in red with programs detailing the triumphs of Chen's life sit on every table. A massive birthday cake also holds court in the middle of the dance

floor—which is later occupied by senior residents performing traditional Chinese dances.

“OUR CHERRYLEE GARDENS HAS SO MANY EVENTS...WE’RE HAPPY! AND THAT’S WHY WE ARE HEALTHY.”



It is a birthday celebration fit for this centurion and it was made possible by the resident services team at Thomas Safran and Associates (TSA).

“In 2016, we celebrated 5 residents who turned 100, says Janine Evans—the coordinator for Chen’s event. “We meet with the family about a month before each event. We ask them what food they want, what colors, and what sort of cake. We interview the resident and the family and collect info for the biography that we put out. It is all a part of our 100 year old birthday celebrations we do for residents”.

For Chen, his biography is nothing short of amazing. At age 18 he joined the Chinese military right before WWII. During this time he specialized in weapon design and his designs were so impactful that years later his son trained on the rifle his father designed.

After a career of military service Chen moved to California to be closer to his son and settled into Cherrylee Gardens in El Monte, CA. Cherrylee is a 78 unit affordable senior living property nestled between leafy trees and close to Peck Road Park.

“For me it’s an honor to be working at Cherrylee Gardens and

knowing General Chen”, says Cherrylee Gardens manager Jose Tobar.

The residents here are supportive of one another and even performed two dance numbers in Chen’s honor. TSA President, Jordan Pynes even joined in on the dancing.

“Just now Jordan introduced me so I don’t want to say too many things”, says Chen to his party guests (as translated by fellow resident Daniel Mai). “But I have lived here very happy. Every neighbor here is so nice. Especially our manager Jose. He [is] always smiling. Our Cherrylee Gardens has so many events and every time he is so happy. We’re happy! And that’s why we are healthy.”

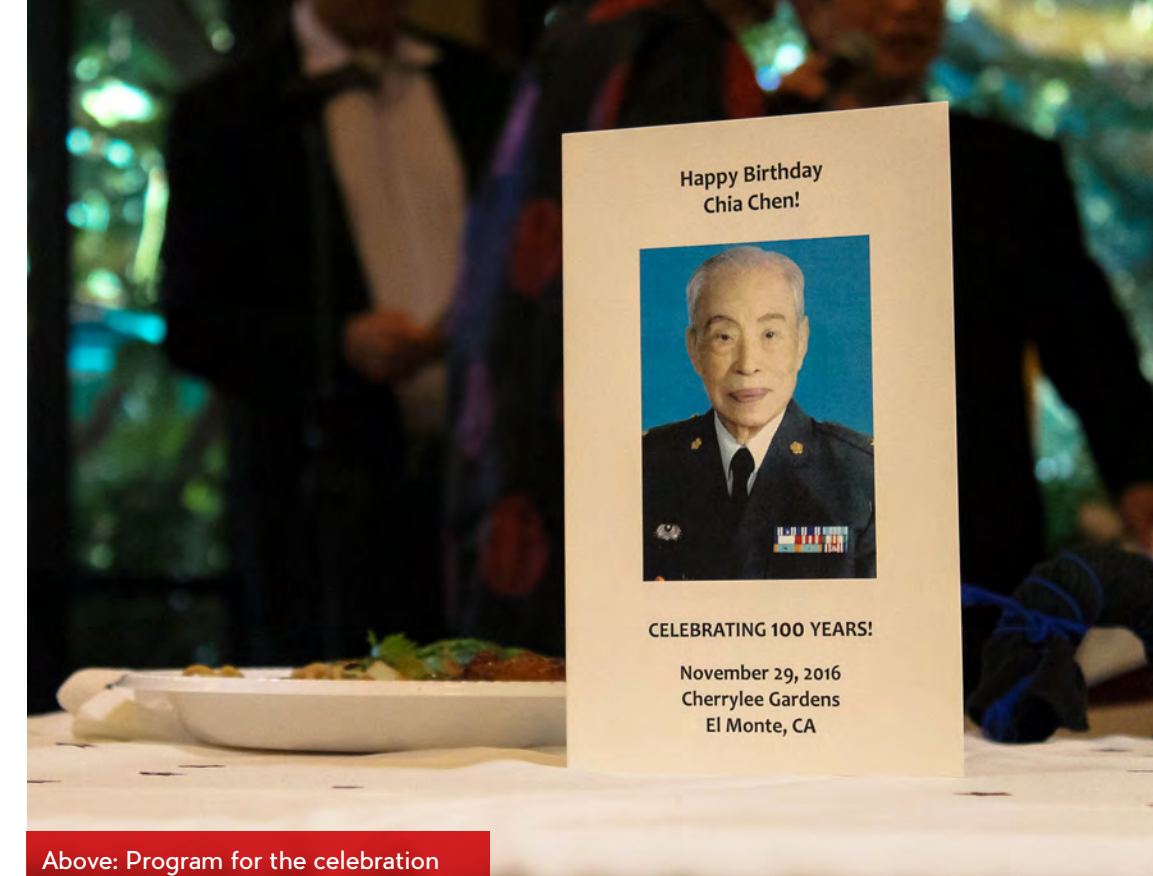
For those looking to hit the 100 year mark, Chen also suggests evening walks and getting at least 8 hours of sleep at night. 📺



Cherrylee Gardens manager, Jose Tobar, embraces Chen



TSA President, Jordan Pynes (center) with Chen



Above: Program for the celebration
Below: Dancers celebrating Chen



Face 2 Face

INWARD LOOKING ART
In the Antelope Valley
2016

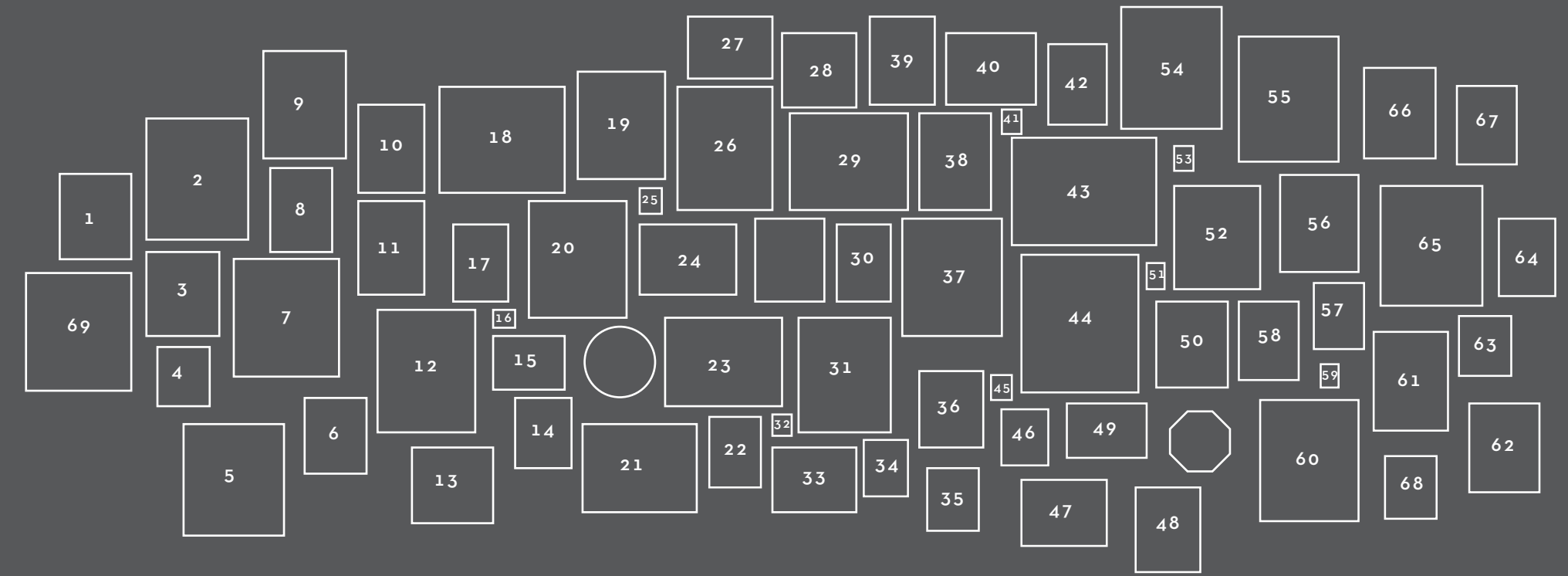


to basics. The program was a return to more foundational art methods including drawing and painting. Participants of 6 Antelope Valley communities; Arbor Court, Arbor Gardens, the Premier of Lancaster, Village Pointe, the Arbor at Palmdale and Longhorn Pavilion, were asked to create self-portraits across a variety of mediums.



Above: Photography, paintings and portraits from "Face 2 Face" exhibit at MOAH

culpture. Animation. 3D Printing. Robotics. HCA's programming catalogue is robust with different options for residents to try. Surely not many thought they would be manufacturing their own t-shirts via screen printing, but one of HCA's largest commitments is to put things that wouldn't otherwise be on people's radars into their hands. Excelling at producing results with the unique and eclectic programming is a large part of HCA's wheelhouse, but FACE 2 FACE was all about getting back



Portrait Gallery

And while that included traditional drawing and painting, residents also chose to express themselves through prose, photography, and mixed-media. Following historic and technical precedent, residents depicted expressions of themselves by brainstorming around the concept of identity. The cumulative work was an embodiment of personality and physical appearance, but also of ethnic, gender, and cultural identity. The 6-week, inter-generational program showcased at MOAH in 2016 featured more than 50 works of art from denizens of the Antelope Valley ranging in age from 7 to 84 years old. 🏠

1. Mariah Tavera, Longhorn Pavilion
2. Mariah Tavera, Longhorn Pavilion
3. Michael Prudente, Longhorn Pavilion
4. Abigail Rubio, Village Pointe
5. Daniel Newsomejones, Longhorn Pavilion
6. Brandom Denham, the Premier of W. Lancaster
7. Thomas Haack, Arbor at Palmdale,
8. Arbor Gardens Group Photo
9. Kaelyn McQueen, Longhorn Pavilion
10. Zach Nelson, the Premier of W. Lancaster
11. Kamari Smith, Longhorn Pavilion, Age 8
12. Zach Nelson, the Premier of W. Lancaster
13. Marcos Moreira, Village Pointe
14. Summer Roberts, Longhorn Pavilion
15. Mariah Tavera, Longhorn Pavilion
16. Marcos Moreira, Village Pointe
17. Yvonne Hunt, Arbor Gardens
18. Mary Sherman, Arbor Court
19. Michael Prudente, Longhorn Pavilion
20. Erika Avile, Longhorn Pavilion
21. Brooke Jensen, Arbor at Palmdale
22. Kaelyn McQueen, Longhorn Pavilion
23. A'Yonni Grant, Arbor at Palmdale

24. Hilda Tarazi, Arbor Gardens
25. Kelsey Brown, Instructor
26. Summer Roberts, Longhorn Pavilion
27. E'laya Dennis, Village Pointe
28. Allison Babcock, Arbor at Palmdale
29. Jack Haack, Arbor at Palmdale
30. Zach Nelson, the Premier of W. Lancaster
31. Esmeralda Morales, Longhorn Pavilion
32. Allison Babcock, Arbor at Palmdale
33. Armando Rubio Jr., Village Pointe
34. Zach Nelson, the Premier of W. Lancaster
35. Deidre Corona, Village Pointe
36. Esmeralda Morales, Longhorn Pavilion
37. Hilda Tarazi with Manuel De Armas
38. Katelyn Mayes, Village Pointe
39. Summer Roberts, Longhorn Pavilion
40. Abigail Rubio, Village Pointe
41. Lydia Movahedpour, Arbor at Palmdale
42. Nyvia Weathersby, Instructor
43. Deidre Corona, Village Pointe
44. Manuel De Armas, Arbor Court
45. Nuri Amanatullah, Instructor
46. Marissa Gladden, Village Pointe,

47. Esmeralda Morales, Longhorn Pavilion
48. Daniel Newsomejones, Longhorn Pavilion
49. Ruth Williams, Arbor Gardens
50. Justice Mitchell, Village Pointe
51. XavierBailey, Arbor at Palmdale
52. O'Bryana Owens, Longhorn Pavilion
53. A'Yonni Grant, Arbor at Palmdale
54. Estella Murphy, Arbor Court
55. O'Bryana Owens, Longhorn Pavilion
56. Lydia Movahedpour, Arbor at Palmdale
57. Brandom Denham, The Premier of W. Lancaster
58. Tyler Nelson, The Premier of W. Lancaster
59. Jack Haack, Arbor at Palmdale
60. Christa Jensen, Arbor at Palmdale
61. Damon Gladden, Village Pointe
62. Kamari Smith, Longhorn Pavilion
63. Justice Mitchell, Village Pointe
64. The Premier of West Lancaster Group Photo
65. O'Bryan Owens Jr, Longhorn Pavilion
66. Mariah Tavera, Longhorn Pavilion
67. Bruce Ehlers, Arbor Court
68. Crystal Mitchell, Village Pointe
69. Crystal Mitchell, Village Pointe

PIXEL PERFECT!

SPOTLIGHT ON

THOMAS SAFRAN & ASSOCIATES

In the summer of 2016, 13 students from 2 properties spanning 3 generations combined for one night to view over 60 artistic photographs and celebrate their 3 months of hard work. The residents of The Gateway and The Villaggio, two Thomas Safran & Associates properties, began the program knowing little-to-nothing about snapping and editing digital photography and concluded with full portfolios of professional level photos. Students worked with a variety of DSLR and compact cameras to experiment with a variety of levels of automation and manual settings, in order to expose themselves to many new concepts.

Once they had the perfect shot, or 12 versions of it at least, they moved to the computers. For some of the students, this is where the learning began. Working with a free digital editing software called GIMP, they manipulated light and dark, contrast, sharpness, saturation, and many other settings to make their photos pop off the wall. Once they covered the basics, some students even worked with advanced techniques such as combining parts of photos together and using layer masks. The results of such experimentation lent the class a large degree of individualism, which shows in all of the students' work, displayed around the pages.



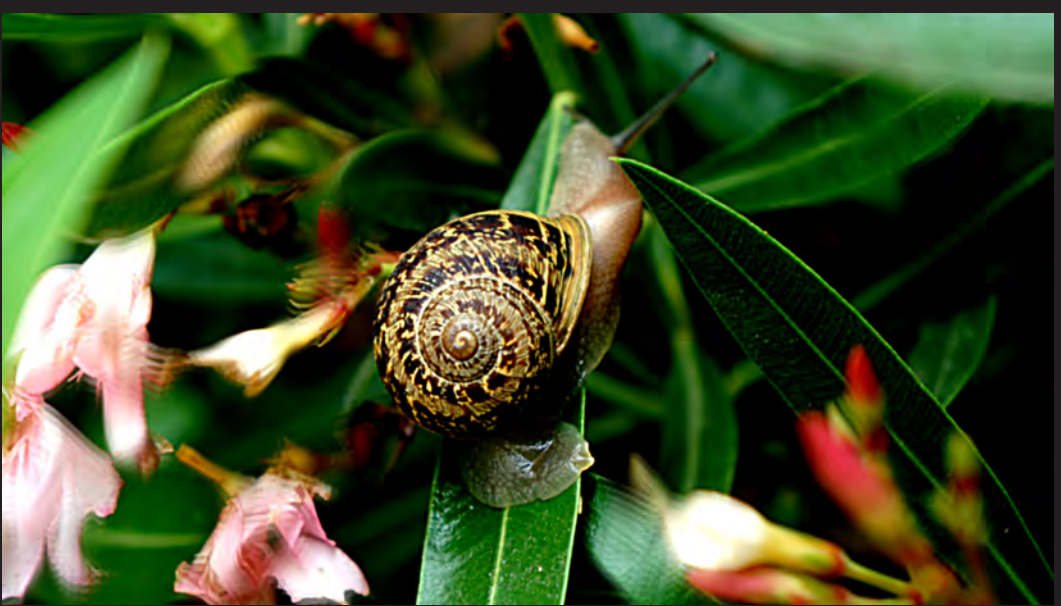
Top Left: Gateway resident, Charles C., gets creative with props he found around the courtyard, and takes an unconventional perspective to illuminate the colors and veins of the leaf.



Top Center: Villaggio resident, Brian S., manipulates light and tone in this lamp photo, creating a painting-like texture.



Top Right: Gateway resident, Lindsay, knew how to create the photo she wanted. She sprinkled this spider web with water in order to create the floating water effect shown in this photo.



Bottom: Villaggio resident, Arvi C., capitalizes on the possibilities of close-up photography and adds a blurred effect to create the feeling of motion.

GLUE ZOO



Newspaper layer of Village Pointe's saber-toothed cat

NEXT LEVEL PAPIER-MÂCHÉ WITH A CONSCIENCE



Arbor Court's completed Blue Fin tuna at MOAH

Back in 2016, six of HCA's Antelope Valley communities participated in a large-scale sculpture project, Glue Zoo. While a couple of these communities had made their mark in sculpture before, HCA's re-visitation of sculpture would take a decidedly beastly turn.



Arbor at Palmdale residents work on an African wild dog



Various works-in-progress at Arbor Court

To coincide with the Lancaster Museum of Art and History's Green Revolution exhibition, Glue Zoo focused on creating life-sized papier-mâché sculptures of endangered and extinct animal species. The sculptures were largely constructed of recycled materials to highlight the premise of sustainability in the arts.

Residents of Arbor Court, Arbor Grove, Village Pointe in Lancaster, Arbor at Palmdale, and Longhorn Pavilion in Palmdale started by bringing in materials such as cardboard boxes, junk mail and other paper-based items found around the house to aid in the construction of each sculpture. Each piece was first sculptured out of light-weight chicken wire, wrapped in seran wrap and then coated in layer after layer of recycled newspaper and wallpaper paste. Each community selected a small batch of animals to focus on ranging from humble walking stick insects to the tail of an orca that towered over seven feet. Some of the larger sculptures required to be reinforced with wood bringing into question some simple engineering problems for the sculptors. After fully constructed, each piece was hand-painted and transported to MOAH to be on display in a veritable zoo of papier-mâché creatures.

THE ANIMALS OF GLUE ZOO



African Wild Dog
Status: **Endangered**



Coral
Status: **Threatened**



Cuban Macaw
Status: **Extinct**



Gharial
Status: **Critically Endangered**



Giant Panda
Status: **Endangered**



Orca
Status: **Data Deficient**



Lord Howe Island Stick Insect
Status: **Critically Endangered**



Macaroni Penguin
Status: **Vulnerable**



Northern Spotted Owl
Status: **Threatened**



Pangolin
Status: **Critically Endangered**



Sabre-toothed Cat
Status: **Extinct**



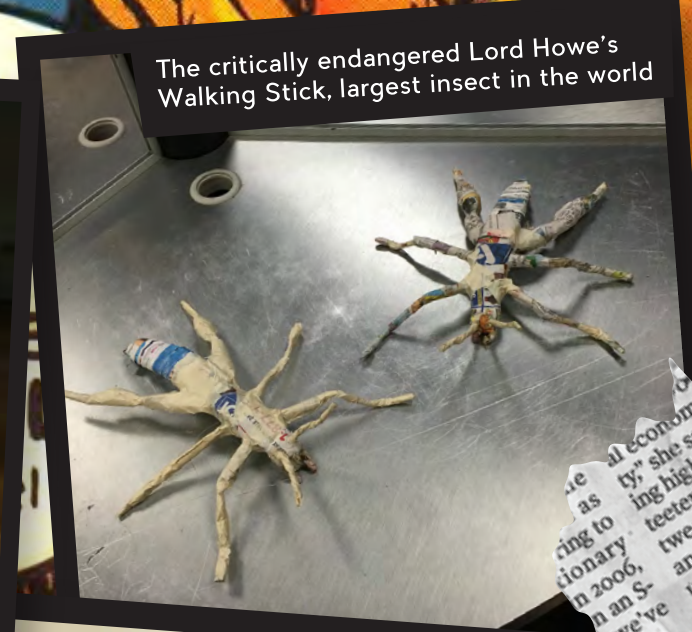
Sea Turtle
Status: **Endangered**



Tiger
Status: **Endangered**



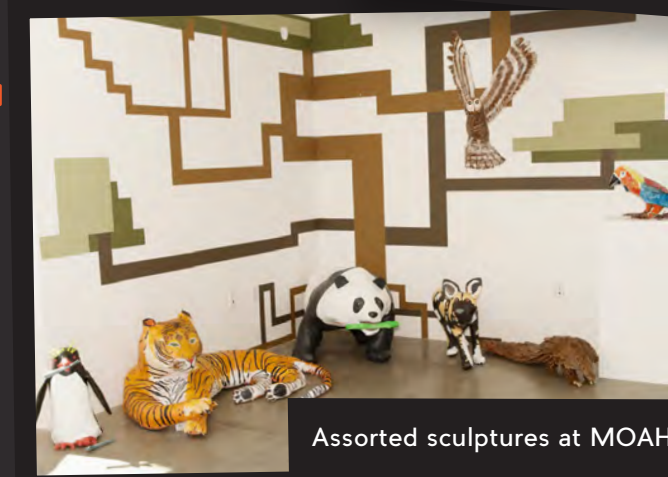
Village Pointe constructing an orca tail



The critically endangered Lord Howe's Walking Stick, largest insect in the world



An Arbor Gardens resident making a wire armature for her tiger sculpture



Assorted sculptures at MOAH

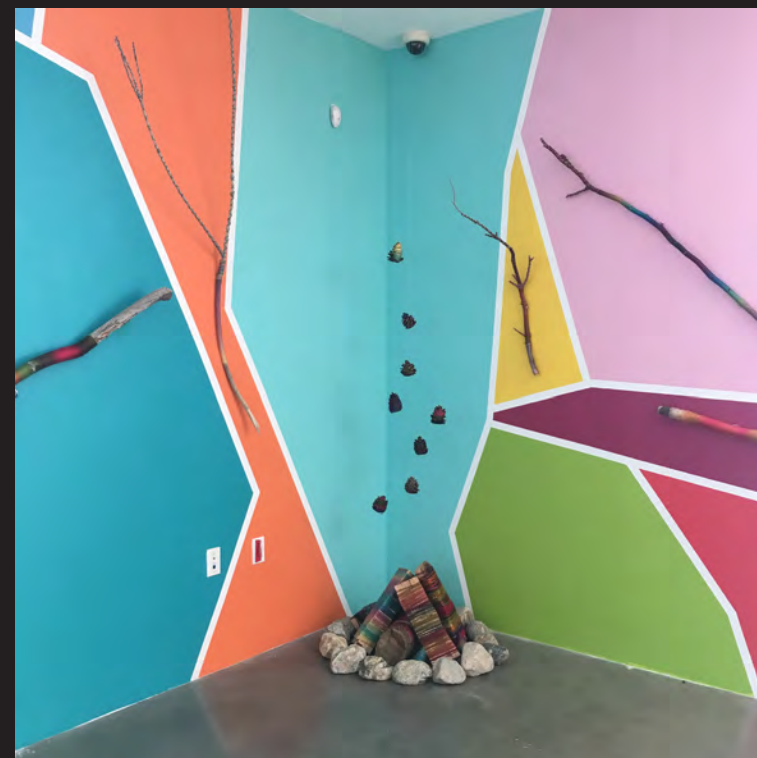


An Arbor Court resident walks through the display at MOAH

THE FOREST FOR THE TREES



A yarn-bombed campfire and the Coaster Project on display at MOAH



In May of 2018, five HCA communities including Arbor at Palmdale, Arbor on Date, Village Pointe, Arbor Grove, Arbor Gardens and Arbor Court participated in the *Forest for the Trees* show at MOAH. Residents from these properties worked on two art projects with trees as a common theme while learning facts about Earth Day, Arbor Day and tree conservation facts.

The first was the *Coaster Project* which was a crowd-sourced painting project. Residents were given slices of sustainably sourced wood and painted them with concentric, colorful circles. Totalling nearly 150 pieces, when assembled the “coasters” doubled as an infographic detailing the leading causes of deforestation in the Amazon.

The second project, *Too Pretty to Burn*, featured pieces of found firewood and pine cones covered in yarn around a mock-campfire. 🌲



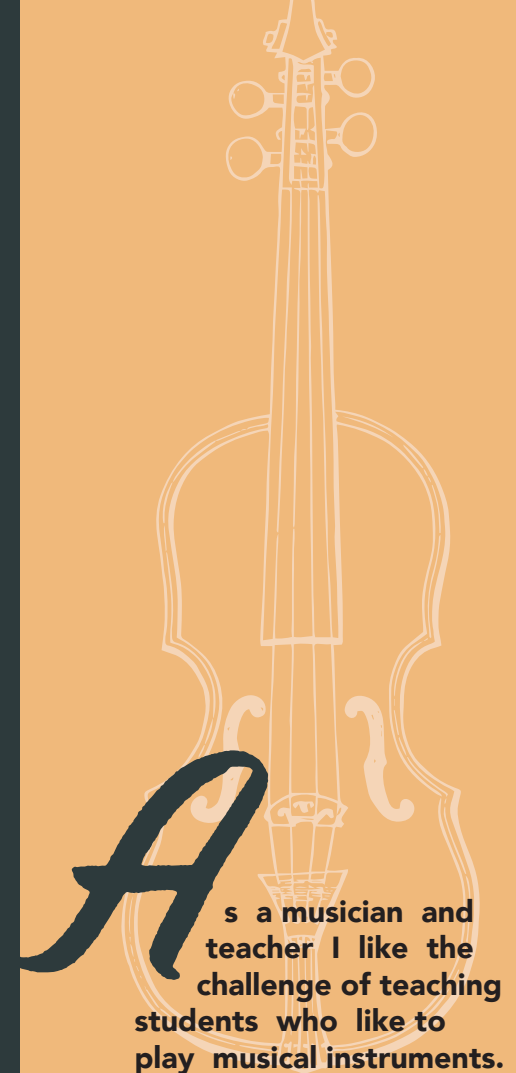
Arbor Court residents (top left and right) and Arbor at Palmdale residents (bottom left) paint coasters. Close up of a coaster (bottom right).

Rosalind Darbeau

**VIOLINIST
ROSALIND
DARBEAU
DISCUSSES
TEACHING
VIOLIN IN THE
ANTELOPE
VALLEY
WITH iMUSIC
FOUNDATION
AND HCA**



Rosalind worked with iMusic in partnership with HCA teaching on-site classes at several HCA communities. When the programs were over, Rosalind continued teaching one faithful resident through the HCA Annual Senior Scholarship.



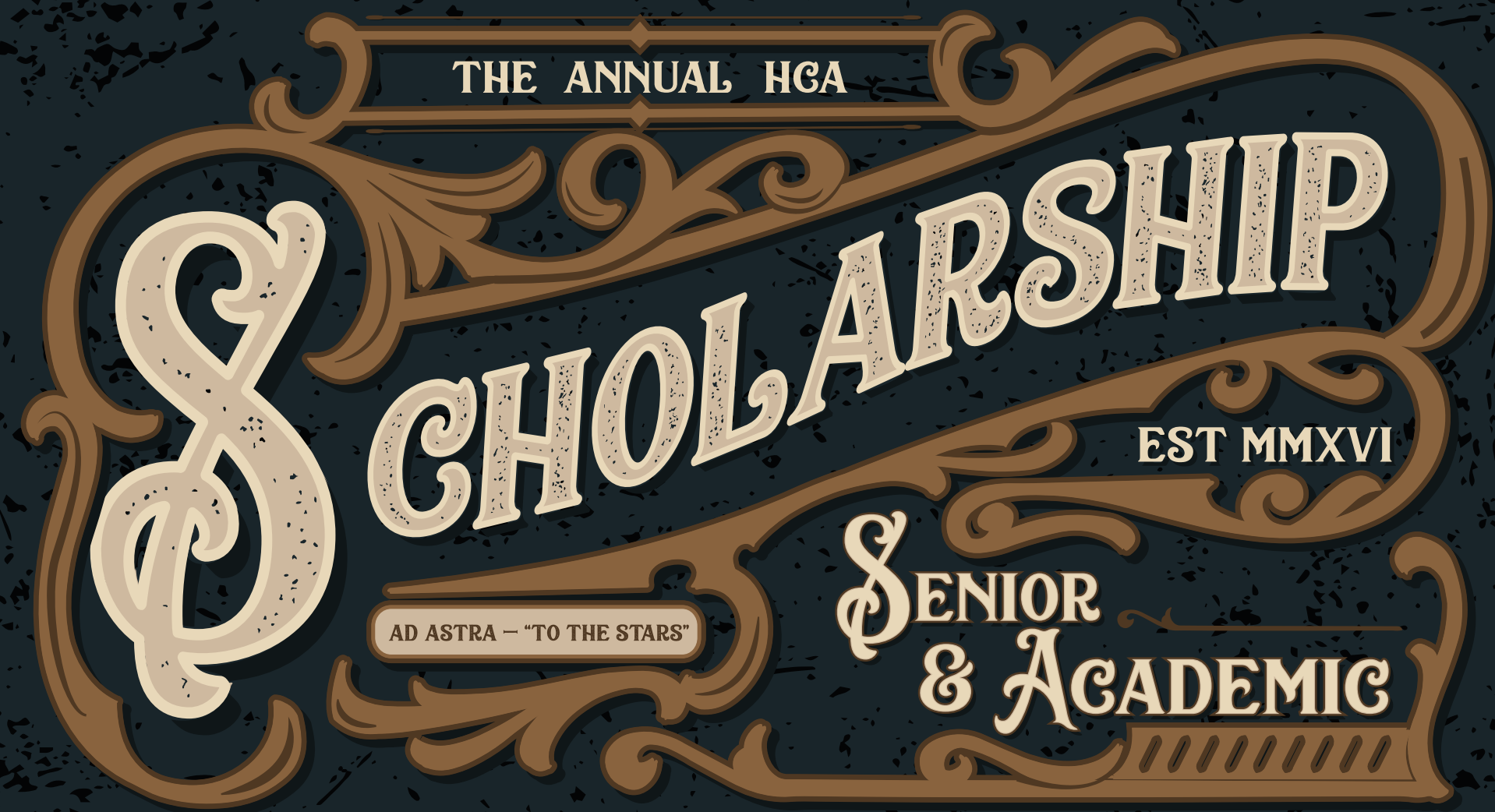
One of Rosalind's students at Sagebrush Apartments.



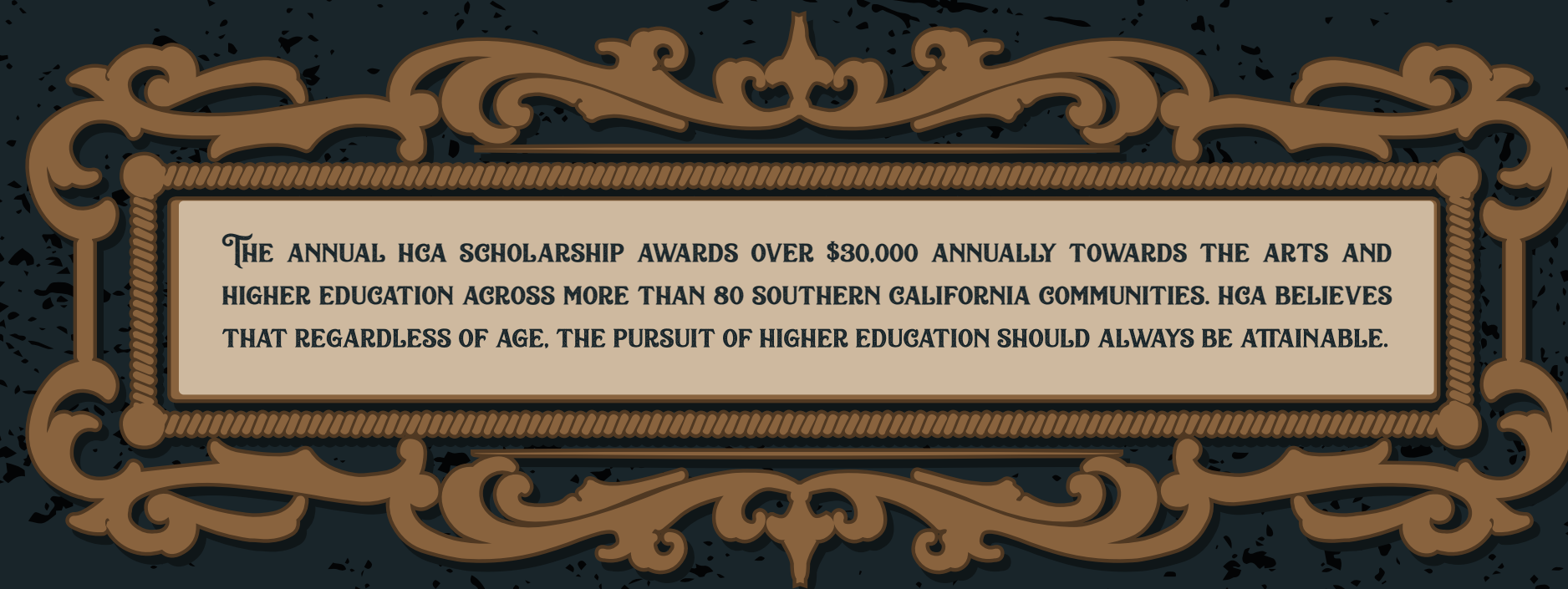
The hand-bells and the violin are two totally different types of musical instruments that require different physical abilities to play. Each student from both the two separate classes (hand-bells and violin) came ready to learn. iMusic and HCA helped with setting up these classes with everything, from their own instruments to the practice space we had for classes. At Arbor Court I was able to teach senior citizens hand-bells and at Sagebrush I was able to teach violin to an array of students of different ages as young as children all the way up to senior citizens.

These students weren't only a pleasure to teach but also very hard working.

Each student was able to learn how to take care of their instruments, what it's made of, how to hold the instruments properly and also how to read music notes! In these classes I had a couple of students who took both hand-bells and violin class. Even after classes were over, Mary Lou Sherman was determined to learn more and wanted to continue violin lessons with me. In order to receive private lessons, Mary worked hard to win the scholarship. With her winnings from the scholarship Mary continues to learn violin with me and she is such a wonderful student to have! It has a pleasure to work with iMusic and HCA. Thank you iMusic and HCA for everything! 🏠



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AND POTENTIAL OF THE HUMAN SPIRIT



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