

Craig Lawson & Co., LLC

Land Use Consultants

May 16, 2023

Via Electronic Mail Submittal

Marie Pichay
City Planning Associate, City Planning Department
Los Angeles City Hall
200 N. Spring Street, Room 620
Los Angeles, CA 90012
email: marie.pichay@lacity.org

RE: Changes to Project Description
Applicant: DHS Investment Company, LLC
Project Name: 905 Beacon Project
Site Address: 905-923 S. Beacon Avenue and 1720 W. James M. Wood Boulevard
Los Angeles, CA 90015
Council File: CF 22-1219
Case Numbers: DIR-2020-7604-SPR-TOC-HCA; VTT-83227-CN; ENV-2020-7605-SCPE

Dear Marie Pichay,

I am writing on behalf of DHS Investment Company, LLC (the "Applicant"), for the proposed mixed-use development that will provide approximately 2,000 square feet of ground level commercial space and 145 new residential units. As the Applicant Representative, I am informing you that the Applicant will voluntarily provide 5% of the total residential units, or 7 units, to be set aside as restricted affordable to Moderate Income households at 150% Area Median Income ("AMI") pursuant to the income and rent levels of Land Use Schedule 1 (HUD Gross) as determined by the Los Angeles Housing Department ("LAHD").

The additional 7 units at 150% AMI and the 15 units provided at 30% AMI (Extremely Low) will result in a total of 22 restricted affordable units, or 15% of the total number of housing units.

Please do not hesitate to let me know if you have any questions. Thank you.

Sincerely,



Aimee Luan
Craig Lawson & Co., LLC

CC: Steve Feder, DHS Investment Company, LLC
Helen Campbell, Office of Councilmember Eunisses Hernandez