



The County of San Diego links homeless San Diegans who suffer from mental illness to supportive housing as a first step towards stability and recovery.

## Tavarua Senior Apartments

3568 Harding Street | Carlsbad, CA | 92008

### DEVELOPERS

Meta Housing Corporation  
www.MetaHousing.com

### CONTACT

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### Project Description

Tavarua Senior Apartments is a 50 unit apartment building located at 3568 Harding Street in the City of Carlsbad. With more than 43 years of experience developing affordable and market-rate apartment communities for families and seniors, Meta Housing Corporation designed Tavarua Senior Apartments to meet the needs of San Diego's low income older adults.

The development is comprised of a three-level building that includes a large courtyard, a community room, activity room, counseling room, computer and multi-media room, outdoor barbecues and tables, communal kitchen, laundry room and mail room. In partnership with Western Community Housing, Meta Housing Corporation designed Tavarua Senior Apartments to complement the neighborhood while providing a high-quality and safe environment for its residents.

Of the 50 units, 10 are designated for qualifying older adults with serious mental illness eligible for supportive services under the Mental Health Services Act (MHSA) program. This program is part of a larger regional supportive housing initiative by the County of San Diego Health and Human Services Agency (HHSA), Behavioral Health Services (BHS) to link homeless or at risk of homelessness individuals with mental illness to permanent housing and social services.

Construction for Tavarua Senior Apartments began February 2012 with the building completed and occupied by June 2013.

### TOTAL COST

### MHSA CAPITAL FUNDS

### MHSA CAPITALIZED OPERATING SUBSIDIES

**\$18,019,718**

**\$1,081,600**

**\$618,000**

The development of Tavarua Senior Apartments was made possible through the financial assistance and dedication of the City of Carlsbad, California Community Reinvestment Corporation, California Housing Finance Agency as Administrator of the Mental Health Services Act Housing Program, Federal Home Loan Bank of San Francisco Affordable Housing Program, Tax Credit Equity (Wells Fargo), Developer Contribution, and JP Morgan Chase.



## Tavarua Senior Apartments

**Total Units** 50

**MHSA Units** 10

**Affordable Units** 40

**Completion Date** June 2013

### Full Service Partnership (FSP):

Community Research Foundation

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Low income, older adults living in this community need access to services and transportation to live as independently as possible. Tavarua Senior Apartments is located less than one fourth of a mile from a supermarket, pharmacy, Carlsbad City Library, Pine Avenue Park and the Carlsbad Senior Center. Additionally, the building is within 500 feet of a North County Transit District BREZE bus stop.

The goal for the Tavarua Senior Apartments MSHA housing program is to provide safe and affordable housing linked to comprehensive services that support each tenant's self-sufficiency and overall quality of life. Tavarua Senior Apartments serves as a vital resource for very low-income older adults with serious mental illness.

Tavarua Senior Apartments, in conjunction with BHS, is partnered with Community Research Foundation's Senior IMPACT program to provide supportive services to the MHSA tenants. Senior IMPACT provides intensive, personalized care and 24/7 crisis intervention utilizing the evidence-based practice of Assertive Community Treatment (ACT), which provides individuals a high level of community care and support. The Full Service Partnership approach delivers a variety of services and support in a flexible manner with the goal to assist tenants in developing their own plans and essential skills to successfully regain control of their lives.



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Supportive housing consists of two main components: permanent housing, and social and mental health services. The combination of a stable home, coupled with access to mental health and social services, medical care, counseling, education and employment, has been proven to benefit not only the participants, but their neighborhoods and communities as a whole.

As of January 2018, an estimated 8,576 people are homeless in San Diego. Roughly 30 percent of unsheltered homeless individuals have mental illness, a major contributing factor to their homelessness.

BHS is partnering with service providers and housing developers to address the dual stigmas of homelessness and mental illness. The partnership recognizes that housing matters, because a stable home in combination with social and mental health services can break the cycle of homelessness.

***Home is where recovery begins.***

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