



For Immediate Release: October 2, 2018

Contact: Francia Baluca  
[fbaluca@maacproject.org](mailto:fbaluca@maacproject.org)  
619.796.1608

### **MAAC's Continued Commitment to Affordable Housing**

San Diego, Ca -- MAAC has been a leader in affordable housing in the San Diego region for more than 25 years, providing nearly 1,000 units of affordable housing at seven locations throughout San Diego County. At this critical time of high demand for affordable housing, MAAC is investing in improving its existing properties and strengthening relationships with tenants.

Nine months ago, MAAC took responsibility for day-to-day management of the President John Adams Manor (PJAM), a 300-unit affordable housing community which the organization has owned since 1998, and secured financing for a complete renovation of the property. "MAAC is investing \$14 million in the property, that's about \$47,000 per unit, to create better homes for our residents," said Arnulfo Manriquez, President and CEO of MAAC. "The new 5,000 square foot community center will be a place to bring people together – residents will have a state-of-the-art computer lab, multi-purpose space, and offices for resident and community services – onsite and free to use" Manriquez added. Construction will begin in November 2018 and is expected to take about one year.

Residents at PJAM qualify for affordable housing, paying rents ranging from \$808 for a 1 bedroom to \$1347 for a three bedroom. These rents are set for people earning 50-60% of the area median income. Tenants still are responsible for paying the low rent in a timely manner, just like any other market rate or affordable leases. "Our goal is to maintain all of our residents in a safe, healthy and affordable home while balancing our fiscal responsibility to properly steward the affordable housing funding that MAAC receives from State, local, and private partners," Manriquez emphasized.

While affordable housing rent is low compared with market rates, there are situations where a tenant cannot pay the required rent, and then MAAC property management staff works closely with that tenant to explore payment plans and alternatives before taking necessary next steps. At this time, 15 PJAM residents are in some stage of the eviction process due to continued lack of payment. MAAC resident services staff work directly with tenants before and after an eviction process is initiated, providing referrals to partner organizations and information on resources that may be a better fit for individual tenant needs and ability to pay. Case management services are available at no cost to assist through necessary transitions.

Current residents are encouraged to contact MAAC resident services staff for assistance if unexpected financial issues arise or circumstances change, to help proactively plan for supportive services that may be helpful.

"Demand for affordable housing is much greater than supply in our region, we are doing the best we can to take care of the properties we have and the people who call them home," said Manriquez.

## **About MAAC**

*MAAC is the leading provider of comprehensive social services in San Diego County and works to create healthier and stronger communities by providing a space where individuals and families in need can find means to self-sufficiency through advocacy and access to high-quality programs in five key areas of focus: Affordable Housing, Economic Development, Education, Health & Wellbeing, and Advocacy & Leadership Development. For more information, visit [www.maacproject.org](http://www.maacproject.org) or [Facebook](#).*

# # #

