



Synergy

Development Services, Inc.
7543 Woodley Ave., #201
Van Nuys, CA 91406

08-02-17

Planning Department
City of Los Angeles

Project Address: 2930 Whittier Blvd., Los Angeles, CA 90023
T-Mobile Site: LAH0017A (Indoor DAS site)
Project: Install Emergency

Findings for Conditional Use Application

1. Describe how the project will enhance the built environment in the surrounding neighborhood or will perform a function or provide a service that is essential or beneficial to the community, city or region.

The proposed natural gas generator will be located on the rooftop of the building behind a screen wall. The purpose of the generator is for emergency back-up for the indoor T-Mobile DAS site located inside the building. The generator will provide back-up power in case there is a power outage at the T-Mobile site.

2. Explain why project's location, size, height, operations and other significant features will be compatible with and will not adversely affect or further degrade adjacent properties, the surrounding neighborhood or the public health, welfare, and safety.

The proposed natural gas generator is 12'-1" x 3'-4" x 6'-8" behind a screen wall that is 19'-1/2" x 10'-6" x 9'-3". The screen wall will be 6'-8 1/2" above the rooftop parapet. The generator will be screened from public view and will only be used as an emergency back-up if there is a power outage at the existing indoor T-Mobile DAS site. It will benefit the community as it will keep the T-Mobile DAS site in operation during a power outage.

3. Explain why project substantially conforms with the purpose, intent and provisions of the General Plan, the applicable community plan, and any applicable specific plan.

The proposed natural gas generator will be screened from public view and will only be used for emergency back-up purposes. It will not interfere with the entrance to the building as it will be on the rooftop. It will be a benefit to the community as it will keep the T-Mobile DAS site in operation during a power outage.

4. Describe how the project is consistent with the general requirements of the WTF standards set forth in Section 12.21 A.20 of the LAMC in a manner that balances the benefit of the project to the public with the facility's technological constraints, design, and location, as well as any other relevant factors.

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The proposed natural gas generator will be on the rooftop of the building, screened from public view. It will be 6'-8 ½" above the rooftop parapet. It will be a benefit to the community as it will keep the existing indoor T-Mobile DAS site in operation during a power outage.

Thank you,



Lynda McClung

Synergy Development Services, Inc.

7543 Woodley Avenue, Suite 201

Van Nuys, CA 91406

(714) 328-3385

lmclung@synergy.cc