

# Mediterrania

May 23, 2011

Mediterrania Homeowners Association

RPV Planning Commission

Subject: Application for Roof-mounted Air conditioning units and Fume Vents

2. SITE PLAN REVIEW (CASE NO. ZON2011-00083): 30800 Palos Verdes Drive East /Marymount College (AM)

Chairman and Planning Commissioners:

We recently noticed an application for roof-mounted air conditioning units and Fume vents by Marymount on an existing building on their campus. As one of their closest neighbors, we wanted to provide some input to Marymount, the Planning Commission, and city staff regarding this application.

As neighbors, we understand the need for Marymount to provide exceptional educational facilities for their students. Our chief and only real concern for the fume vents is for the safety of the students and the residents who live nearby. As part of the conditions of approval, we would ask that the city ensure that all local, state, and federal safety regulations are followed. Secondary to that, we would request that the applicant and the Planning Commission be mindful of the aesthetics and, wherever possible, blend the proposed vents into the existing architecture and minimize view impairment.

With regard to the roof-mounted air conditioning units we would request that the Planning Commission again make a reasonable effort to mitigate the aesthetics and minimize any potential view impairment to our neighbors above. This could possibly involve relocating the units to the side of the building or on the ground adjacent to it.

Lastly, thank you for your time as we do appreciate your dedicated service to our community.

Sincerely,

Craig Mueller, President Mediterrania HOA