

Cultural Heritage Commission
Official Minutes
Thursday, July 18, 2019
200 North Spring Street, 10th Floor
Los Angeles, California 90012

MINUTES OF THE CULTURAL HERITAGE COMMISSION HEREIN ARE REPORTED IN ACTION FORMAT. THE ENTIRE DISCUSSION RELATED TO EACH ITEM IS ACCESSIBLE IN AUDIO FORMAT ONLINE AT planning.lacity.org. **TO LISTEN TO THE AUDIO FILE:** UNDER General Info, **SELECT COMMISSIONS & HEARINGS, CULTURAL HERITAGE, AGENDAS**, LOCATE THE COMMISSION MEETING DATE AND **SELECT THE "AUDIO" BUTTON**.

Commission President Richard Barron called the regular meeting to order at 10:15 a.m. with Commission Vice President Gail Kennard and Commissioner Diane Kanner and Barry Milofsky in attendance. Commissioner Pilar Buelna was absent.

Also in attendance were Ken Bernstein, Principal City Planner, representing the Director of Planning; Lambert Giessinger, Preservation Architect, and Melissa Jones, City Planning Associate representing the Office of Historic Resources; Lucy Atwood, Deputy City Attorney; Etta Armstrong, Commission Executive Assistant I; and Bianca Gonzalez, Office Trainee.

ITEM NO. 1

DIRECTOR'S REPORT AND COMMISSION BUSINESS

Ken Bernstein, Principal City Planner reported the following:

- The World Heritage listing for Hollyhock House was announced and is part of a group of eight Frank Lloyd Wright houses that advanced nationally. It is the first World Heritage site within the City of Los Angeles;
- All of the data from Survey LA is now in the citywide inventory, HistoricPlacesLA (historicplacesla.org). All Survey LA data is fully searchable in all 35 community plan areas. In the coming months, there will be an improved version of the database that will come with an update to the underlying system developed by the Getty, Arches. The system contains over 58,000 records, representing every community in the City;
- The City Planning Commission adopted the updated Windsor Square HPOZ Preservation Plan. The CPC affirmed the Cultural Heritage Commission's recommendation to include a specific guideline on the repair and replacement of concrete streets. The CPC added qualifying language that concrete replacement and repair in-kind should be required where feasible;
- The Council adopted the HCM nominations for Grand Central Market, Million Dollar Theater and the Roberts Apartments in Silver Lake; and
- Council Member Paul Koretz initiated a nomination for a property at 8274-8276 West 4th Street and Council Member Bob Blumenfield initiated a motion to nominate Bothwell Ranch. Because the Bothwell Ranch motion could not be heard until after the Council recess at the end of July, and the property appeared potentially threatened, the Director of Planning, Vince Bertoni, last week, separately, initiated this nomination through a Director's Initiation. This put an immediate stay on any permit activity. Those nominations will come before the CHC by September.

Old Business

- Review and Advisory Concurrence of Proposed Historic-Cultural Monument Plaque Artwork.

New Business

- Advance Calendar – Commissioner Kennard will attend the September 19, 2019 Cultural Heritage Commission meeting.
- There were no Commission Announcements/Requests.
- Approval of the Minutes

Commissioner Kanner moved to approve the minutes of May 16, 2019. Commissioner Kennard seconded the motion and the vote proceeded as follows:

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

Vote: 4 – 0

MOTION PASSED

ITEM NO. 2

NEIGHBORHOOD COUNCIL

There were no presentations.

ITEM NO. 3

GENERAL PUBLIC COMMENT PERIOD

No speakers addressed the Commission.

ITEM NO. 4

RE-APPOINTMENT OF CAROLINE LABINER AS THE ARCHITECT MEMBER TO THE WINDSOR SQUARE HISTORIC PRESERVATION OVERLAY ZONE BOARD FOR A SECOND FOUR-YEAR TERM FROM JULY 18, 2019 UNTIL JULY 18, 2023.

Commissioner Kanner moved to reappoint Caroline Labiner to the Windsor Square HPOZ Board. Commissioner Milofsky seconded the motion and the vote proceeded as follows:

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

Vote: 4 – 0

MOTION PASSED

ITEM NO. 5

MONUMENT: BRYSON APARTMENTS, HCM # 653

Commission review and comment on the proposed adjacent new construction on a portion of the Historic-Cultural Monument property.

Plan Area: Westlake

Council District: 1 – Cedillo

PROPERTY ADDRESSES: 2701-2715 West Wilshire Boulevard;
637 South Rampart Boulevard

IN ATTENDANCE:

Rick Westberg, Richman Group of California; Teresa Grimes, GPA Consulting; Bill Delvac, Armbruster, Goldsmith & Delvac, LLP

No action was taken on this item.

ITEM NO. 6

PROPOSED MONUMENT: PARRY RESIDENCE

CHC-2019-776-HCM

CEQA: ENV-2019-777-CE

Plan Area: Brentwood-Pacific Palisades

Council District: 11 – Bonin

Last Day to Act: 7-30-19

PROPERTY ADDRESS: 14924 West Camarosa Drive

IN ATTENDANCE:

Ignacio Fernandez, Preparer; Victor De La Cruz, Manatt, Phelps & Phillips; Margarita Jerabek, ESA; Michael Cohen, owner

MOTION:

Commissioner Kanner put forth the actions below and moved to include the Parry Residence 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 the property conforms with the definition of a Monument pursuant to LAAC Section 22.171.7; and
3. Recommend that the City Council consider and declare the subject property a Historic-Cultural Monument; and
4. Adopt the staff report findings as the findings of the Commission.

Commissioner Kennard seconded the motion and the vote proceeded as follows:

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

Vote: 3 – 1

MOTION PASSED

Commission President Barron recessed the meeting at 11:36 a.m. He reconvened the meeting at 11:50 a.m. with Commissioners Kanner, Kennard, and Milofsky in attendance.

Commissioner Barron called Item No. 10 out of order.

ITEM NO. 10

**PROPOSED MONUMENT: C.B. VAN VORST CO. MANUFACTURING PLANT/
SANTA FE ART COLONY**

CHC-2019-3798-HCM

CEQA: ENV-2019-3799-CE
Plan Area: Central City North

Council District: 14 – Huizar
Last Day to Act: 7-26-19

PROPERTY ADDRESS: 2345-2421 South Santa Fe Avenue

IN ATTENDANCE: Adrian Scott Fine, Los Angeles Conservancy, applicant; Evanne St. Charles, Architectural Resources Group, preparer; Rogelio Navar, Fifteen Group, owner

MOTION:

Commissioner Milofsky moved to take the proposed designation of the C.B. Van Vorst Co. Manufacturing Plant/Santa Fe Art Colony under consideration and adopt the staff recommendation report. The motion was seconded by Commissioner Kennard, and the vote proceeded as follows:

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

Vote: 4 – 0

MOTION PASSED

Commission President Barron recessed the meeting for lunch at 12:16 p.m. He reconvened the meeting at 12:55 p.m. with Commissioners Kanner, Kennard, and Milofsky in attendance.

Commissioner Barron called Item No. 7.

ITEM NO. 7

PROPOSED MONUMENT: ORANGE STREET GATEWAY CHATEAU SOUTH

CHC-2019-2307-HCM
CEQA: ENV-2019-2308-CE
Plan Area: Wilshire

Council District: 5 – Koretz
Last Day to Act: 7-30-19

PROPERTY ADDRESS: 6400 West Orange Street;
655-657 South La Jolla Avenue

IN ATTENDANCE:

Steven Luftman, Applicant; Sheri Bonstelle, Jeffer Mangels Butler & Mitchell LLP, owner's representative

MOTION:

Commissioner Milofsky put forth the actions below and moved to include Orange Street Gateway Chateau South 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 the property conforms with the definition of a Monument pursuant to LAAC Section 22.171.7; and
3. Recommend that the City Council consider and declare the subject property a Historic-Cultural Monument; and
4. Adopt the staff report findings as the findings of the Commission.

Commissioner Kanner seconded the motion and the vote proceeded as follows:

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

Vote: 4 – 0

MOTION PASSED

ITEM NO. 8

PROPOSED MONUMENT: ORANGE STREET GATEWAY CHATEAU NORTH

CHC-2019-2309-HCM

CEQA: ENV-2019-2310-CE
Plan Area: Wilshire

Council District: 5 – Koretz
Last Day to Act: 7-30-19

PROPERTY ADDRESS: 6401 West Orange Street;
621-623 South La Jolla Avenue

IN ATTENDANCE:

Steven Luftman, Applicant

MOTION:

Commissioner Milofsky put forth the actions below and moved to include Orange Street Gateway Chateau North 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 the property conforms with the definition of a Monument pursuant to LAAC Section 22.171.7; and
3. Recommend that the City Council consider and declare the subject property a Historic-Cultural Monument.
4. Adopt the staff report findings as the findings of the Commission.

Commissioner Kennard seconded the motion and the vote proceeded as follows:

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

Vote: 4 – 0

MOTION PASSED

ITEM NO. 9

PROPOSED MONUMENT: [MILLER RESIDENCE](#)

CHC-2019-2304-HCM

CEQA: ENV-2019-2305-CE
Plan Area: Hollywood

Council District: 4 – Ryu
Last Day to Act: 7-30-19

PROPERTY ADDRESS: 5060 Los Feliz Boulevard

IN ATTENDANCE:

Eric Eisenberg, owner and applicant; and Damian Gatto, preparer

MOTION:

Commissioner Kennard put forth the actions below and moved to include the Miller Residence 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 the property conforms with the definition of a Monument pursuant to LAAC Section 22.171.7; with amended Findings by the Commission; and
3. Recommend that the City Council consider and declare the subject property an Historic-Cultural Monument; and
4. Not adopt the staff report findings, and find that the Miller Residence meets one of the Historic-Cultural Monument criteria: it “represents a notable work of a master designer, builder, or architect whose individual genius influenced his or her age” as an early commission of master architects Gable and Wyant

Commissioner Barron seconded the motion and the vote proceeded as follows:

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

Vote: 3 – 1

MOTION PASSED

ITEM NO. 11

PROPOSED MONUMENT: [TOKIO FLORIST/SAKAI-KOZAWA RESIDENCE](#)

[CHC-2019-3774-HCM](#)

CEQA: ENV-2019-3775-CE

Plan Area: Silver Lake-Echo Park-Elysian Village

Council District: 4 – Ryu

Last Day to Act: 07-25-19

PROPERTY ADDRESS: 2718 North Hyperion Avenue

IN ATTENDANCE:

Kristen Hayashi, Little Tokyo Historical Society, Rosalind Sagara, Los Angeles Conservancy and Catherine Gudis, applicants

MOTION:

Commissioner Kanner moved to take the proposed designation of the Tokio Florist/Sakai-Kozawa Residence under consideration and adopt the findings of the staff report.

Commissioner Milofsky seconded the motion and the vote proceeded as follows:

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

Vote: 4 – 0

MOTION PASSED

ITEM NO. 12

PROPOSED MONUMENT: [KELLY MUSIC BUILDING](#)

[CHC-2019-3869-HCM](#)

CEQA: ENV-2019-3870-CE
Plan Area: West Los Angeles

Council District: 5 – Kortez
Last Day to Act: 07-28-19

PROPERTY ADDRESS: 1041 South Westwood Boulevard

IN ATTENDANCE:

Adrian Scott Fine, Los Angeles Conservancy, applicant

MOTION:

Commissioner Milofsky moved to take the proposed designation of the Kelly Music Building under consideration and adopt the findings of the staff report.

Commissioner Kennard seconded the motion and the vote proceeded as follows:

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

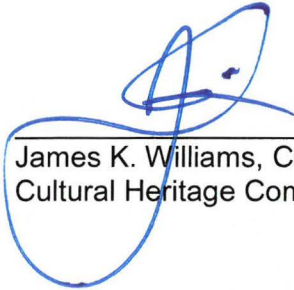
Vote: 4 – 0

MOTION PASSED

There being no further business to come before the Cultural Heritage Commission, the meeting adjourned at 2:38 p.m.



Richard Barron, President
Cultural Heritage Commission



James K. Williams, Commission Executive Assistant II
Cultural Heritage Commission

ADOPTED
CITY OF LOS ANGELES

JAN 16 2020

**CITY PLANNING DEPARTMENT
COMMISSION OFFICE**