SUBSIDIZED HOUSING REFERRAL LIST

FOR TULARE COUNTY

COMPILED BY

THE HOUSING AUTHORITY OF THE COUNTY OF TULARE

October 2026

FOR FURTHER INFORMATION, PLEASE CALL

(559) 627-3700, EXTENSION 116

REFERRAL LIST ORGANIZATIONS

All complexes are arranged in one of three county areas or in the homeless shelters section as follows:

Homeless Shelters

Areas:

North County

(Cutler, Dinuba, Ivanhoe, Kingsburg, Orosi, Sultana, Woodlake)

Central County

(Exeter, Farmersville, Goshen, Tulare, Visalia)

South County

(Earlimart, Lindsay, Pixley, Porterville, Richgrove, Springville, Strathmore, Terra Bella, Tipton, Woodville)

FINANCING AGENCIES

United States Department of Housing and Urban Development
(Field Office)
300 North Los Angeles St, Ste 4054
Los Angeles, CA 90012
Telephone (213)-894-8000

California Department of Housing and Community Development
3737 Main Street, Ste 400
Riverside, CA 92501
Telephone (800)952-8356

California Tax Credit Allocation Committee (TCAC)
915 Capitol Mall, Room 110
Sacramento, CA 95814
Telephone (916)-654-6340

California Housing Finance Agency (CHFA)
500 Capitol Mall, Ste. 1400
Sacramento, CA 95814
Telephone 916-326-8000

HOMELESS RESOURCE REFERRAL DIRECTORY

The following listing provides information on a variety of different agencies in the area that provide emergency shelter, transitional housing and emergency rental assistance. The availability and eligibility qualifications vary for each program. HATC is not associated nor does it have any jurisdiction over any of the following programs or agencies. Interested applicants can apply by contacting each program and will be subject to the regulations and procedures that govern each program. For access to the most comprehensive and latest Community Resources within Tulare County, please dial United Way of Tulare County's ***2-1-1*** hotline or visit their website: www.211tularecounty.org.

FAMILY SERVICES OF TULARE COUNTY 24 Hours/Day
Toll free: 1-800-448-2044 7 Days a Week
Office: 559-741-7310
DV Hotline: 559-732-5941

Offers confidential shelter, meals, and comprehensive support services to male and female victims of domestic violence and their children at no charge while they work to reestablish their lives in a supportive environment. Victims and their children can receive free counseling, and our program also offers case management, support groups, financial empowerment training, legal services, and specialized services for children.

CENTRAL CALIFORNIA FAMILY CRISIS CENTER (CCFCC) 24 Hours/Day
Porterville, CA 93258 7 Days/Week
Hotline: 559-784-0192
Office: 559-781-7468

Provides Emergency Shelter to Victims of Domestic Violence and Homeless. Residential Services include:

* Confidential Emergency Shelter and Transitional Housing
* Emergency Food and Transportation Assistance
* Legal Advocacy and Court Accompaniment
* Intervention Services
* Support Groups and Life Skills Training
* Counseling Services and Case Management
* Children's Services

The Family Crisis Center strives to provide a safe environment which promotes healing and restoration for the families who utilize our services.

COMMUNITY SERVICE AND EMPLOYMENT TRAINING, INC. (C-SET)
www.cset.org

Monday – Friday
8:00 AM - 5:00 PM

312 NW 3rd Ave
Visalia, CA 93291
Phone: 559-732-4194
Fax: 559-733-3971

C-SET administers a variety of housing assistance programs. For more detail information contact the following hotlines:

Permanent Supportive Housing
(559) 738-8733

The purpose of the Supportive Housing Program is to promote the development of supportive housing and supportive services, including innovative approaches to assist homeless transition from homelessness, and enable them to live as independently as possible.

Energy Assistance
1-844-224-1316

The program assists with energy bills and is available for low-income residents of Tulare County. Applicants can receive the assistance once a year. Eligibility for assistance is based on HEAP income guidelines, number of people in the household, cost of energy and availability of funds.

Home Weatherization
1-844-224-1316

CSET uses its Sequoia Community Corps to provide free labor for weatherization services (weather stripping exterior doors, water restrictors, low-flow showerheads, etc.) Corps members, supervised by CSET's certified on-staff contractors, develop useful skills while getting on the job training.

CSET has offices available in:

Visalia:
312 NW 3rd Ave
559-732-4194

Tulare:
155 N K St
559-684-1987

TULARE COUNTY HEALTH & HUMAN SERVICES

Monday – Thursday
7:30 AM – 5:00 PM
Friday
8:00 AM – 12:00 PM

The Department of Public Social Services administers a temporary and permanent homeless assistance program. Such programs are available for households that are currently eligible for CalWORKS. Temporary assistance can be utilized towards hotel costs (up to 6 consecutive nights). While Permanent Homeless Assistance can be utilize for the first month's rent, deposit and utility deposits. For more information, please contact any of the district's general offices.

TulareWORKS offices:

Tulare Works: Dinuba Office
1066 N Alta Ave
Dinuba, CA 93618
559-595-7000

Tulare Works: Visalia Office
1845 N. Dinuba Blvd.
Visalia, CA 93291
559-624-8100

Tulare Works: Lindsay Office
900 N Sequoia Ave
Lindsay, CA 93247
559-562-7400

Tulare Works: Tulare Office
458 E O'Neal Ave
Tulare, CA 93274
559-685-2100

Tulare Works: Porterville Office
1055 W. Henderson, Ste 3
Porterville, CA 93257
559-788-1500

TULARE COUNTY VETERANS SERVICE OFFICE

Visalia Office
3348 W. Mineral King Avenue
Visalia, CA 93291
559-713-2880
Monday – Thursday 7:30 AM – 5:00 PM

Dinuba Memorial Building
249 Alta Avenue
Dinuba, CA 93618
559-713-2880
Hours: 2nd Thursday Appt Only

Porterville Memorial Building
1900 W Olive Avenue
Porterville, CA 93257
Hours: 3rd Thursday 9:00 A.M. – 1:00 P.M. Walk-in's

SERVICES

A Veterans Service Office can assist you if you are a: veteran, Widow of a veteran, child of a deceased or disabled veteran, parent who lost a son or daughter in military service. If you have questions about: compensation, pension, school benefits, life insurance, medical benefits, home loans, California veterans state benefits, burial benefits, discharge upgrade. Or if you need a referral for: post-traumatic stress disorder (PTSD) treatment, hospitalization, outpatient medical and, dental treatment, alcohol and drug dependency treatment, home loans, small business administration. They offer services such as claims assistance client advocacy, case maintenance, information and referral, program liaison with VA health services, VA Veterans Centers, VA Regional Offices, Veterans Service Organizations, Cal-Vet Home Loan Assistance. Outreach to the elderly, disabled, Vietnam-era veterans, the incarcerated, minorities and women

OPEN GATE MINISTRIES 24 Hours/Day
7 Days/Week

Program number: 559-591-1241

Provides a warm, home-like atmosphere for homeless families and offers meals with their stay.

- Women and Children
- Men and Children
- Families

*This shelter does not take single men without children or domestic violence victims

PROTEUS TRAINING & EMPLOYMENT, INC. Monday – Friday
Administration 8:00 AM – 5:00 PM
1830 N. Dinuba Blvd.
Post Office Box 727
Visalia, CA 93279
559-733-5423

Visalia Service Center
244 NW 3RD Street
Visalia, CA 93291
559-627-0100

Dinuba Service Center
400 W. Tulare St. Ste. C
Dinuba, CA 93618
559-591-5701

Porterville Service Center
54 N. Main Street, Suite 10
Porterville, CA 93257
559-781-1852

Proteus provides a variety of educational and vocational training; referral and job placement to the unemployed, underemployed, unskilled and migrant, seasonal farm workers.

VISALIA RESCUE MISSION (Women's) 7 Days/Week
324 NE 1st Ave 8:00 AM - 5:00 PM
Visalia, CA 93292
559-734-7921

This shelter is for single women and for women and her children that are homeless. Young boys can stay with their mother up to the age of 12.
Men are not allowed at this facility Females

VISALIA RESCUE MISSION (Men's) 7 Days/Week
322 NE 1st Ave
Visalia, CA 93291
559-740-4178

Provides a shelter as well as a kitchen facility-breakfast-lunch-dinner is available to shelter's residents.
*Shelter Guests will participate in daily chores
*Shelter Guests must be males 18 years and older

TURNING POINT OF CENTRAL CALIFORNIA
615 South Atwood Street
Visalia, CA 93277
559-732-8086

Turning point administers a variety of transitional and supportive housing programs for single males with disabilities. Contact their North County One Stop Center for further information.

HOME BUYING ASSISTANCE RESOURCES

United States Department of Housing and Urban Development
1 Sansome St. #1200
San Francisco, CA
415-489-6400

California Department of Housing and Community Development
2020 West El Camino Ave.
Sacramento, CA 95833
916-263-2911

California Housing Finance Agency (CalHFA)
500 Capitol Mall, Ste. 1400
Sacramento, CA 95814
877-922-5432

CSET –First Time Home Buyer Program
312 NW 3rd Ave
Visalia, CA 93291
559-741-4641

CSET provides workshops that cover home selection, realtor services, lenders, loan programs, homeownership responsibilities, saving for a down payment, and other important pieces of information. Many homebuyer programs require homebuyers to attend this type of counseling to be eligible for selected programs, including CalHFA. For more information contact their First Time Home Buyer hotline.

OTHER SOCIAL SERVICE PROVIDERS

TULARE COUNTY HEALTH & HUMAN SERVICES

Monday – Thursday
7:30 AM – 5:00 PM
Friday
8:00 AM – 12:00 PM

The Department of Public Social Services provides a wide range of services to the community. Among these are: financial aid, food stamps, Medi-Cal and adoption services. In-Home Supportive Services (IHSS) and Out-Of-Home Care Services (OHC) are provided for the elderly and/or disabled.
Protective services are provided for children (Child Protective Services – CPS) and adults (Adult Protective Services – APS).

Child Protective Services: During office hours or after hours and on holidays, call toll-free at (866) 901-3212.

Multi-Purpose Senior Services: Assistance to Medical recipients age 65 and older to continue living on their own homes 559-623-8199 or 1-800-321-2462

In-Home Supportive Services: For more information call 559-623-0600 or 800-571-9555

Adult Protective Services: Call toll-free 24 hours/day 1-877-657-3092

BETHELEHEM CENTER
1638 N. Dinuba Blvd.
Visalia, CA 93291
559-734-1572
Site Director: Henry Medina

Intake Office Monday – Friday
8:00 AM – 5:00 PM
Pantry Hours: 8:00AM-11:00AM

Catholic Social Services provides breakfast and lunch Monday-Friday for needy families at Bethlehem Center on the Old Dinuba Highway. There is a food pantry available Monday – Friday 9:00 A.M. – 10:45 A.M.

- Information & Referral Services, Emergency Social Services, Clothing assistance, Thrift Store

- This is also a drop-in center providing services such as; homeless assistance, Veteran's administration services, San Joaquin Veterans, Family Services, Mental Health, Social Security Advocacy, ID Vouchers, Alcohol/Drug Services, and Kings View PATH is available every Tuesday from 1:30 PM – 4:00 PM.

TULARE LIGHTHOUSE
214 South H Street
Tulare, CA 93274
(559) 687-8317 (24/7) para información en Español, por favor de llamar al extensión 5
Email: info@lighthouserescue.org

EPISCOPAL CHURCH OF THE SAVIOR
519 N. Douty St
Hanford, CA 93230
Every Wednesday
from 2:00 PM – 4:00 PM

Drop-in center's providing services such as; homeless assistance, Veteran's administration services, San Joaquin Veterans, Family Services, Mental Health, Social Security Advocacy, ID Vouchers, Alcohol/Drug Services, and Kings View PATH.

KINGS/TULARE HOMELESS ALLIANCE
559-738-8733
1900 N Dinuba Blvd Ste G
Visalia, CA
Monday – Friday
8:00 AM – 5:00 PM
Providing services such as; homeless assistance, Veteran's administration services, San Joaquin Veterans, Family Services, Mental Health, Social Security Advocacy, ID Vouchers, Alcohol/Drug Services, and Kings View PATH.

VISALIA EMERGENCY AID COUNCIL
217 N.E. 3rd Street
Post Office Box 651
Visalia, CA 93279
559-732-0101
Monday – Saturday
9:00 AM – 7:00 PM
Sunday
10:00 AM – 5:00 PM

Pantry Service Hours; Mon-Tues-Thurs-Fri: 8:30 AM - 3:30 PM; Wed 8:00AM – 5:00PM Sat - Sun: Closed; Open the 3rd & 4th Saturday of Each Month 9:00 AM to 12:00 PM, by Appointment ONLY at 217 NE 3rd Visalia, CA. 93291

Thrift Store Hours; Mon-Sat: 9am - 6pm; Sun: 9am - 5pm

Additional emergency services provided; Mobile Markets; VEA provides families in rural Tulare County access to nutritious foods. VEA mobile food pantry serves the rural communities of Goshen and Ivanhoe, CA. Partnering with Central California Food Bank (CCFB) this program serves over 400 families each month with fruits, vegetables, and other healthy foods. (**Times and dates are subject to change**.)

RESOURCES FOR INDEPENDENCE CENTRAL VALLEY
3636 N 1st St, Suite 101
Fresno, CA 93726
559-221-2330
1-800-244-2274 Toll Free
info@ricv.org

To obtain accurate information on becoming self-sufficient through the Work Incentives Planning & Assistance Program from Social Security contact your local office.

LOVE, INC.
559-467-5167
Monday – Thursday
9:00 AM – 4:00PM
Friday & Saturday 9:00AM - 10:00AM

Services offered short term assistance with food and household necessities. Call for additional information.

CENTRAL CALIFORNIA LEGAL SERVICES (CCLS)
2025 W. Feemster Avenue
Visalia, CA 93277
(800) 350-3654

Central California Legal Services assists income-qualified individuals and families.

BETTER BUSINESS BUREAU
2600 W Shaw Ln,
Fresno, CA 93711
(800)675-8118

BBB Serving Central California & Inland Empire Counties was founded in 1950 and serves Fresno, Inyo, Kern, Kings, Madera, Mariposa, Merced, Mono, Tulare, Riverside and San Bernardino Counties. Our office is temporarily closed to the public until further notice. Staff is available by phone or email.

KINGS TULARE AGENCY ON AGING
(800) 321-2462
www.Ktaaa.org (website)

The Area Agency on Aging is your "one-stop shop" for learning about programs and services available to seniors and their caregivers.

- Are you, or is someone you care for, age 60 or older and in need of assistance?
- Do you need a caregiver for elderly parents or another relative?
- Are you about to turn 65 and wondering where you can find information on health care insurance options, such as Medicare?
- Are you interested in meeting others your age to socialize and enjoy a meal together?
- Do your elderly relatives need special assistive devices installed to enable them to remain in their homes rather than moving to nursing homes?
- Are you or a family member homebound due to illness or disability and in need of home-delivered meals or other services?
- Do you have a legal question or need help with estate planning or creating a will or advance health care directive?

For assistance with these and many other concerns, contact us! We are here to assist you in getting all the services you need.

DEPARTMENT OF REAL ESTATE
(Entity that licenses Real Estate Brokers/Agents)
Only accept written complaints, this website provides all of the details:
https://www.dre.ca.gov/consumers/filecomplaint.html

We investigate complaints against real estate brokers and salespersons accused of misleading or defrauding consumers. If we can prove a violation of the Real Estate Licensing Law, a formal hearing may be held which could result in the revocation or suspension of the agent's license. We investigate complaints against subdividers accused of violating subdivision laws. If we can prove a violation, further sales may be stopped until such time as the violations are corrected. We may be able to facilitate resolution of your dispute or issue. In some instances, consumers may obtain assistance from the Department's Complaint Resolution Program to resolve simple complaints involving real estate licensees.

COMPLEX NAME:	Alta Vista Apartments
ADDRESS:	41730 Road 128, Orosi, CA 93647
TELEPHONE:	559-528-2851
CONTACT PERSON:	Delia Guerrero
NUMBER OF UNITS:	42
NUMBER OF BEDROOMS:	All One-BR units
SPECIAL CHARACTERISTICS:	Disabled units
INCOME LIMITS:	Tax-credit limits & Rural Development
RENTS:	$990
SUBSIDY AVAILABLE:	Rural Development rental assistance
SUBSIDY SOURCE:	Rural Development and tax credit
APPLICATION INFORMATION:	Apply on-site, 9:00 AM – 3:00 PM, M – F Mail or E-Mail Application if they can't pick up.
WAITING LIST:	5+ years, accepting applications

COMPLEX NAME:	Bravo Village Apartments
ADDRESS:	250 Oak Street, Woodlake, CA 93286
TELEPHONE:	559-564-8093
CONTACT PERSON:	Linda Torres / Susie Vargas
NUMBER OF UNITS:	60
NUMBER OF BEDROOMS:	Two-BR, and Three-BR
SPECIAL CHARACTERISTICS:	Family
INCOME LIMITS:	USDA – 30%, 40%, 50%, 60%
RENTS:	Vary
SUBSIDY AVAILABLE:	USDA
SUBSIDY SOURCE:	USDA
APPLICATION INFORMATION:	Apply on-site, 8:00 AM – 5:00 PM, M - F
WAITING LIST:	9 months – 1 year

COMPLEX NAME:	Bravo Terrace Apartments
ADDRESS:	220 S Oak St, Woodlake, CA 93286
TELEPHONE:	559-564-8093
CONTACT PERSON:	Linda Torres / Susie Vargas
NUMBER OF UNITS:	30
NUMBER OF BEDROOMS:	One-BR, Two-BR
SPECIAL CHARACTERISTICS:	Family units
INCOME LIMITS:	Tax-Credit Only 50%, 60%
RENTS:	Vary
SUBSIDY AVAILABLE:	Tax Credit
SUBSIDY SOURCE:	Tax Credit
APPLICATION INFORMATION:	Apply at office, 8:00 AM – 5:00 PM, M - F
WAITING LIST:	9 months – 1 year

COMPLEX NAME:	College Park Apartments
ADDRESS:	1850 S. College Ave., Dinuba, CA 93618
TELEPHONE:	559-591-1477
CONTACT PERSON:	Brenda Morales (Property Manager)
NUMBER OF UNITS:	54 units
NUMBER OF BEDROOMS:	Two-BR; Three-BR; Four-BR
SPECIAL CHARACTERISTICS:	Family units
INCOME LIMITS:	Tax-credit limits (Income Qualifying)
RENTS:	<u>Base Rent</u>
	Two-BR $1,172 Three-BR $1,342 Four-BR $1,483
SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	Tax credit
APPLICATION INFORMATION:	Apply at office M-F 3PM to 5PM (Application outside of office)
WAITING LIST:	Call the Office

COMPLEX NAME:	El Monte West Apartments
ADDRESS:	999 W. El Monte Way, Dinuba, CA 93618
TELEPHONE:	559-591-6239
CONTACT PERSON:	Monique Prado
NUMBER OF UNITS:	39
NUMBER OF BEDROOMS:	8 One-BR; 24 Two-BR; 8 Three-BR
SPECIAL CHARACTERISTICS:	Family and senior units
INCOME LIMITS:	USDA Limits & Tax Credit Limits

RENTS:

	Base Rent	Deposit
One-BR	$860-$884	1st Month's Rent
Two-BR	$950-$974	1st Month's Rent
Three-BR	$1161-$1185	1st Month's Rent

SUBSIDY AVAILABLE:	USDA rental assistance
SUBSIDY SOURCE:	USDA
APPLICATION INFORMATION:	Apply at office, 9:00 AM – 3:00 PM, T-TH
WAITING LIST:	1+ year

COMPLEX NAME:	Emperor Estates
ADDRESS:	350 North “M” Street, Dinuba, CA 93618
TELEPHONE:	559-596-0640
CONTACT PERSON:	Patty Alcala (Community Manager)
NUMBER OF UNITS:	61 unit, Including Managers Unit
NUMBER OF BEDROOMS:	52 One-BR; 8 Two-BR
SPECIAL CHARACTERISTICS:	Seniors ages 55 and older
INCOME LIMITS:	50% of Annual Median Income
RENTS:	1 Bedroom starting at $679 2 Bedroom starting at $813
SUBSIDY AVAILABLE:	Section 8
SUBSIDY SOURCE:	None
APPLICATION INFORMATION:	Apply at office, 8:00 AM – 4: 00 PM, M - F
WAITING LIST:	One BD - 6 Months to 1 year Two BD - 7 Months to 1 year
OTHER INFORMATION:	Tenant or Co-Tenant must be 55 years or older. Amenities included, laundry room, Community Center, Computer Center & Elevator.

COMPLEX NAME:	Euclid Village
ADDRESS:	600 N. Euclid, Dinuba, CA 93618
TELEPHONE:	559-591-4286
CONTACT PERSON:	Housing Authority of the County of Tulare
NUMBER OF UNITS:	56 Units (Handicap Accessible)
NUMBER OF BEDROOMS:	Two-BR, Three-BR & Four-BR
SPECIAL CHARACTERISTICS:	Family
INCOME LIMITS:	Rural Development limits & Tax Credit
RENTS:	Two-BR $420 - $1,055 Three-BR $466 - $1,199 Four-BR $537 - $1,355
SUBSIDY AVAILABLE:	Section 8 Accepted
SUBSIDY SOURCE:	USDA & Tax Credit
APPLICATION INFORMATION:	Apply online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	Housing Authority Conventional Low Rent Units
ADDRESS:	Cutler, Dinuba, Goshen, London, Porterville, Traver, Tulare, Visalia, Woodlake
TELEPHONE:	North County 559-591-4286 Visalia 559-738-8450 Tulare 559-686-1350 Porterville 559-781-6873
CONTACT PERSON:	Housing Authority of the County of Tulare
NUMBER OF UNITS:	714
NUMBER OF BEDROOMS:	One-BR; Two-BR; Three-BR; Four-BR; Five-BR
SPECIAL CHARACTERISTICS:	Some handicap units
INCOME LIMITS:	HUD 50% to 80% limits
RENTS:	Rents are 30% of adjusted income or Fixed Rent
SUBSIDY AVAILABLE:	Flat rents and income-based rents
SUBSIDY SOURCE:	HUD
APPLICATION INFORMATION:	Apply online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	Linda Vista Village Apartments
ADDRESS:	15975 Avenue 327, Ivanhoe, CA 93235
TELEPHONE:	559-798-1146
CONTACT PERSON:	Andrea Fernandez
NUMBER OF UNITS:	76
NUMBER OF BEDROOMS:	16 One-BR; 36 Two-BR; and 23 Three-BR
SPECIAL CHARACTERISTICS:	Family
INCOME LIMITS:	Tax Credit Limits 30%, 45%, 50%

RENTS:

	Min	Max
One-BR	$465	$829
Two-BR	$556	$993
Three-BR	$637	$1,142

SUBSIDY AVAILABLE:	Tax Credit
SUBSIDY SOURCE:	Tax Credit
APPLICATION INFORMATION:	Apply on-site M-F 8:30AM to 11:30AM & 1:30PM- 4:30PM
.	
WAITING LIST:	6 to 8 months

COMPLEX NAME:	Linmar Apartments
ADDRESS:	2395 – 14th Avenue, Kingsburg, CA 93631
TELEPHONE:	559-591-4286
CONTACT PERSON:	Housing Authority of the County of Tulare Vicki Needham (on-site manager)
NUMBER OF UNITS:	48
NUMBER OF BEDROOMS:	All One-BR
SPECIAL CHARACTERISTICS:	Senior complex; 4 handicap units
INCOME LIMITS:	Rural Development limits
RENTS:	Base rent $667
SUBSIDY AVAILABLE:	Rural Development rental assistance
SUBSIDY SOURCE:	Rural Development Section 515
APPLICATION INFORMATION:	Apply online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	North Park Apartments I
ADDRESS:	1655 N. Crawford Avenue, Dinuba, CA 93618
TELEPHONE:	559-315-5125
CONTACT PERSON:	Brenda Morales
NUMBER OF UNITS:	80
NUMBER OF BEDROOMS:	34 Two-BR; 46 Three-BR
SPECIAL CHARACTERISTICS:	All downstairs units are handicap-accessible
INCOME LIMITS:	50% & 60% Tax Credit

RENTS:

	Tax Credit	Home Unit
Two-BR	50% - $925 60% - $1,137	50% - $858 60% - $1,132
Three-BR	50% - $1,058 60% - $1,302	50% & 60%

SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	None
APPLICATION INFORMATION:	Apply on-site, 9:00 AM - 5:00 PM, M – F Closed 12PM to 1PM everyday
WAITING LIST:	Accepting Applications

COMPLEX NAME:	North Park Apartments II
ADDRESS:	1435 N. Crawford Avenue, Dinuba, Ca 93618
TELEPHONE:	559-315-5125
CONTACT PERSON:	Brenda Morales
NUMBER OF UNITS:	80
NUMBER OF BEDROOMS:	34 Two-BR; 36 Three-BR; 4 Four-BR
SPECIAL CHARACTERISTICS:	All downstairs units are handicap-accessible
INCOME LIMITS:	50% & 60% Tax Credit

RENTS:

	Tax Credit	Home Units
Two-BR	50% - $925	50% - $858
	60% - $1,137	60% - $1,132
Three-BR	50% - $1,058	
	60% - $1,302	
Four-BR	50% - N/A	
	60% - $1,439	

SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	None
APPLICATION INFORMATION:	Apply on-site, 9:00 AM-5:00 PM, M – F Closed 12:00-1:00 PM
WAITING LIST:	Accepting Applications

COMPLEX NAME:	Parkside Village
ADDRESS:	1151 N. Villa, Dinuba, CA 93618
TELEPHONE:	559-591-8573
CONTACT PERSON:	Vacant
NUMBER OF UNITS:	75
NUMBER OF BEDROOMS:	33 One-BR; 39 Two-BR; 4 Three-BR
SPECIAL CHARACTERISTICS:	Family units
INCOME LIMITS:	Rural Development limits
RENTS:	One-BR $1,041 Two-BR $1,335 Three-BR $1,642
SUBSIDY AVAILABLE:	USDA Rural Development
SUBSIDY SOURCE:	Rural Development/Tax Credit
APPLICATION INFORMATION:	Apply at office, 10:00 AM – 4:00 PM, M – F
WAITING LIST:	1+ years

COMPLEX NAME:	Sand Creek Apartments
ADDRESS:	41020 Road 124, Orosi, CA 93647
TELEPHONE:	559-528-4720
CONTACT PERSON:	Elvia Mendoza
NUMBER OF UNITS:	60
NUMBER OF BEDROOMS:	26 Two-BR; 30 Three-BR; 4 Four-BR
SPECIAL CHARACTERISTICS:	Computer Room, Community Room, BBQ Area, Playground for Children
INCOME LIMITS:	Determined by family size
RENTS:	2-BR $773; 3-BR $919; 4-BR $955
SUBSIDY AVAILABLE:	Farm Labor, USDA Rural Development, Section 8
SUBSIDY SOURCE:	Rural Development, tax credits
APPLICATION INFORMATION:	Apply at office, 7:00 AM to 3:30 PM, M – F
WAITING LIST:	2-3 years

COMPLEX NAME:	Sultana Acres
ADDRESS:	Road 105, Sultana, CA 93618
TELEPHONE:	559-591-4286
CONTACT PERSON:	Housing Authority of the County of Tulare
NUMBER OF UNITS:	36
NUMBER OF BEDROOMS:	32 Three-BR; 4 Four-BR
SPECIAL CHARACTERISTICS:	Family
INCOME LIMITS:	Tax-credit limits
RENTS:	Three-BR $1,087 - $1,339 Four-BR $1,207 - $1,480
SUBSIDY AVAILABLE:	Accepting Section 8
SUBSIDY SOURCE:	RHCP and tax credit
APPLICATION INFORMATION:	Apply online at www.hatc.net
WAITING LIST:	3+ Years

COMPLEX NAME:	Valencia House
ADDRESS:	248 N. Valencia Blvd., Woodlake, CA 93286
TELEPHONE:	559-564-0443
CONTACT PERSON:	Rafael Ramirez (Property Manager)
NUMBER OF UNITS:	47 (including managers)
NUMBER OF BEDROOMS:	One-BR (all one bed & 1 bath)
SPECIAL CHARACTERISTICS:	Elderly or disabled; handicap-adaptable
INCOME LIMITS:	Tax-credit limits
RENTS:	$721 Deposit $661 Rent Base $661 Market Rate
SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	Tax credit and HOME
APPLICATION INFORMATION:	Apply at office, 9:00 AM - 12:00 PM & 12:30 PM - 3:00 PM, M - F
WAITING LIST:	2-3 months

COMPLEX NAME:	Woodlake Garden Apartments
ADDRESS:	705 W. Sequoia, Woodlake, CA 93286
TELEPHONE:	559-564-8601
CONTACT PERSON:	Courtney
NUMBER OF UNITS:	48
NUMBER OF BEDROOMS:	12 One-BR; 24 Two-BR; 12 Three-BR
SPECIAL CHARACTERISTICS:	Family; 3 handicap units 1 One-BR; 1 Two-BR; 1 Three-BR
INCOME LIMITS:	Rural Development and tax-credit limits
RENTS:	Base rent: One-BR $940; Two-BR $1,025; Three-BR $1,170
SUBSIDY AVAILABLE:	Rural Development rental assistance
SUBSIDY SOURCE:	Rural Development and tax credit
APPLICATION INFORMATION:	Apply at office, 8:00 AM – 5:00 PM, M - F
WAITING LIST:	12 Months, after-hours drop box also available

COMPLEX NAME:	Woodlake Manor
ADDRESS:	200 E. Sierra Ave., Woodlake, CA 93286
TELEPHONE:	559-564-3645
CONTACT PERSON:	Denise Chavez (Property Manager)
NUMBER OF UNITS:	44
NUMBER OF BEDROOMS:	All One-BR
SPECIAL CHARACTERISTICS:	All seniors or 62+ and disabled units (three handicap units)
INCOME LIMITS:	Tax-credit limits & RD
RENTS:	Base rate $1,013
SUBSIDY AVAILABLE:	USDA Rural Development rental assistance
SUBSIDY SOURCE:	Rural Development
APPLICATION INFORMATION:	Apply at office, M-Thu. 8:00 AM to 1:00 PM
WAITING LIST:	1+ years

COMPLEX NAME:	Sierra Village Apartments
ADDRESS:	702 W. Sierra, Woodlake, CA 93286
TELEPHONE:	559-564-1010
CONTACT PERSON:	Andrea Fernandez
NUMBER OF UNITS:	68
NUMBER OF BEDROOMS:	34 Two-BR; 34 Three-BR
SPECIAL CHARACTERISTICS:	Family complex, will accept Section 8
INCOME LIMITS:	30%, 45%, 50%, and 60%
RENTS:	2BD:Min $556 Max $1,212/3BD:Min $637 Max $1,395
SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	None
APPLICATION INFORMATION:	Apply at office, 8:00 AM – 5:00 PM, M - F
WAITING LIST:	1 year, taking applications

COMPLEX NAME:	Aspen Court Apartments
ADDRESS:	2100 Laspina St. Tulare, CA 93274
TELEPHONE:	559-686-1350
CONTACT PERSON:	Housing Authority
NUMBER OF UNITS:	46 Units
NUMBER OF BEDROOMS:	16 Two-BR, 30 Three-BR
INCOME LIMITS:	30% – 60% Tax Credit
RENTS:	Two-BR $517 - $1,152 Three-BR $586 - $1,319
SUBSIDY AVAILABLE:	Tax Credit
SUBSIDY SOURCE:	Tax Credit
APPLICATION INFORMATION:	Apply online at www.hatc.net
WAITING LIST:	3+ years
OTHER INFORMATION:	Community room, playgrounds, swimming pool & covered parking

COMPLEX NAME:	Bridge Street Farm Labor Center
ADDRESS:	2000 N. Bridge Street, Visalia, CA 93292
TELEPHONE:	559-738-8450
CONTACT PERSON:	Housing Authority of the County of Tulare
NUMBER OF UNITS:	15
NUMBER OF BEDROOMS:	Two-BR; Three-BR
SPECIAL CHARACTERISTICS:	Farm labor workers with families (non-migrant)
INCOME LIMITS:	Rural Development limits
RENTS:	2-BR - $1,045
SUBSIDY AVAILABLE:	
SUBSIDY SOURCE:	Rural Development
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	Country Manor Apartments
ADDRESS:	955 North “A” Street, Tulare, CA 93274
TELEPHONE:	559-684-9900
CONTACT PERSON:	Mia Sawyer
NUMBER OF UNITS:	40
NUMBER OF BEDROOMS:	8 Two-BR; 32 Three-BR
SPECIAL CHARACTERISTICS:	20 handicap-accessible units
INCOME LIMITS:	Tax-credit limits

RENTS:

	40%	50%
Two-BR	$712	$930
Three-BR	$807	$1,059

UTILITY ALLOWANCE: 2BD:$162 3BD:$203

SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	Tax credit
APPLICATION INFORMATION:	Apply at office, 8:00 AM – 5:00 PM, Mon & Wed Friday 1:00 PM – 5:00 PM, or online
WAITING LIST:	Open

COMPLEX NAME:	Court & Paradise Apartments
ADDRESS:	1536 E. Paradise, Visalia, CA 93277
TELEPHONE:	559-738-8450
CONTACT PERSON:	Housing Authority
NUMBER OF UNITS:	20
NUMBER OF BEDROOMS:	11 Two-BR & 9 Three-BR
SPECIAL CHARACTERISTICS:	Community Room, Covered Parking
INCOME LIMITS:	Varies
RENTS:	2 BR - $517 - $1,152 3 BR - $486 - $1,319
SUBSIDY AVAILABLE:	Tax Credit
SUBSIDY SOURCE:	Tax Credit
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	Cypress Cove
ADDRESS:	1501 Cypress Avenue, Tulare, CA 93274
TELEPHONE:	559-686-1350
CONTACT PERSON:	Housing Authority of the County of Tulare
NUMBER OF UNITS:	52
NUMBER OF BEDROOMS:	One-BR
SPECIAL CHARACTERISTICS:	Senior complex; 4 handicap units
INCOME LIMITS:	Tax-credit limits
RENTS:	$845
SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	Tax credit and Redevelopment set-aside
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	Exeter Senior Villa
ADDRESS:	655 Vine, #45, Exeter, CA 93221
TELEPHONE:	559-594-5334
CONTACT PERSON:	Carina
NUMBER OF UNITS:	44
NUMBER OF BEDROOMS:	All One-BR
SPECIAL CHARACTERISTICS:	Senior complex; four handicap units
INCOME LIMITS:	Rural Development limits
RENTS:	Income based, Base rent $1,311 / Note Rent $1,478
SUBSIDY AVAILABLE:	Rural Development rental assistance
SUBSIDY SOURCE:	Rural Development
APPLICATION INFORMATION:	Pick-up Application outside manager's office, Appointment Only, 7:00 AM - 6:00 PM M - Th
WAITING LIST:	2 years

COMPLEX NAME:	Gateway Village Apartments I & II
ADDRESS:	200 N. Steven Avenue, Farmersville, CA 93223
TELEPHONE:	559-747-1010
CONTACT PERSON:	Housing Authority
NUMBER OF UNITS:	64
NUMBER OF BEDROOMS:	24 Two-BR, 31 Three-BR, 8 Four-BR
SPECIAL CHARACTERISTICS:	Family
INCOME LIMITS:	30 – 60%
RENTS:	Varies
SUBSIDY AVAILABLE:	USDA & Tax Credit
SUBSIDY SOURCE:	USDA & Tax Credit
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	3+ years
OTHER INFORMATION:	BBQ area, Pool, Playgrounds, Cover Parking, Gym & Computer Room

COMPLEX NAME:	Fairview Village
ADDRESS:	Willow, Lark & Highland Streets, Visalia, CA 93291
TELEPHONE:	559-738-8450
CONTACT PERSON:	Housing Authority of the County of Tulare
NUMBER OF UNITS:	8
NUMBER OF BEDROOMS:	All Three-BR
SPECIAL CHARACTERISTICS:	Family
INCOME LIMITS:	Tax-credit limits
RENTS:	3 BR - $1,048 - $1,277
SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	Tax credit and city CDBG funds
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	Goshen Village II
ADDRESS:	31114 Road 72, Visalia, CA 93291
TELEPHONE:	559-651-1585
CONTACT PERSON:	Diana Trujillo
NUMBER OF UNITS:	56
NUMBER OF BEDROOMS:	28 Two-BR; 28 Three-BR;
SPECIAL CHARACTERISTICS:	3 handicap units
INCOME LIMITS:	50% & 55% of median
RENTS:	Two-BR $1,088 & $1,103 Three-BR $1,025 & $1,179
SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	Tax Credit and HOME & Section 8
APPLICATION INFORMATION:	On-site, 8:00AM – 3:00 PM, M - F
WAITING LIST:	2 to 3 years

COMPLEX NAME:	Goshen Village
ADDRESS:	30940 Road 72, Visalia
TELEPHONE:	559-651-2579
CONTACT PERSON:	Jasmine Trujillo
NUMBER OF UNITS:	64
NUMBER OF BEDROOMS:	32 Two-BR; 26 Three-BR; 6 Four-BR
SPECIAL CHARACTERISTICS:	Three 2-BR; 1-4 handicap units
INCOME LIMITS:	40, 45, 55 & 60% of median
RENTS:	Two-BR $501, $568, $607, $670 Three-BR $567, $637, $657, No 60% Four-BR $621, No 45%, $713, No 60%
SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	Tax Credit and HOME & Section 8
APPLICATION INFORMATION:	On-site, 9:00AM – 2:00 PM, M - F
WAITING LIST:	1+ year

COMPLEX NAME:	Housing Authority Conventional Low Rent Units
ADDRESS:	Cutler, Dinuba, Goshen, London, Porterville, Traver, Tulare, Visalia, Woodlake
TELEPHONE:	North County 559-591-4286 Visalia 559-738-8450 Tulare 559-686-1350 Porterville 559-781-6823
CONTACT PERSON:	Housing Authority of the County of Tulare
NUMBER OF UNITS:	714
NUMBER OF BEDROOMS:	One-BR; Two-BR; Three-BR; Four-BR; Five-BR
SPECIAL CHARACTERISTICS:	Some handicap units
INCOME LIMITS:	HUD 50% to 80% limits
RENTS:	Rents are 30% of adjusted income or fixed rent
SUBSIDY AVAILABLE:	Flat rents and income-based rents
SUBSIDY SOURCE:	HUD
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	Kimball Court
ADDRESS:	303 W. Kimball Ave., Visalia, CA 93277
TELEPHONE:	559-627-3700
CONTACT PERSON:	Housing Authority
NUMBER OF UNITS:	94
NUMBER OF BEDROOMS:	All One-BR
SPECIAL CHARACTERISTICS:	Seniors 62 and older
INCOME LIMITS:	Tax-credit limits
RENTS:	1 BD: $1,000
SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	Tax credits, bonds, City Tax Increment
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	Linnell Farm Labor Center
ADDRESS:	Road 156 and Avenue 288, Visalia, CA 93277
TELEPHONE:	559-747-0732
CONTACT PERSON:	Housing Authority of the County of Tulare
NUMBER OF UNITS:	191
NUMBER OF BEDROOMS:	Two-BR; Three-BR; Four-BR
SPECIAL CHARACTERISTICS:	Farm labor workers with families (non-migrant)
INCOME LIMITS:	Rural Development limits
RENTS:	Two-BR TBD Three-BR TBD Four-BR TBD
SUBSIDY AVAILABLE:	Rural Development rental assistance
SUBSIDY SOURCE:	Rural Development
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	Mill Creek Parkway Townhomes
ADDRESS:	3433 E. Manzanita Drive, Visalia, CA 93292
TELEPHONE:	559-738-8450
CONTACT PERSON:	Housing Authority of the County of Tulare
NUMBER OF UNITS:	70 units
NUMBER OF BEDROOMS:	Two-BR, Three-BR & Four-BR
SPECIAL CHARACTERISTICS:	Family
INCOME LIMITS:	60% of AMI and 80% of AMI
RENTS:	2 BR - $1,858 3 BR - $2,557 4 BR - $2,726
SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	N/A
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	2 – 3 years

COMPLEX NAME:	Oak Meadows
ADDRESS:	111 W. School, Visalia, CA 93291
TELEPHONE:	559-732-4152
CONTACT PERSON:	April
NUMBER OF UNITS:	59 units
NUMBER OF BEDROOMS:	All One-BR
SPECIAL CHARACTERISTICS:	Seniors (62 & over)
INCOME LIMITS:	1 - $24,500 2 - $28,000
RENTS:	Market Rent: $819
SUBSIDY AVAILABLE:	HUD 202 Prac Program
SUBSIDY SOURCE:	HUD 30%
APPLICATION INFORMATION:	Call office, 9:00 AM – 4:00 PM, M – F, or online
WAITING LIST:	2-3 years

COMPLEX NAME:	Palomar Court Apartments
ADDRESS:	833 S. Farmersville Blvd., Farmersville, CA 93223
TELEPHONE:	559-747-1010
CONTACT PERSON:	Housing Authority of the County of Tulare
NUMBER OF UNITS:	40 units
NUMBER OF BEDROOMS:	One-BR & Two-BR
SPECIAL CHARACTERISTICS:	Senior and Disabled
INCOME LIMITS:	Tax Credit
RENTS:	One-BR $412 - $853 Two-BR $494 - $917
SUBSIDY AVAILABLE:	Tax Credit
SUBSIDY SOURCE:	Tax Credit & HOME Funds
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	Park Creek Village Apartments
ADDRESS:	398 W. Walnut Ave., Farmersville, CA 93223
TELEPHONE:	559-747-3489
CONTACT PERSON:	Febe Valdez
NUMBER OF UNITS:	47 units and 1 manager unit
NUMBER OF BEDROOMS:	16 Two-BR; 24 Three-BR; 8 Four-BR, handicap units
SPECIAL CHARACTERISTICS:	Family full amenities
INCOME LIMITS:	By income category

RENTS:

	30%	45%	50%/60%
Two-BR	$502	$819	$925
Three-BR	$569	$936	$1,058
Four-BR	$621	$1,030	$1,166

SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	USDA Rural Development & Tax Credit
APPLICATION INFORMATION:	Apply online parkcreekvillage.com
WAITING LIST:	2-4 years

COMPLEX NAME:	Parkwood Manor
ADDRESS:	414-430 Meadow Drive, Tulare, CA 93274
TELEPHONE:	559-467-5060
CONTACT PERSON:	Sundrina Ortiz
NUMBER OF UNITS:	75
NUMBER OF BEDROOMS:	2-BR; 3-BR
SPECIAL CHARACTERISTICS:	Family, 10 Two-BR handicap units
INCOME LIMITS:	Section 8 & Low-Rent / Tax Credit, Low Income

RENTS:

	Varies	
	30%	80%
Two-BR	$655	$1,748
Three-BR	$757	$2,020

SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	RHCP
APPLICATION INFORMATION:	Call to Schedule an Application Pick Up Time
WAITING LIST:	1-2 Years

COMPLEX NAME:	Salvation Army Tulare Silvercrest Apartments
ADDRESS:	350 North L Street, Tulare, CA 93274
TELEPHONE:	559-688-0704
CONTACT PERSON:	Jennifer
NUMBER OF UNITS:	59
NUMBER OF BEDROOMS:	All One-BR
SPECIAL CHARACTERISTICS:	62 years or older, four handicapped units
INCOME LIMITS:	<u>Very Low Income:</u> 1 person maximum $24,500/year 2 people maximum $28,000/year Base Rent $ 680
RENTS:	30% of income
SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	HUD Section 202
APPLICATION INFORMATION:	Apply in office 8:30 AM – 4:30 PM, M - F
WAITING LIST:	1 ½ years

COMPLEX NAME:	Sierra Meadows
ADDRESS:	1120 E. Tulare Avenue, Visalia, CA 93291
TELEPHONE:	559-623-9212
CONTACT PERSON:	April
NUMBER OF UNITS:	42
NUMBER OF BEDROOMS:	All One-BR
SPECIAL CHARACTERISTICS:	Senior 62 & older
INCOME LIMITS:	Single $24,500 Couple $28,000
RENTS:	30% of income
SUBSIDY AVAILABLE:	HUD 202
SUBSIDY SOURCE:	HUD
APPLICATION INFORMATION:	Apply at Office 9:00 AM – 2:00 PM, M – F; online
WAITING LIST:	1 year

COMPLEX NAME:	Sonora Apartments
ADDRESS:	Martin Luther King, Jr. Blvd. & O Street, Tulare, CA 93274
TELEPHONE:	559-686-1350
CONTACT PERSON:	Housing Authority of the County of Tulare
NUMBER OF UNITS:	52
NUMBER OF BEDROOMS:	Two-BR; Three-BR; Four-BR
SPECIAL CHARACTERISTICS:	Farm labor workers with families (non-migrant)
INCOME LIMITS:	Rural Development limits
RENTS:	Two-BR: $528 Three-BR: $573 Four-BR: $617
SUBSIDY AVAILABLE:	Rural Development rental assistance
SUBSIDY SOURCE:	Rural Development
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	The Meadows
ADDRESS:	3900 W. Tulare Avenue, Visalia, CA 93277
TELEPHONE:	559-734-3275
CONTACT PERSON:	Kristie Hudson
NUMBER OF UNITS:	99
NUMBER OF BEDROOMS:	39 studio apartments; 60 One-BR units
SPECIAL CHARACTERISTICS:	Senior only complex (no handicap)
INCOME LIMITS:	Rural Development limits
RENTS:	Base Rent Studio $1,150 One-BR $1,325 $750 Deposit
SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	HUD Section 236
APPLICATION INFO:	Apply at office,9:00AM-12:00PM,1:00PM-4:00PMM-F
WAITING LIST:	6 months – 1 year

COMPLEX NAME:	Town Meadows
ADDRESS:	115 W. Murray, Visalia, CA 93291
TELEPHONE:	559-627-2220
CONTACT PERSON:	Lori
NUMBER OF UNITS:	99
NUMBER OF BEDROOMS:	All One-BR
SPECIAL CHARACTERISTICS:	9 handicap units; 90 senior units, 18-61 w/ disability

INCOME LIMITS:

	Low	Very-Low
1-Person	$32,900	$19,750
2-People	$37,600	$22,550

RENTS:	Rental assistance 30% of annual adjusted income Utilities Included
SUBSIDY SOURCE:	HUD New Construction
APPLICATION INFORMATION:	Apply at office, 9:00 AM – 4:00 PM M-F Closed lunch from 12-1PM (mail, fax or email) Available online
WAITING LIST:	2 years

COMPLEX NAME:	Tulare Garden Apartments
ADDRESS:	498 S. Blackstone, Tulare, CA 93274
TELEPHONE:	559-688-2129
CONTACT PERSON:	Julia
NUMBER OF UNITS:	64 units and 1 manager unit
NUMBER OF BEDROOMS:	58 One-BR; 6 Two-BR
SPECIAL CHARACTERISTICS:	Senior complex; 62 or disabled 4 handicap – all 1-BR
INCOME LIMITS:	Rural Development limits
RENTS:	Income-based – 30% One-BR $1,170 - $1,292 Two-BR $1,315 - $1,315
SUBSIDY AVAILABLE:	Rural Development rental assistance might be available
SUBSIDY SOURCE:	Rural Development
APPLICATION INFORMATION:	Apply at office, 9:00 AM – 12:00 PM & 1:00 PM – 4:00 PM, M - F
WAITING LIST:	Over 2 years

COMPLEX NAME:	Tule Vista
ADDRESS:	700 Block South “E” Street, Tulare, CA 93274
TELEPHONE:	559-686-1350
CONTACT PERSON:	Housing Authority of the County of Tulare
NUMBER OF UNITS:	57 units
NUMBER OF BEDROOMS:	Two-BR, Three-BR and Four-BR
SPECIAL CHARACTERISTICS:	Playground & Garages
INCOME LIMITS:	Varies
RENTS:	Two-BR $932 - $1,144 Three-BR $1,065 - $1,309 Four-BR $1,177 - $1,450
SUBSIDY AVAILABLE:	Tax Credit
SUBSIDY SOURCE:	Tax Credit
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	1–2 years

COMPLEX NAME:	Village Grove
ADDRESS:	675 S. Farmersville Blvd., Farmersville, CA 93223
TELEPHONE:	559-738-8450
CONTACT PERSON:	Housing Authority
NUMBER OF UNITS:	48
NUMBER OF BEDROOMS:	43 One-BR; 5 Two-BR
SPECIAL CHARACTERISTICS:	Senior complex; 62 years or disabled
INCOME LIMITS:	RHS
RENTS:	One-BR $777 - $953; Two-BR $1,161
SUBSIDY AVAILABLE:	Tax Credit, Rental Assistance
SUBSIDY SOURCE:	RHS
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	Visalia Garden Apartments
ADDRESS:	1350 W. Elowin Ave. Visalia, CA
TELEPHONE:	559-732-8800
CONTACT PERSON:	Equity Group
NUMBER OF UNITS:	48
NUMBER OF BEDROOMS:	32 Two-BR; 16 One-BR
SPECIAL CHARACTERISTICS:	Family units
INCOME LIMITS:	Conventional
RENTS:	One-BR $1,100 Two-BR $1,200
SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	
APPLICATION INFORMATION:	In office, 9:00AM- 4:00PM, Mon- Wed $45 per application per adult
WAITING LIST:	Open

COMPLEX NAME:	Visalia Garden Villas
ADDRESS:	1138 S. Crenshaw Ct, Visalia, CA 93277
TELEPHONE:	559-738-8450
CONTACT PERSON:	Housing Authority of the County of Tulare
NUMBER OF UNITS:	60
NUMBER OF BEDROOMS:	1-bedroom units only
SPECIAL CHARACTERISTICS:	Senior/Handicap; 4 handicap units
INCOME LIMITS:	Tax-Credit income limit
RENTS:	$853
SUBSIDY SOURCE:	None
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	Westport Village
ADDRESS:	Akers Road, Visalia, CA 93277
TELEPHONE:	559-738-8450
CONTACT PERSON:	Housing Authority of the County of Tulare
NUMBER OF UNITS:	25
NUMBER OF BEDROOMS:	All Two-BR
SPECIAL CHARACTERISTICS:	Senior complex
INCOME LIMITS:	80% or median
RENTS:	Market rent $1,000
SUBSIDY SOURCE:	None
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	West Trail Apartments
ADDRESS:	360 N. West Street, Tulare, CA 93274
TELEPHONE:	559-685-8074
CONTACT PERSON:	Buckingham Property Management Cruz Mendoza
NUMBER OF UNITS:	48 Units
NUMBER OF BEDROOMS:	16 Two-BR, 24 Three-BR & 8 Four-BR
SPECIAL CHARACTERISTICS:	24 Tax Credit Units & 24 Farm Labor Units
INCOME LIMITS:	30%, 45%, 50% Tax Credit & Income Based Farm Labor
RENTS:	Farm Labor units are Income Based

<u>Tax Credit Units</u>

Two-BR	$457 to $880
Three-BR	$550 to $1,039
Four-BR	$627 to $1,172

SUBSIDY AVAILABLE:	USDA, plus utility allowance
SUBSIDY SOURCE:	USDA
APPLICATION INFORMATION:	Office Times Mon. Tue. & Wed 1:30 PM – 4:30 PM
WAITING LIST:	Varies
OTHER INFORMATION:	Community room, playgrounds, swimming pool & covered parking

COMPLEX NAME:	Willowbrook
ADDRESS:	Burke and Margalo, Visalia, CA
TELEPHONE:	559-738-8450
CONTACT PERSON:	Housing Authority of the County of Tulare
NUMBER OF UNITS:	10
NUMBER OF BEDROOMS:	All 3-BR
SPECIAL CHARACTERISTICS:	Family
INCOME LIMITS:	Tax-credit limits 60% of income
RENTS:	3 BR - $1172
SUBSIDY AVAILABLE:	Tax Credit & City Redevelopment
SUBSIDY SOURCE:	Tax Credit and City Redevelopment set-aside
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	The Groves at Lindsay – Senior Apartments
ADDRESS:	187 S. Westwood Ave., Lindsay, CA 93247
TELEPHONE:	559-562-4300
CONTACT PERSON:	Amy Carlsen
NUMBER OF UNITS:	72
NUMBER OF BEDROOM:	58 One-BR and 14 Two-BR
SPECIAL CHARACTERISTICS:	Four handicap units & two sensory units (1-hearing & 1-vision)
INCOME LIMITS:	Single $20,650 Couple $23,600
RENTS:	One-BR $940 – 1,057; Two-BR $1,091 - $1,269
SUBSIDY AVAILABLE:	Tax Credit & RD
SUBSIDY SOURCE:	Rural Development
APPLICATION INFORMATION:	Apply at office, 10:00 AM - 4:00 PM Monday - Friday
WAITING LIST:	2+ years
MORE INFORMATION:	One centrally located elevator Pool, hot tub & theater room, community room, fitness room, & library All units have a washer, dryer, dishwasher & microwave

COMPLEX NAME:	Earlimart Senior Apartments
ADDRESS:	1094 E. Washington, Earlimart, CA 93219
TELEPHONE:	661-849-2354
CONTACT PERSON:	Bertha Sanchez (Property Manager)
NUMBER OF UNITS:	35
NUMBER OF BEDROOMS:	34 One-BR, 1 Two-BR (Manager)
SPECIAL CHARACTERISTICS:	Senior complex; 2 handicap units
INCOME LIMITS:	Rural Development and tax credit
RENTS:	Base rent $1,157
SUBSIDY AVAILABLE:	Rural Development rental assistance
SUBSIDY SOURCE:	Rural Development and tax credit
APPLICATION INFORMATION:	Apply at office, 7:00 AM – 3:30 PM, M - F
WAITING LIST:	1 – 11/2 years

COMPLEX NAME:	Evergreen Apartments
ADDRESS:	65 N. Salisbury, Porterville, CA 93257
TELEPHONE:	559-781-2621
CONTACT PERSON:	Mayra Garcia (Property Manager)
NUMBER OF UNITS:	40 and one manager
NUMBER OF BEDROOMS:	All One-BR
SPECIAL CHARACTERISTICS:	Four handicap units
INCOME LIMITS:	Rural Development limits
RENTS:	Base Rent $1,030; Note Rent $1,196
SUBSIDY AVAILABLE:	Rural Development rental assistance
SUBSIDY SOURCE:	Rural Development
APPLICATION INFORMATION:	Apply at office, 8:00 AM – 5:00 PM, M - F
WAITING LIST:	Varies

COMPLEX NAME:	Housing Authority Conventional Low Rent Units
ADDRESS:	Cutler, Dinuba, Goshen, London, Porterville, Traver, Tulare, Visalia, Woodlake
TELEPHONE:	Dinuba 559-591-4286 Visalia 559-738-8450 Tulare 559-686-1350 Porterville 559-781-6873
CONTACT PERSON:	Area Managers
NUMBER OF UNITS:	714
NUMBER OF BEDROOMS:	One-BR; Two-BR; Three-BR; Four-BR; Five-BR
SPECIAL CHARACTERISTICS:	Some handicap units
INCOME LIMITS:	HUD 50% - 80% limits
RENTS:	Rents are 30% of adjusted income or fixed rent
SUBSIDY AVAILABLE:	Flat rents and income-based rents
SUBSIDY SOURCE:	HUD
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	Lotas and Newcomb
ADDRESS:	38 N. Newcomb St., Porterville, CA 93257
TELEPHONE:	559-781-6873
CONTACT PERSON:	Housing Authority
NUMBER OF UNITS:	8 Units
NUMBER OF BEDROOMS:	8 Two-BR
INCOME LIMITS:	Tax Credit
RENTS:	$1,100
SUBSIDY AVAILABLE:	Section 8
SUBSIDY SOURCE:	HUD
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	2 – 3 Years
OTHER INFORMATION:	On-site parking, 1-covered parking stall per tenant

COMPLEX NAME:	La Serena Apartments
ADDRESS:	1500 N. Prospect St., Porterville, CA 93257
TELEPHONE:	559-627-3700, extension 125
CONTACT PERSON:	Housing Authority of the County of Tulare
NUMBER OF UNITS:	65
NUMBER OF BEDROOMS:	One-BR; Two-BR; Three-BR
SPECIAL CHARACTERISTICS:	Family; 3 Handicap Two-BR
INCOME LIMITS:	HUD 50% limits
RENTS:	30% of annual adjusted income
SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	HUD Section 8 New Construction
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	Villa Siena Apartments
ADDRESS:	200 North “E” Street, Porterville, CA 93257
TELEPHONE:	559-781-1500
CONTACT PERSON:	Yadira Castro (Property Manager)
NUMBER OF UNITS:	70 Units
NUMBER OF BEDROOMS:	24 One-BR, 15 Two-BR, & 30 Three-BR
SPECIAL CHARACTERISTICS:	Four Handicap Units
INCOME LIMITS:	30%, 40%, 50% & 60%
RENTS:	Vary on Income
SUBSIDY AVAILABLE:	All Units Tax Credit
SUBSIDY SOURCE:	Rural Development
APPLICATION INFORMATION:	Online at www.villasienaapt.com
WAITING LIST:	6 Months

COMPLEX NAME: Delta Vista Manor

ADDRESS: 701 N Ash Avenue, Lindsay, CA 93247

TELEPHONE: 559-562-4421

CONTACT PERSON: Stephanie Ceballos

NUMBER OF UNITS: 40 Units

NUMBER OF BEDROOMS: 4 One-BR, 27 Two-BR, & 9 Three-BR

SPECIAL CHARACTERISTICS: Family (2 two-BR Handicap Units)

INCOME LIMITS: USDA-RD

RENTS:

	Basic	Note
One-BR	$835	$863
Two-BR	$966	$1,001
Three-BR	$1,092	$1,137

SUBSIDY AVAILABLE: USDA

SUBSIDY SOURCE: USDA

APPLICATION INFORMATION: Apply at office, 10:00 AM – 4:00 PM

Interest forms available online, buckinghampropertymanagement.com

WAITING LIST: Varies

COMPLEX NAME:	Sequoia Villas
ADDRESS:	Alameda Circle, Lindsay, CA 93247
TELEPHONE:	559-781-6873
CONTACT PERSON:	Housing Authority
NUMBER OF UNITS:	18 Units
NUMBER OF BEDROOMS:	12 Three-BR, 6 Four-BR
INCOME LIMITS:	50% Tax Credit
RENTS:	Three-BR $1,065 Four-BR $1,177
SUBSIDY AVAILABLE:	Section 8
SUBSIDY SOURCE:	HUD
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	3+ years
OTHER INFORMATION:	Garage, playgrounds, On-site manager, visitor parking

COMPLEX NAME:	Lindsay Family Apartments
ADDRESS:	151 North Westwood Avenue, Lindsay, CA 93247
TELEPHONE:	(559) 562-0328
CONTACT PERSON:	Rosa
NUMBER OF UNITS:	61 Including Manager's Unit
NUMBER OF BEDROOMS:	32 Three-BR; 28 Four-BR
SPECIAL CHARACTERISTICS:	Full service. Pool, fitness center, computer room, BBQ's and tables
INCOME LIMITS:	Tax Credit 60% limit

RENTS:

	30%	40%	50%	60%
Three-BR	$561	$806	$1,050	$1,294
Four-BR	$614	$887	$1,159	$1,432

SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	None
APPLICATION INFORMATION:	By appointment (in person) Office hr, 8:00 AM – 5:00 PM, M - F
WAITING LIST:	3 Months - 2 Years

COMPLEX NAME:	Monte Vista Manor
ADDRESS:	901 W. Tulare, Lindsay, CA 93247
TELEPHONE:	559-562-4456
CONTACT PERSON:	Jocelyn Bedolla (Property Manager)
NUMBER OF UNITS:	44
NUMBER OF BEDROOMS:	One-BR; Two-BR; Three-BR
SPECIAL CHARACTERISTICS:	Family; 1 two-BR handicap unit
INCOME LIMITS:	Rural Development limits
RENTS:	One-BR $967 Two-BR $1,053 Three-BR $1,137
SUBSIDY AVAILABLE:	Rural Development rental assistance
SUBSIDY SOURCE:	Rural Development
APPLICATION INFORMATION:	Apply at office Monday- Friday 10:00 AM – 12:00 PM & 1:00 PM – 3:00 PM
WAITING LIST:	6 months

COMPLEX NAME:	Pixley Apartments
ADDRESS:	735 E. Terra Bella Ave., Pixley, CA 93256
TELEPHONE:	559-757-3055
CONTACT PERSON:	Alejandra Pena
NUMBER OF UNITS:	40
NUMBER OF BEDROOMS:	12 One-BR; 16 Two-BR; 12 Three-BR
SPECIAL CHARACTERISTICS:	Family complex; 2 One-BR handicap units
INCOME LIMITS:	Rural Development limits & Tax Credit
RENTS:	One-BR $1,022 - $1,196 Two-BR $1,131 - $1,350 Three-BR $1,330 - $1,599
SUBSIDY AVAILABLE:	Rural Development rental assistance (36 units)
SUBSIDY SOURCE:	Rural Development
APPLICATION INFORMATION:	Apply at office, 9:30 AM - 3:30 PM, M – Fri.
WAITING LIST:	1 year

COMPLEX NAME:	Porterville Family Apartments
ADDRESS:	93 E. Date, Porterville, CA 93257
TELEPHONE:	559-781-1486
CONTACT PERSON:	Liz Heredia (Property Manager)
NUMBER OF UNITS:	78
NUMBER OF BEDROOMS:	21 One-BR; 17 Two-BR; 40 Three-BR
SPECIAL CHARACTERISTICS:	Some handicapped accessible
INCOME LIMITS:	60% of median
RENTS:	40%,45%,55%,60%
	One-BR $647 - $920 Two-BR $775 - $1,106 Three-BR $890 - $1,395
SUBSIDY AVAILABLE:	No
SUBSIDY SOURCE:	Tax credit
APPLICATION INFORMATION:	Apply on-site, 8:00 AM – 5:00 PM, M - F
WAITING LIST:	None

COMPLEX NAME:	Santa Fe Plaza
ADDRESS:	250 N. Third Street, Porterville, CA 93257
TELEPHONE:	559-781-8789
CONTACT PERSON:	Housing Authority of the County of Tulare
NUMBER OF UNITS:	105
NUMBER OF BEDROOMS:	One-BR
SPECIAL CHARACTERISTICS:	Senior complex; some handicap units
INCOME LIMITS:	HUD 50% limit
RENTS:	30% of annual adjusted income
SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	HUD Section 202
APPLICATION INFORMATION:	Online at www.hatc.net
WAITING LIST:	3+ years

COMPLEX NAME:	Sequoia Village @ Rivers Edge
ADDRESS:	424 South “E” Street, Porterville, CA 93257
TELEPHONE:	559-793-2612
CONTACT PERSON:	Jessica Estrada
NUMBER OF UNITS:	64
NUMBER OF BEDROOMS:	Two-BR; Three-BR, Four-BR
SPECIAL CHARACTERISTICS:	Family; 2 Handicap One-BR Units
INCOME LIMITS:	Tax Credit

RENTS:

	30%	45%	55%	60%
Two-BR	$384	$620	$699	$857
Three-BR	$437	$709	$800	$982
Four-BR	$480	$784	$885	$1,088

SUBSIDY AVAILABLE:	Tax Credit
SUBSIDY SOURCE:	Tax Credit
APPLICATION INFORMATION:	Apply at office, 9:00 AM - 3:00 PM, M – F Or online at Rent Cafe
WAITING LIST:	6 months-3years

COMPLEX NAME:	Sequoia Dawn
ADDRESS:	35800 Highway 190, Springville, CA 93265
TELEPHONE:	559-539-2618
CONTACT PERSON:	Josue Enamorado
NUMBER OF UNITS:	118
NUMBER OF BEDROOMS:	80 studios; 32 One-BR; 4 Two-BR; 2 Three-BR
SPECIAL CHARACTERISTICS:	Senior/handicap complex
INCOME LIMITS:	None
RENTS:	Studio $795 One-BR $895 Two-BR None Three-BR $1,400
SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	None
APPLICATION INFORMATION:	Apply at Sequoia Dawn office in Springville, 8:00 AM – 5:00 PM, M – F or e-mail sequoiadawnapts@gmail.com
WAITING LIST:	3 Months (No Pets Allowed)

COMPLEX NAME: Strathmore Villa Apartments

ADDRESS: 19734 Road 231 Unit B, Strathmore, CA 93267

TELEPHONE: 559-568-2805

CONTACT PERSON: Aquila Kanhai

NUMBER OF UNITS: 42

NUMBER OF BEDROOMS: 20 One-BR; 18 Two-BR; 4 Three-BR, 1- Manager

SPECIAL CHARACTERISTICS: Family; 2 Handicap One-BR Units

INCOME LIMITS: Rural Development limits

RENTS:

	Base	Note
One-BR	$760	$820
Two-BR	$815	$875
Three-BR	$865	$925

SUBSIDY AVAILABLE: Rural Development rental assistance

SUBSIDY SOURCE: Rural Development and tax credit

APPLICATION INFORMATION: Apply at office, 8:00 AM – 3:30 PM, M - F

WAITING LIST: 6 months - 3 years

COMPLEX NAME:	Terra Bella Farm Labor Center
ADDRESS:	Camphor Ave. and Road 238, Terra Bella, CA 93270
TELEPHONE:	559-784-4030
CONTACT PERSON:	Leticia Esparza Or Olivia Jaramillo
NUMBER OF UNITS:	14
NUMBER OF BEDROOMS:	8 Two-BR; 6 Three-BR
SPECIAL CHARACTERISTICS:	Farm labor workers with families (non-migrant)
INCOME LIMITS:	Rural Development limits
RENTS:	$591 and $661
SUBSIDY AVAILABLE:	None
SUBSIDY SOURCE:	Rural Development
APPLICATION INFORMATION:	Apply at Woodville Farm Labor Center office, 16153 Road 192 (near Cotton Center), or call 559-784-4030, 8:00 AM – 5:00 PM, M - F
WAITING LIST:	12 – 36 Months

COMPLEX NAME:	Tipton Terrace
ADDRESS:	584 N. Thompson Road, Tipton, CA 93272 (Office #35)
TELEPHONE:	559-752-4412
CONTACT PERSON:	Jennifer Guttierrez (Property Manager)
NUMBER OF UNITS:	34
NUMBER OF BEDROOMS:	4 One-BR; 24 Two-BR; 6 Three-BR
SPECIAL CHARACTERISTICS:	Family complex; 2 handicap One-BR units
INCOME LIMITS:	Rural Development

RENTS:

	Base Rent
One-BR	$1,123
Two-BR	$1,208
Three-BR	$1,278

SUBSIDY AVAILABLE:	Rural Development rental assistance
SUBSIDY SOURCE:	Rural Development
APPLICATION INFORMATION:	Apply at office, 7:00 AM – 4:00 PM, M - TH
WAITING LIST:	1 Year

COMPLEX NAME:	Vera Cruz Village Apartments
ADDRESS:	639 Road 210, Richgrove, CA 93261
TELEPHONE:	661-725-5566
CONTACT PERSON:	Michelle or Amber
NUMBER OF UNITS:	49
NUMBER OF BEDROOMS:	11 Two-BR; 26 Three-BR; 12 Four-BR
SPECIAL CHARACTERISTICS:	Farm labor workers with families (non-migrant), USDA
INCOME LIMITS:	Rural Development limits
RENTS:	<u>Base Rent</u> Two-BR $1,006 Three-BR $1,046 Four-BR $1,086
SUBSIDY AVAILABLE:	Rural Development rental assistance
SUBSIDY SOURCE:	Rural Development Section 514
APPLICATION INFORMATION:	Apply at office, 8:00 AM – 4:30 PM, M - F
WAITING LIST:	Varies

COMPLEX NAME: Villas Robles Apartments

ADDRESS: 450 W. Springville Drive, Porterville, CA 93257

TELEPHONE: 559-782-0553

CONTACT PERSON: Caira Morales

NUMBER OF UNITS: 100

NUMBER OF BEDROOMS: 8 Two-BR; 68 Three-BR; 24 Four-BR

SPECIAL CHARACTERISTICS: 4 handicap-accessible/adaptable units

INCOME LIMITS: Tax-credit limits

RENTS:

	60%	50%
Two-BR	$1,137	$925
Three-BR	$1,302	$1,058
Four-BR	$1,439	$1,166

SUBSIDY AVAILABLE: None

SUBSIDY SOURCE: Tax credit

APPLICATION INFORMATION: Apply at office, 8:00 AM – 5:00 PM, M - F

WAITING LIST: 6-12 Months

COMPLEX NAME: Westwood Manor

ADDRESS: 211 S. Ash, Earlimart, CA 93219

TELEPHONE: 661-849-3487

CONTACT PERSON: Cruz Mendoza

NUMBER OF UNITS: 40

NUMBER OF BEDROOMS: 4 One-BR; 24 Two-BR; 12 Three-BR

SPECIAL CHARACTERISTICS: Family complex; 2 One-BR handicap units

INCOME LIMITS: Rural Development

RENTS:

	Base	Market	Utility Allowance
One-BR	$730	$907	$95
Two-BR	$926	$1,089	$163
Three-BR	$1,067	$1,809	$190

SUBSIDY AVAILABLE: None

SUBSIDY SOURCE: USDA

APPLICATION INFORMATION: Apply at office, 10:00 AM – 12:00 PM, &
1:00 PM – 4:00 PM, M - F

WAITING LIST: 2 Years

COMPLEX NAME:	Woodville Farm Labor Center
ADDRESS:	16153 Road 192, Porterville, CA 93257 (Near Cotton Center)
TELEPHONE:	559-784-4030
CONTACT PERSON:	Housing Authority of the County of Tulare
NUMBER OF UNITS:	178
NUMBER OF BEDROOMS:	Two-BR; Three-BR; Four-BR
SPECIAL CHARACTERISTICS:	Farm labor workers with families (non-migrant)
INCOME LIMITS:	Rural Development limits
RENTS:	$532; $601; $645; $671
SUBSIDY AVAILABLE:	Rural Development rental assistance
SUBSIDY SOURCE:	Rural Development
APPLICATION INFORMATION:	Apply at office on site, 8:00 AM – 5:00 PM, M - F
WAITING LIST:	Depending on unit size

COMPLEX NAME:	Lindsay Senior Villa
ADDRESS:	1127 Fresno, Lindsay, CA 92147
TELEPHONE:	559-562-2434
CONTACT PERSON:	Laurie Winters
NUMBER OF UNITS:	42
NUMBER OF BEDROOMS:	All One-BR
SPECIAL CHARACTERISTICS:	4 handicap units; 38 senior units
INCOME LIMITS:	Rural Development limits
RENTS:	30% of adjusted income Base Rent $500; Market Rent $865
SUBSIDY AVAILABLE:	Rural Development rental assistance
SUBSIDY SOURCE:	Rural Development
APPLICATION INFORMATION:	Apply at office on site, 8:00 AM – 5:00 PM, M - F
WAITING LIST:	1 Year