



Citronica Two

3595 Olive Street | Lemon Grove, CA | 91945

San Diego County links homeless San Diegans with mental illness to supportive housing as a first step towards stability and recovery.

DEVELOPERS

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PROJECT DESCRIPTION

Citronica Two is an affordable housing complex serving the older adult population of Lemon Grove. The building will offer residents of Lemon Grove their first LEED certified senior housing development, and will help continue to spur development in the Downtown Village area. Citronica Two will provide 80 one-bedroom units as well as crucial supportive services to low income seniors earning between 30 and 60 percent of the Area Median Income (AMI) of San Diego County. Ten of these units will be reserved for qualifying older adults with 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's Behavioral Health Services Division (BHS) to link homeless or at risk of homelessness individuals with mental illness to permanent housing and social services. One unit will be reserved for an onsite resident manager.

TOTAL ESTIMATED COST \$19,737,933
MHSA ESTIMATED CAPITAL FUNDS \$900,000

The development of Citronica Two is made possible through the financial assistance and dedication of Lemon Grove Community Development Agency and CalHFA in collaboration with San Diego County Mental Health Services. MHSA is contributing an additional estimated \$825,000 in operating funds.



Citronica Two	
Total Units	80
Number of MHSA Units	10
Number of Affordable Units	70
Anticipated Completion Date	TBD
Full Service Partnership (FSP)	Community Research Foundation Senior IMPACT

WHY IS THIS PROJECT HERE?

The goal of Citronica Two is to provide safe, affordable housing linked to social services to promote residential stability and self-sufficiency. Residents will have access to transportation and other services to live as independently as possible. Amenities in close proximity to Citronica Two include light rail and bus stops, a San Diego Trolley stop, grocery stores, clothing stores, hardware stores, Centro Family Health Center, Rite Aid Pharmacy, Dan Kunkel Park and Lemon Grove Public Library, providing residents convenient access to regular community destinations as well as potential employment opportunities. The developers of Citronica Two have also partnered with the City of Lemon Grove to transform a rarely used city street into a pedestrian-oriented linear park which will run between Citronica Two and the light rail line.

Citronica Two includes community courtyards with elevated vegetable and herb gardens for residents' use as well as a series of exterior living rooms throughout the building with lounge chairs, game tables and planting space for small herb gardening. Additional resident services will be provided in the community room located on the ground floor of the complex. These spaces provide both indoor and outdoor areas for social gathering and relaxation.



Citronica Two, in conjunction with BHS, has partnered with Community Research Foundation's Senior IMPACT program to provide supportive services to the MHSA tenants. Senior IMPACT will provide 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.

What is MHSA "supportive housing?"

Supportive housing is a community-based service model that provides housing integrated with support services such as: mental health services, primary health care, alcohol and drug services, case management, and social services to help homeless individuals with mental illness gain stability and live more productive lives.

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.

In San Diego, an estimated 9,641 people are homeless. Roughly 59 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.

For more information about:

MHSA's Housing Matters campaign
www.HousingMattersSD.org

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www.hitzkedevlopment.com
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The FSP Provider:
Community Research Foundation
Senior IMPACT
www.comresearch.org
 (619) 275-0822