Seventh Landing
Seventh Landing offers 12 units of permanent supportive housing for homeless young adults. The units are efficiency apartments with kitchens and baths.

Owner / Sponsor: RS Eden
Property Management: RS Eden
Service Provider: RS Eden

Tenant Profile: All units are designated for tenants who are homeless with a permanent disability such as mental illness. Preference is given to young adults who have not lived independently in the past. Many of the young adults enter with an extensive history of out of home placement in foster care, juvenile corrections, or residential facilities.

Service Approach: Services are voluntary, however all tenants must sign a lease addendum agreeing to maintain 25 hours per week of required productive activity (school, work, treatment, volunteering) and supporting an alcohol and drug free environment by remaining alcohol and drug free. There are no time restrictions on occupancy as long as the tenant continues to be eligible for housing by meeting lease obligations.

Financing Information

Capital
- Minnesota Housing Finance Agency: $1,500,000
- HUD-Supportive Housing Program: $400,000
- City of St.Paul – HRA: $387,000
- Ramsey County: $300,000
- Star Grant: $247,241
- Federal Home Loan Bank: $59,000
- Total: $2,894,171

Operating (Annual)
- St. Paul Public Housing Authority – 12 Project-Based Section 8: $84,924.00

Services (Annual)
- HUD – Supportive Housing Program: $45,600
About RS Eden

RS Eden, which owns, manages and provides the support services at Seventh Landing, has acted as a developer in eight supported permanent housing programs serving over 300 youth, families and single adults. RS Eden will be providing support services to an additional 61 individuals at the Alliance Apartments in the fall of 2010 when the Alliance Addition opens its doors. Additionally, RS Eden is currently developing a supported housing project in the Minneapolis downtown neighborhood, Emmanuel housing, which will be a mixed use facility, and will provide 101 units of permanent supportive and sober housing to single Long Term Homeless individuals. RS Eden will be the owner, service provider and manager. RS Eden additionally manages two transitional housing projects for homeless women and children, two residential chemical dependency facilities housing seventy men and women, correctional programs that include half-way houses and monitoring services, two administrative buildings, and a drug testing laboratory. www.rseden.org

CSH and RS Eden

For the Seventh Landing project, CSH provided a $50,000 forgivable loan to RS Eden for predevelopment costs, and additional $116,000 acquisition loan to RS Eden that was used to acquire land for the project. CSH also provided technical assistance to the sponsors in concept development, partnership, and development team formation.

About CSH

The Corporation for Supportive Housing (CSH) is a national, nonprofit organization that helps communities create permanent housing with services to prevent and end homelessness. CSH advances its mission by providing high-quality advice and development expertise, by making loans and grants to supportive housing sponsors, by strengthening the supportive housing industry, and by reforming public policy to make it easier to create and operate supportive housing. CSH delivers its core services primarily through eight geographic hubs: California, Illinois, Michigan, Ohio, Minnesota, New Jersey, New York, and Southern New England (Connecticut, Rhode Island). CSH also operates targeted initiatives in Kentucky, Maine, Oregon, and Washington, and provides limited assistance to many other communities.