

## Building on Success: Hartford's Stonington Acres

Emily Wolfe, deputy director of Sheldon Oak Central, recalls that Stonington Acres was originally created for families displaced when Front Street was razed to build Constitution Plaza. In 1993, it became Sheldon Oak's first collaboration with the neighborhood organization Coalition to Strengthen the Sheldon/Charter Oak Neighborhood (CSS/CON), helping to rehabilitate the then distressed Dutch Point area. By 2015, with development booming in the neighborhood, it was time for a facelift on Sheldon Oak's oldest property.

*"Our development accomplished exactly what you always hope it will, transforming problem properties into a desirable neighborhood where residents can have a stake in the revitalization. This is the history of Hartford encapsulated in one development, a textbook case of what we hope will continue to happen."*



**Success:** Yajaira lived here previously and was eager to move back in because her children love the park and didn't want to leave. Her daughter goes to school down the street and Yajaira can walk to work.

*"I love the remodeled space, with my master suite for quiet time and a better water heater for longer showers. The park across the street keeps my kids active."*



**Success:** Bonifacia was depressed in her old apartment, where her husband of 33 years had died. She applied to live here with two of her grandchildren when they learned that other grandparents were doing so. Everything about the new apartment thrills her and she loves how comfortable it is.

*"There's a park for the kids and they love the pool, where my 12 year old goes all the time. My teenager is calmer and they both sleep better."*



**Success:** Elizabeth wanted a smaller space once most of her children moved out, and a nice place for grandchildren to visit. She had lived in houses before, but is thrilled with this apartment.

*"I grabbed this on first sight and love how comfortable, convenient and cozy it is! It's a nice area, convenient to my job, with festivals in the park, where I'm planning a family reunion."*



**Success:** Marco and his mother Maria love the neighborhood and appreciate having a first floor unit because the stairs were challenging for Maria. They lived here before the renovation and chose to return.

*"The community is tranquil with lots of trees. Everyone watches out for each other."*



## When and where:

Located at 134 Stonington Street, just south of Hartford’s downtown, the complex is on a quiet cul-de-sac. Built in the 1960s during urban renewal and first remodeled in 1993, its new renovation was completed in 2015. It faces historic Colt Park with its many amenities, and is convenient to schools.

## What:

The rental complex of 45 units includes two and three bedrooms for families earning 50-80% of the area median income. It offers redesigned kitchens and better handicapped access, along with high performance insulation, energy efficient heating/cooling and rain water retention systems.

## Why and how:

LISC provided several capacity building grants and technical assistance to Sheldon Oak, along with annual operating support through the Hartford Neighborhood Development Support Collaborative.

## Who:

Funders and investors for this development were the City of Hartford, Connecticut Department of Housing, Connecticut Housing Finance Authority, Eversource, Red Stone Equity Partners and TD Bank. We sincerely thank them all for their support of this important effort.



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