Tenant’s Address

Regarding: Affordable Unit Determination re:_________________________

YOUR PARTICIPATION WILL HELP THE CITY PRESERVE EXISTING AFFORDABLE HOUSING

Dear ______________:

The owner of the above-referenced property (“Property”) has or is planning to file an application with the City requesting one or more land use incentives so that it may construct a new housing development (the “Project”) on the Property. However, in order to qualify for the land use incentive(s), the proposed Project must replace any Affordable Units (i.e. residential units affordable to Extremely Low, Very Low and Low Income households) at the Property that have been existence within the 5-year period preceding the owner’s application, which will be demolished for the Project. In order to determine how many Affordable Units, if any, must be replaced requires an Affordable Unit Determination by the Los Angeles Housing and Community Investment Department (HCID).

HOW “AFFORDABLE UNITS” ARE DETERMINED:

Whether or not a unit is deemed an Affordable Unit is determined by the tenant’s income. If a tenant’s verifiable income is determined to qualify as Extremely Low, Very Low or Low, as determined by HCID using Net Median Income figures as published by California Department of Housing and Community Development (“HCD”), the unit will be designated as an Affordable Unit, subject to replacement. In order to assist HCID produce an accurate Affordable Unit Determination, it is requesting that each tenant of the Property complete and return the attached income forms.

WHY PARTICIPATION MATTERS:

While your cooperation with this request is completely voluntary, your kind participation will greatly assist HCID in generating an accurate Affordable Unit Determination which helps ensure that desperately needed Affordable Units are preserved for those persons and families that need it most.

1 Requested land use incentives may be pursuant to one or more of the following: California Government Code §65915, 65915, LAMC Sections 11.5.6.B, 11.5.8, 11.5.11, 12.22A.31 and/or 14.00A.13.

01/13/2020
HOW TO PARTICIPATE:

To submit your verifiable income, complete and return the enclosed documents:

<table>
<thead>
<tr>
<th>Document:</th>
<th>Instruction:</th>
</tr>
</thead>
<tbody>
<tr>
<td>1. Request for Determination as Eligible Household:</td>
<td>Complete and attach requested income verification documents.</td>
</tr>
<tr>
<td>2. Tenant Statement:</td>
<td>Sign and date.</td>
</tr>
</tbody>
</table>

After both documents are completed, return them to the address below. Documents should be returned within two weeks of the date of this letter.

Los Angeles Housing + Community Investment Department  
Planning and Land Use Services Section  
1200 W. 7th Street, 8th Floor  
Los Angeles, CA 90017  
Attn: HCIDLA Land Use

WHAT HAPPENS IF AND WHEN OWNER’S APPLICATION IS APPROVED?:

If and when the owner’s application is approved and a building permit for construction for the Project is issued, you will receive a standard notification of owner’s intent to demolish and/or convert your rental unit into the Project.

If you need assistance completing the forms or have any questions about this letter, please contact ________________ of the Los Angeles Housing and Community Investment Department at (213) ______________, or ____________@LACity.org.

Sincerely,

______________________________
Marites Cunanan  
Sr. Management Analyst II

MAC

Enclosures  
1. Request for Determination as Eligible Household  
2. Tenant’s Statement
REQUEST FOR DETERMINATION
AS ELIGIBLE HOUSEHOLD
UNDER CALIFORNIA GOVERNMENT CODE §§65915, 65915.5, as amended by AB 2222 and 2556

Date: ____________________  From (Renter): ______________________________

Property Address: ______________________________________________________
Property Owner: ______________________________________________________
Name of Renter(s) ______________________________________________________
Unit Number: ___________   Number of Bedrooms: ____________
Number in Household: ________

OPTION I

Adjusted Gross Income for Past 2 Years:____________________________________
Current Monthly Income: _________________________________________________

Income Verification required for each household member with any source of income:

1. Copies of two (2) most recent payroll stubs
2. Signed copies of two (2) most recent income tax returns and W-2 forms
3. Bank statements for the six (6) most recent months
4. Lease agreement

OPTION II

[ ] I decline to provide financial information for purposes of this determination.

_________________________ __________________________
(Signed) (Dated)

Please Return To: Los Angeles Housing and Community Investment Department
Finance and Development Division
Planning and Land Use Unit
RE: AB 2556 Affordable Unit Determination
1200 W. 7th Street, 8th Floor
Los Angeles, CA 90017

Income Verification for Existing Buildings Occupied or Partially Occupied 01/13/2020
TO: Los Angeles Housing + Community Investment Department  
Finance and Development Division  
Planning and Land Use Unit  
RE: Affordable Unit Determination  
1200 W. 7th Street, 8th Floor  
Los Angeles, California 90017  

RE: ________________________________________________________________  
(Address including apartment or unit number)  

TENANT’S STATEMENT  

I ____________________________, hereby certify that I am/was a legal tenant of the above described property ("Property") involved in this application or have been legally authorized to sign as tenant, on behalf of a corporation, general partnership, limited partnership, limited liability company or other applicable form of business, etc., as evidenced by separate instrument attached herewith.  

I further hereby certify that the documents furnished to the Los Angeles Housing + Community Investment Department (HCIDLA) in conjunction with this Tenant's Statement, represent the full and complete information required to establish if there are residential units subject to replacement under California Government Code §65915, as amended by AB 2556, and that the facts, statements and information presented are true and correct to the best of my knowledge and belief.  

I declare under penalty of perjury under the State of California that the foregoing is true and correct.  

*Attach CA Notary Acknowledgment  

Tenant Name: ____________________________________  
(please print)  

Signature of Tenant: ______________________________ Date: ___________  

Witness Name: ____________________________________  
(please print)  

Signature of Witness: ______________________________ Date: ___________