

ONE TREE INSTITUTE · CAPITAL CAMPAIGN

Anacapa House

A permanent home for deep healing in Santa Barbara.

1500 Anacapa Street, Santa Barbara, CA 93101. Purchased September 2026. Owned by the nonprofit, for the community, forever.

THE IDEA

We bought the house. Now we make it a home for healing.

Santa Barbara has a decades-long tradition of quiet, rigorous clinical work in family and trauma therapy — including, in recent years, careful pioneering of ketamine-assisted psychotherapy for people whom ordinary talk therapy could not reach. That work has lived in leased offices. Leases end; buildings sell; institutions scatter.

One Tree Institute bought this 1930s Spanish Colonial house so that will never happen again: a building in the center of town, held in perpetuity for nonprofit clinical training, research, and care. The purchase is complete. What remains is the part donors can see, walk through, and be proud of — the build-out.

$2.6M
Building purchased
Closed Sept 10, 2026 · financed

~$750K
Build-out
working estimate

12–15 mo
To first clients
once funded

WHO WE ARE

One Tree Institute is a Delaware nonprofit corporation founded by Tony Rogers, MD, with a board that includes Paul Wasserman, Erik Cetrulo, Alicia Goetz and Kyra Rogers. One Tree Institute is a recognized 501(c)(3) public charity, exemption effective July 24, 2026, EIN 42-4179672. Our mission: the human infrastructure of deep healing — rigorous medicine, skilled psychotherapy, and respect for ancient wisdom — with priority for veterans, first responders, and underserved communities. Our first clinical tenant is the Family Therapy Institute, serving Santa Barbara since 1979.

Working estimate. Architect engaged September 2026; survey and engineering underway. Figures will be refined as plans are completed. "Anacapa House" is a working name.

THE VISION

Santa Barbara, inside and out.

Sandstone, iron, wood, plaster, warm light. A sanctuary, not a clinic. Artist renderings — the architect's plans will refine each one.



Today — the parking lot



Artist rendering — sandstone motor court, olive trees



Artist rendering — entry: sandstone path, iron sconces



Artist rendering — courtyard: fountain, loggia, garden



Today — the great room



Artist rendering — great room: open beams, French doors

WHAT YOUR GIFT BUILDS

Three layers, funded in order.

1 · Make it sound — building basics

New HVAC, electrical and plumbing; replace the failing clay sewer main; safety-glass windows; termite treatment; a fully accessible entrance and restroom. Unglamorous, non-negotiable, and the reason the building lasts another ninety years.

2 · Make it quiet — the clinical envelope

Acoustic isolation in every treatment room — spray foam, mass-loaded vinyl, solid-core doors. Warm indirect lighting. Individual climate control per room. The difference between an office and a sanctuary.

3 · Make it home — the great room and garden

Open the great room to its roof structure; a courtyard with a fountain; sandstone, iron, wood and plaster in the Santa Barbara tradition. The room where donors, first-time clients and trainees all land — designed first, because it sets the tone for everything else.

BEYOND THE WALLS

The house is the classroom. One Tree Institute's mandate is a formal, supervised training program for clinicians delivering these medicines — built to the standard of the field's best, and taught in the rooms your gift finishes.

HOW TO GIVE

Online: **onetreeinstitute.org/give**. By check: payable to **One Tree Institute, Inc.** Gifts of appreciated stock or from a donor-advised fund: email **tony@onetreemedical.org**. For gifts of $25,000 or more or room naming, contact Tony Rogers, MD, at the same address.

With gratitude,

Doc Tony

Tony Rogers, MD · Founder, One Tree

One Tree Institute, Inc. (EIN 42-4179672) is a recognized 501(c)(3) public charity, exemption effective July 24, 2026. Gifts are tax-deductible to the extent allowed by law; please consult your tax advisor. Gifts fund One Tree Institute's mission and the building it owns; no goods or services are provided in exchange.