

OFFICIAL
CITY OF LOS ANGELES
Cultural Heritage Commission Minutes
September 6, 2018
200 North Spring Street, City Hall
Los Angeles, California 90012

MINUTES OF THE CULTURAL HERITAGE COMMISSION HEREIN ARE REPORTED IN ACTION FORMAT. COMPLETE DETAILS, INCLUDING THE ENTIRE DISCUSSION, RELATING TO EACH ITEM ARE CONTAINED IN THE AUDIO RECORDING FOR THIS MEETING. COPIES OF COMPACT DISC RECORDINGS ARE AVAILABLE BY CONTACTING CENTRAL PUBLICATIONS, AT (213) 978-1255 AND ARE ALSO ACCESSIBLE ONLINE AT planning.lacity.org.

Commissioner Barron called the meeting to order at 10:21 a.m. with Commissioners Buelna, Kanner, Kennard and Milofsky present.

Also in attendance were Ken Bernstein, Principal City Planner, representing the Director of Planning; Lambert Giessinger, Architect and Melissa Jones, Planning Assistant from the Office of Historic Resources; Kimberly Huangfu, Deputy City Attorney; Etta Armstrong, Commission Executive Assistant; Marcos Godoy, Office Assistant and Cecilia Lamas, Senior Administrative Clerk.

ITEM NO. 1

DIRECTOR'S REPORT AND COMMISSION BUSINESS

Ken Bernstein, Principal City Planner reported the following:

- I'll be traveling to San Francisco next Wednesday to participate in the Climate Heritage Mobilization, an initiative being spearheaded by the State Office of Historic Preservation, to mobilize the cultural heritage and historic preservation community to address climate change issues. The event will be examining topics such as how we plan for loss or change to historic sites, as well as how cultural heritage values can help our communities adapt to climate change and minimize impacts. I'm happy to report back on this event at our next meeting.
- Our office is also gearing up for three major public events next month. I've previously mentioned to you our bi-annual Los Angeles Historic Neighborhoods Conference on Saturday, October 13th, co-sponsored by the Office of Historic Resources and the Los Angeles Conservancy. This year's conference will have a special focus on the intersection of housing issues and historic preservation. The event will take place at historic Lincoln High School and will conclude with walking tours of the Lincoln Heights HPOZ, other significant historic sites in Lincoln Heights, the El Sereno Berkshire Craftsman District HPOZ, and Lincoln High School itself.
- We're also pleased to let the Commission know that the OHR is joining forces with APIHiP (Asian and Pacific Islanders in Historic Preservation) to host a community event on Saturday, October 6th from 9:00 a.m. to noon around the completion of our five Asian American Historic Context Statements for SurveyLA. These reflected the history of the City's Japanese American, Chinese American, Korean American, Filipino, and Thai communities. The event will feature panelists and discussions with representatives of each of these communities and,

we hope, spur further activity and HCM nominations capitalizing on this work. The event will take place at the Filipino Christian Church on Union Avenue, an HCM that our office is nominating to the National Register as part of the work. The State Historical Resources Commission will consider this nomination as well as a multiple property submission for the Asian American contexts at a meeting here in Los Angeles, in this room, on Friday, October 26th, starting at 9:00 a.m. We encourage the Commission and members of the public to join the State Commission for that meeting.

- For Council and Committee actions, the four HCM nominations near the Crossroads of the World property in Hollywood – the Major Kunkel Bungalow, the Talbot-Wood Double Dwelling, the Selma-Las Palmas Courtyard Apartments, and the Bullinger Building – were all declined by the City Council last week.
- The Council also adopted a motion extending the time period to act on the nomination for the Silver Lake Service Station.
- Congratulations to Commissioner Kennard for her re-appointment to the Commission for another five-year term.

Old Business

- Commissioner Barron met with the Los Angeles Unified School District (LAUSD) Historic Schools Investment Fund Board and provided the Commission with an update. He informed the Commission that the LAUSD discussed working with John Marshall High School to repair some waterproofing and structural repairs. The LAUSD board is replacing some crenulations on the historic tower that were previously removed.
- There was no Proposed Historic-Cultural Monument Plaque Artwork to review.

New Business

- Advance Calendar – Commission Buelna will be absent September 20, 2018 and October 4, 2018. Commissioner Kanner will be absent October 4, 2018.
- Lambert Giessinger, Architect with the Office of Historic Resources, informed the Commission that the application for Item 8 on today's agenda, the Howard Hughes Headquarters, has been withdrawn. He also informed the Commission a new application has been received for the previously-declined nomination of the Commodore Apartments located at 1830 North Cherokee in Hollywood and that a subcommittee needed be created to review the application. Commissioners Kanner and Milofsky will be the Commission subcommittee.
- Commission Announcements/Requests – There were no announcements or requests from the Commission.
- Approval of Minutes.
Commissioner Kennard moved to approve the minutes of August 2, 2018. Commissioner Buelna seconded the motion and the vote proceeded as follows:

Moved: Kennard
Seconded: Buelna
Ayes: Barron, Kanner, Milofsky

Vote: 5 – 0

MOTION PASSED

Commissioner Kennard moved to approve the minutes of August 16, 2018. Commissioner Kanner seconded the motion and the vote proceeded as follows:

Moved: Kennard
Seconded: Kanner
Ayes: Barron, Buelna, Milofsky

Vote: 5 – 0

MOTION PASSED

The meeting minutes were inadvertently approved prior to public comment testimony. Public comment testimony was taken and the meeting minutes were approved as follows:

Commissioner Kennard moved to approve the minutes of August 2, 2018. Commissioner Milofsky seconded the motion and the vote proceeded as follows:

Moved: Kennard
Seconded: Milofsky
Ayes: Barron, Buelna, Kanner

Vote: 5 – 0

MOTION PASSED

Commissioner Kennard moved to approve the minutes of August 16, 2018. Commissioner Kanner seconded the motion and the vote proceeded as follows:

Moved: Kennard
Seconded: Kanner
Ayes: Barron, Buelna, Milofsky

Vote: 5 – 0

MOTION PASSED

ITEM NO. 2

NEIGHBORHOOD COUNCIL

There were no presentations given by the Neighborhood Council representative.

ITEM NO. 3

GENERAL PUBLIC COMMENT PERIOD

Two speakers addressed the Commission during general public comment.

ITEM NO. 4

APPOINTMENT OF ALBERT BLONDEEL-TIMMERMAN AS THE MEMBER-AT-LARGE TO THE HARVARD HEIGHTS-WESTERN HEIGHTS HISTORIC PRESERVATION OVERLAY ZONE BOARD FOR A FOUR YEAR TERM FROM SEPTEMBER 6, 2018 TO SEPTEMBER 6, 2022.

IN ATTENDANCE:

Albert Blondeel-Timmerman

MOTION:

Commissioner Buelna moved to approve the appointment of Albert Blondeel-Timmerman as the Member-At-Large to the Harvard Heights-Western Heights Historic Preservation Overlay Zone Board for a four year term from September 6, 2018 to September 6, 2022. The motion was seconded by Commissioner Kanner and the vote proceeded as follows:

Moved: Buelna
Seconded: Kanner
Ayes: Barron, Kennard, Milofsky

Vote: 5 – 0

MOTION PASSED

ITEM NO. 5

SPORTSMEN'S LODGE RESTAURANT AND BANQUET CENTER

(Previously Declined Property)

Council District 2 – Krekorian

PROPERTY ADDRESS: 12833-12835 Ventura Boulevard;
4218-4220 North Coldwater Canyon Avenue

IN ATTENDANCE:

Ben Besley, Midwood Investment and Development, owner's representative, and Tiffany Beamer, OLIN

The Commission continued the item to a future date.

MOTION:

Commissioner Barron moved to approve the continuation for the Sportsmen's Lodge Restaurant and Banquet Center. Commissioner Buelna seconded the motion and the vote proceeded as follows:

Moved: Barron
Seconded: Buelna
Ayes: Kanner, Kennard, Milofsky

Vote: 5 – 0

MOTION PASSED

The Commission took a break at 12:00 noon and reconvened at 12:13 p.m. with all Commissioners present.

ITEM NO. 6

PROPOSED MONUMENT: THE MONTECITO

CHC-2018-3233-HCM
CEQA: ENV-2018-3234-CE
Plan Area: Hollywood

Council District: 13 – O'Farrell
Last Day to Act: 09-18-18

PROPERTY ADDRESS: 6650-6668 West Franklin Avenue;
1855 North Cherokee Avenue

IN ATTENDANCE:

Charles J. Fisher, preparer; Fred Gaines, Gaines & Stacey LLP, and John LoCascio, Historic Resources Group, owner's representatives

MOTION:

Commissioner Barron put forth the actions below and moved to include The Montecito in the list of Historic-Cultural Monuments.

1. Determine that the proposed designation is categorically exempt from the California Environmental Quality Act (CEQA), pursuant to Article 19, Section 15308, Class 8 and Article 19, Section 15331, Class 31 of the State CEQA Guidelines;
2. Determine that the property, conforms with the definition of a Monument pursuant to Los Angeles Administrative Code (LAAC) Section 22.171.7;
3. Recommend that the City Council consider and designate the subject property a Historic-Cultural Monument; and
4. Adopt the staff report findings as the findings of the Commission.

The motion was seconded by Commissioner Kennard and the vote proceeded as follows:

Moved: Barron
Seconded: Kennard
Nays: Buelna, Kanner, Milofsky

Vote: 3 – 2

MOTION FAILED

After intense discussion, the Commission took another vote on the item and it proceeded as follows:

MOTION:

Commissioner Barron put forth the actions below and moved to include The Montecito in the list of Historic-Cultural Monuments.

1. Determine that the proposed designation is categorically exempt from the California Environmental Quality Act (CEQA), pursuant to Article 19, Section 15308, Class 8 and Article 19, Section 15331, Class 31 of the State CEQA Guidelines;
2. Determine that the property, conforms with the definition of a Monument pursuant to Los Angeles Administrative Code (LAAC) Section 22.171.7;
3. Recommend that the City Council consider and designate the subject property a Historic-Cultural Monument; and
4. Adopt the modified findings as the findings of the Commission.

The legal description of the subject property as written on the staff recommendation report is amended to be the following: Hollywood Ocean View Tract, Block 2, Lot 11 and the north half of Lot 12.

The Commission finds that The Montecito meets two of the Historic-Cultural Monument criteria.

The Montecito “exemplifies significant contributions to the broad cultural, economic or social history of the nation, state, city or community” for its association with historic personages who resided within the building. During the 1920s and 1930s, there was a sharp increase in multi-family residential development near Hollywood studios to accommodate a tremendous growth in population due to the rapidly expanding film

business. The building was historically operated as an extended stay hotel for people in the movie industry. According to the applicant, over the years there have been several significant residents of the property, including Hollywood actors James Cagney, Don Johnson, Sal Mineo, Geraldine Page, Montgomery Clift, Ronald Reagan, George C. Scott, Ben Vereen, and Mickey Rooney.

The subject property also “embodies the distinctive characteristics of a style, type, period, or method of construction” as an excellent example of an apartment building in the Art Deco architectural style. Reflective of the Art Deco architectural style, the subject property has an emphasis on verticality, metal windows, smooth wall surfaces, and decorative stylized and geometric motifs. Other distinguishing characteristics are the property’s cast iron canopy, neon rooftop signs, marble surrounds and baseboards, and cast concrete moldings and fluted columns on the interior. Although the individual units do not appear to retain any original historic fabric, exterior facades, the main lobby, stairwell, hallways, and other common areas remain intact.

The motion was seconded by Commissioner Buelna and the vote proceeded as follows:

Moved: Barron
Seconded: Buelna
Ayes: Kanner, Kennard, Milofsky

Vote: 5 – 0

MOTION PASSED

Commissioner Buelna left the meeting at 1:25 p.m.

ITEM NO. 7

PROPOSED MONUMENT: WINN APARTMENTS

CHC-2018-3235-HCM
CEQA: ENV-2018-3236-CE
Plan Area: Venice

Council District: 11 – Bonin
Last Day to Act: 09-18-18

PROPERTY ADDRESS: 417 South Ocean Front Walk

IN ATTENDANCE:

Carl Lambert, owner/applicant; Caroline Raftery, Chattel, Incorporated, preparer

MOTION:

Commissioner Kanner put forth the actions below and moved to include the Winn Apartments in the list of Historic-Cultural Monuments.

1. Determine that the proposed designation is categorically exempt from the California Environmental Quality Act (CEQA), pursuant to Article 19, Section 15308, Class 8 and Article 19, Section 15331, Class 31 of the State CEQA Guidelines;

2. Determine that the property, conforms with the definition of a Monument pursuant to Los Angeles Administrative Code (LAAC) Section 22.171.7;
3. Recommend that the City Council consider and designate the subject property a Historic-Cultural Monument; and
4. Adopt the staff report findings as the findings of the Commission.

The motion was seconded by Commissioner Kennard and the vote proceeded as follows:

Moved: Kanner
Seconded: Kennard
Ayes: Barron, Milofsky
Absent: Buelna

Vote: 4 – 0

MOTION PASSED

ITEM NO. 8

PROPOSED MONUMENT: HOWARD HUGHES HEADQUARTERS

CHC-2018-3614-HCM
CEQA: ENV-2018-3615-CE
Plan Area: Hollywood

Council District: 4 - Ryu
Date Deemed Complete: 06-21-18
Last Day to Act: 07-21-18

PROPERTY ADDRESS: 7000 West Romaine Street; 941-953 North Orange Drive;
940-956 North Sycamore Avenue

The Commission received and filed the applicant's request to withdraw the application, and took no action on the matter.

ITEM NO. 9

PROPOSED MONUMENT: THE CHATSWORTH OLD MISSION TRAIL

CHC-2018-4617-HCM
CEQA: ENV-2018-4618-CE
Plan Area: Porter Ranch

Council District: 12 – Englander
Date Deemed Complete: 08-09-18
Last Day to Act: 09-08-18

PROPERTY ADDRESS: 20765-20855 West Rinaldi Street;
11026-11050 North De Soto Avenue;
11101 North Lurline Avenue

IN ATTENDANCE:

Dean Wageman, Chatsworth Historical Society, applicant; Ray Vincent, Chatsworth Historical

IN ATTENDANCE:

Dean Wageman, Chatsworth Historical Society, applicant; Ray Vincent, Chatsworth Historical Society, preparer.

MOTION:

Commissioner Kennard moved to take the proposed designation of The Chatsworth Old Mission Trail under consideration and adopt staff findings. The motion was seconded by Commissioner Milofsky and the vote proceeded as follows:

Moved: Kennard
Seconded: Milofsky
Ayes: Barron, Kanner
Absent: Buelna

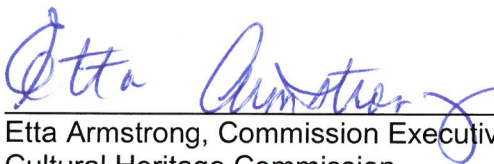
Vote: 4 – 0

MOTION PASSED

There being no further business to come before the Cultural Heritage Commission, the meeting adjourned at 1:55 p.m.



Richard Barron, President
Cultural Heritage Commission



Etta Armstrong, Commission Executive Assistant I
Cultural Heritage Commission

ADOPTED
CITY OF LOS ANGELES

JAN 10 2019

**CITY PLANNING DEPARTMENT
COMMISSION OFFICE**