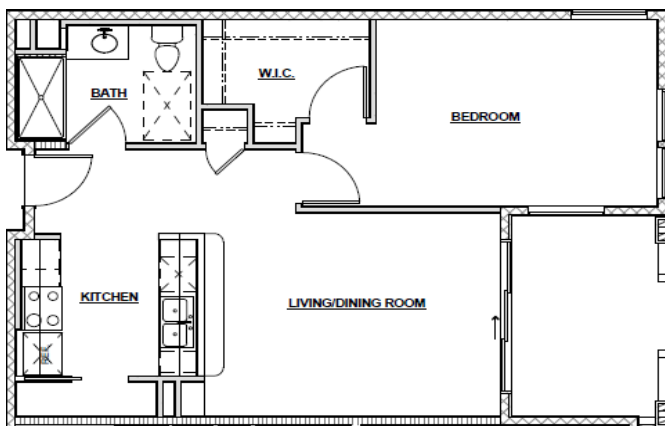


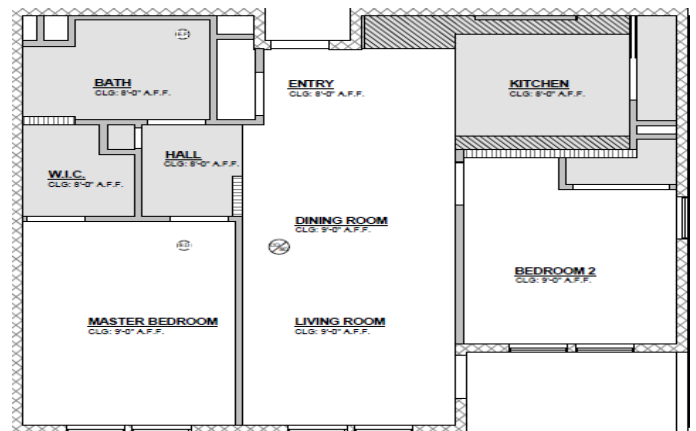
1 Bedroom				1 Person Maximum Income	2 Persons Maximum Income	3 Persons Maximum Income
No. of Units	Unit Type	Tenant Rent**	Min. Income*			
1	30%	\$450	\$10,800	\$18,240	\$20,850	\$23,460
1	40%	\$608	\$14,592	\$24,320	\$27,800	\$31,280
6	45%	\$707	\$16,968	\$27,360	\$31,275	\$35,190
5	60%	\$961	\$23,064	\$36,480	\$41,700	\$46,920

2 Bedroom				2 Person Maximum Income	3 Persons Maximum Income	4 Persons Maximum Income	5 Persons Maximum Income
No. of Units	Unit Type	Tenant Rent**	Min. Income*				
1	30%	\$537	\$12,888	\$20,850	\$23,460	\$26,040	\$28,140
1	40%	\$726	\$17,424	\$27,800	\$31,280	\$34,720	\$37,520
3	45%	\$847	\$13,128	\$31,275	\$35,190	\$39,060	\$42,210
1	60%	\$1141	\$27,384	\$41,700	\$46,920	\$52,080	\$56,280

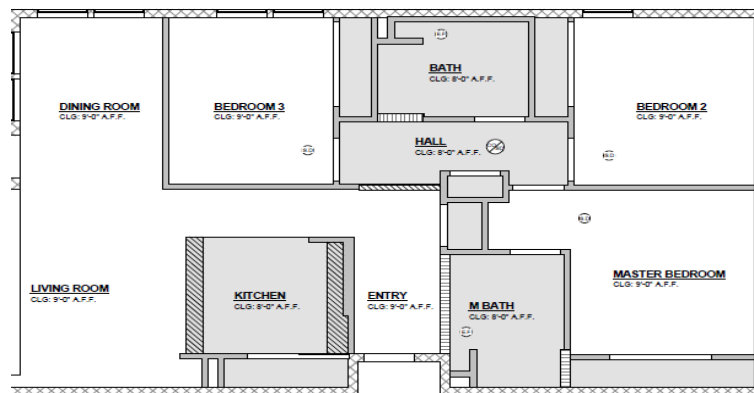
3 Bedroom				3 Person Maximum Income	4 Persons Maximum Income	5 Persons Maximum Income	6 Persons Maximum Income	7 Persons Maximum Income
No. of Units	Unit Type	Tenant Rent**	Min. Income*					
1	30%	\$619	\$14,856	\$23,460	\$26,040	\$28,140	\$30,210	\$32,310
1	40%	\$838	\$20,112	\$31,280	\$34,720	\$37,520	\$40,280	\$43,080
4	45%	\$976	\$23,424	\$35,190	\$39,060	\$42,210	\$45,315	\$48,465
3	60%	\$1315	\$31,560	\$46,920	\$52,080	\$56,280	\$60,420	\$64,620



1 Bedroom sample floor plan



2 Bedroom sample floor plan



3 Bedroom sample floor plan





Norwood Learning Village

Brand New Affordable 1, 2 & 3 Bedroom Units



29 Unit Family Affordable Housing Community opening in Fall 2017.

Norwood Learning Village offers one, two and three bedroom units. One, two and three bedroom units are available at rents up to \$1,315 a month.

Income and rents are subject to change in accordance with program guidelines.

In accordance with Norwood Learning Village financing requirements, there is a preference for applicants who are LAUSD employees.

***Norwood Learning Village is a 100% non-smoking community.**

Applications will be available online at www.norwoodlearningvillage.com or on-site at

2003-2033 S. Oak Street,
Los Angeles, CA 90007

From February 6, 2017- February 17, 2017.

Information Hotline: (323) 390-9489 | TTY 1 (800) 855-7100

E-mail: norwood@tsaproperties.com

Unit Amenities:

- Spacious rooms
- Refrigerator
- Stove
- Microwave
- Balcony

Community Amenities:

- Spacious Community Room
- Computer Room
- Outdoor Lounge Area
- Barbecue Area
- Laundry Facility
- Fitness Center
- On-Site Management

*As required by HOME, mobility/hearing/sight impaired households will have priority for three (3) units designed for people with mobility impairments and two (2) units designed for people with hearing/sight impairments.

This housing is offered without regard to race, color, religion, sex, gender, gender identity and expression, family status, national origin, marital status, ancestry, age sexual orientation, disability, source of income, genetic information, arbitrary characteristics, or any other basis prohibited by law.



A person with a disability may request a reasonable accommodation (a reasonable change in policies), a reasonable structural modification, an accessible unit or the provision of auxiliary aids and services, in order to have equal access to a housing program. If you or anyone in your household has a disability, and because of that disability requires a specific accommodation, modification or auxiliary aids or services to fully use our housing services, please contact our staff for a reasonable accommodation form.

What Features Are In our Mobility Accessible Units?

1. Accessible doors and hardware 2. Lowered kitchen cabinet shelves and pulls 3. Low closet clothes rods (mounted at 48 inches) 4. Toilet with grab bars or blocking for grab bars 5. Toilet paper dispenser in accessible location 6. Low medicine cabinet 7. Accessible tub and/or shower with a seat, and with grab bars or blocking for the future installation of grab bars 8. Tub/shower handheld sprayer 9. Low kitchen sink (no higher than 34 inches) with pull under knee space 10. Accessible kitchen work space with pull-under knee space 11. If there is a range or cooktop, it has front controls 12. If there is a refrigerator or freezer, there is 100% of refrigerator space and 50% of freezer space below 54" 13. Interior accessible routes (without steps or abrupt level changes) throughout the unit to at least one accessible bathroom and one or two accessible bedrooms 14. If there are laundry space and equipment, they are accessible 15. Accessible maneuvering clearances in the kitchen and one bathroom.

What Features Are In Our Hearing/Vision Accessible Units?

1. Audible/visual doorbells 2. Audible/visual fire and smoke alarms 3. Audible/visual carbon monoxide detectors 4. Braille signs 5. Appliances with buttons, knobs, tactile marks, or audio instead of touchscreens 6. Building and site entrance intercom and security systems that are accessible to people with sensory disabilities (system does not need a resident or guest to see or hear) 7. Thermostats and air conditioning controls have buttons instead of touch screens and/or give audio feedback 8. Audible elevator floor indicators, if there is an elevator. 9. Door peepholes that are accessible to wheel chair users.

This housing is offered without regard to race, color, religion, sex, gender, gender identity and expression, family status, national origin, marital status, ancestry, age sexual orientation, disability, source of income, genetic information, arbitrary characteristics, or any other basis prohibited by law.

