State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF	3		Primary # HRI #			
PRIMARY RECORD	Other Listings Review Code	Reviewer	Trinomial NRHP Status Code	3D, 3CD, 5D3		
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Publica and (P2b and P2c or P2d. Attach a			,	11TH ST ngeles		
b. USGS 7.5' Quad c. Address: 2744 d. UTM: (Give more than one for la e. Other Locational Data (e.g. Parce	Date E 11 Irge and/or linear resources	T;R THST) Zone	; 1/4 of City Los Angeles ; appropriate)		; Zip <i>90023</i> mN	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) A wood truss roof with parapet caps this two-story utilitarian industrial building of brick masonry construction. Fenestration consists of narrow recessed rectangular openings with steel-framed casements, although several second floor window openings have been infilled with brick. Concrete steps lead to the center entrance area, which projects slightly from the primary (north) façade. The recessed entrance is fronted by a non-original metal security gate. A large recessed delivery dock is located east of the entrance. Given the noted alterations, the building exhibits a moderate level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial B	Building
P4. Resources Present: ✓ Building Structure Object Site	District Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) North elev, lkg SW, 9/14/07 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Historic Both 1932, Building permits P7. Owner Address: FUN FASHION OF LA INC 932 S HILL ST LOS ANGELES CA, CA 90015 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/17/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") <i>None</i>	
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Record Sketch Map Archaeological Record Other: (List) Other	 District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3				NRHP Stat	us Code:	3D, 3CD	, 5D3
Resource Name or	# (Assigned by	recorder)	2744	E 11TH ST			
B1. Historic Name:							
B2. Common Name							
B3. Original Use: Industrial	B4. Present	Use: Ind	ıstrial				
B5. Architectural Style: Utilitarian Industrial							
B6. Construction History: (Construction date, alteratio	ns, and date of a	terations)					
Factory constructed 1932 for owner/contractor Oliver Wyli 1936: Addition built for owner Joe Lowe Corp, engineer R							
B7. Moved? ✔ No ☐ Yes ☐ Unknown Date: B8. Related Features:		Original L	ocatio	n:			
B9a. Architect: CW Arias		B9b. Build	er: <i>Oli</i>	ver Wylie			
B10. Significance: Theme: Industrial Architecture		Area Bo	yle Hei	ghts			
Period of Significance: 1931-1946	Property Type	Industrial			Applicabl	e Criteria	A, C
(Discuss importance in terms of historical or architectural Theme: Transportation Improvements and industria			•		aphic scope.	Also addr	ess integrity.)
As a good example of a utilitarian industrial building	g of brick maso	nry constr	uction	and for its a	association	with the	railroad, this

As a good example of a utilitarian industrial building of brick masonry construction and for its association with the failedat, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights" within the Hostetter Industrial District. Specifically, it is a contributor to the potential "Hostetter Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. In particular, the years 1931-1946 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the Spanish Colonial Revival, Art Deco, Streamline Moderne, and Moderne styles. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "Hostetter Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a local historic district under similar criteria (5D3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) HP8. Industrial Building **B12. References:** LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Short St Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles." Camulos F Hostetter St & B13. Remarks: PCR Services B14. Evaluator: Peter Moruzzi 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 E 12th St 9/17/2007 Date of Evaluation: e lui (This space reserved for official comments.) 10 Ninth Street Junction Petri Soto Street Junction

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	<i>,</i>		Primary # HRI # Trinomial NRHP Stat	tus Code	3D, 3CD, 5D3		
	Review Code	Reviewe	r		Dat	e	
Page 1 of 2 Resource Name or #: (Assigned by recorder) 2800 E 11TH ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) Los Angeles Los Angeles							
b. USGS 7.5' Quad c. Address: <i>2800</i> d. UTM: (Give more than one for I e. Other Locational Data (e.g. Parc	•	,	City L	I/4 of Los Angeles ; e)	1/4 of Sec mE/	; Zip mN	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Capped by a wood truss roof with stepped parapet, this symmetrically arranged one-story industrial building is of reinforced brick construction and is influenced by the Art Deco architectural style. Fenestration consists primarily of steel-framed, multi-pane casement windows fronted by metal security screens. Art Deco features include the fluted vertical pilasters dividing each bay and the stepped design of the parapet. Freight openings fronted by rolling metal doors punctuate the east and west bays of the northfacing building. Sheltering the slightly recessed center entrance is a flat canopy supported by triangular pipe-like posts. The building retains a high level of physical integrity.

P3b. Resource Att	ributes: (List attri	outes and codes)	HP8. Indu	strial Building			
P4. Resources Pre	esent: 🗹 Buildir	g Structure	Object Site	District	Element of District	Other (Isolates, etc	:.)
				H	(View, date <i>North elev,</i> P6. Date C		ources:
					Peter Moru PCR Servi	iliation, and address) uzzi ices ure, Suite 150	
LEVEL LEVEL					P10. Surve	Recorded: 12/7/2007 ey Type: (Describe) .evel Survey	
P11. Report Citatio	on: (Cite survey i	eport and other sou	rces, or enter "none	e.")			
Attachments:	NONE Location Map Sketch Map Other: (List)	 Continuation S Building, Struct Archaeologica 	cture, and Object Re	ecord	istrict Record inear Feature Record Iilling Station Record	 Rock Art Record Artifact Record Photograph Record 	
DPR 523B (1/95) PCR Se	rvices Corporation						

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code:	3D, 3CD, 5D3
Resource Name or # (Assigned b	oy recorder) 2800 E 11TH ST	
B1. Historic Name:		
B2. Common Name		
B3. Original Use: Industrial B4. Preser	nt Use: Industrial	
B5. Architectural Style: Art Deco influenced		
B6. Construction History: (Construction date, alterations, and date of	alterations)	
Constructed in 1938.		
B7. Moved? 🔽 No 🗌 Yes 🗌 Unknown Date:	Original Location:	
B8. Related Features:	-	
B9a. Architect: Unknown	B9b. Builder: Unknown	
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights	
Period of Significance: 1931-1946 Property Typ	e Industrial Applicab	le Criteria A, C

(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.) Theme: Transportation Improvements and industrial Growth in Boyle Heights, 1913-1945

As a very good example of an industrial building that was clearly influenced by the Art Deco architectural style and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights" within the Hostetter Industrial District. Specifically, it is a contributor to the potential "Hostetter Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. In particular, the years 1931-1946 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the Spanish Colonial Revival, Art Deco, Streamline Moderne, and Moderne styles. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "Hostetter Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a local historic district under similar criteria (5D3 CHRC Status Code).

B11. Additional Re B12. References:		(List attributes and codes)	HP8. In	dustrial Building	
Library California the Making," David Greg Hise "Magne	Index, Los Angeles d Gebhard & Robert etic Los Angeles: Pla	Assessor, Sanborn Maps, L Times, William Deverell "Los Winter "Architecture in Los anning the 20th Century Met re Since 1780: A Guide to th	s Angeles in Angeles," ropolis,"	N	Hostetter St &
B14. Evaluator:	Peter Moruzzi		PCR Services		Glenn Ave
	One Venture, Suite	150			EOhr
	Irvine, CA 92618			E 12th St	E Olympic Blvd
Date of Evaluation	on:		12/7/2007	12 W St	and a
	(This space reserve	ed for official comments.)		YU	
					Ninth Street Junction
				Setting 1	Soto Street Junction

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD			Primary # HRI # Trinomial NRHP Status Code	3D, 3CB, 5B			
	Review Code	Reviewer		Da	te		
Page 1 of 2 Resource Name or #: (Assigned by recorder) 2810 E 11TH ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) County Los Angeles							
b. USGS 7.5' Quad c. Address: <i>2810</i> d. UTM: (Give more than one for e. Other Locational Data (e.g. Parc	large and/or linear resource	,	City Los Angele	1/4 of Sec es mE/	; Zip mN	B.M.	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This one-story Moderne style industrial building is of reinforced brick construction, symmetrically arranged, and capped by a wood truss roof with parapet. A prominent fluted stringcourse forms the lintel for the large steel-framed, multi-pane fixed and casement windows and recessed center entrance. Concrete steps lead to the pair of original stainless steel entrance doors that feature circular center glazing that is highly typical of the Moderne style. Similarly, the entrance's glass block sidelights are key characterdefining elements of the idiom. Metal security screens front the primary (north-facing) windows. The building exhibits a high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial E	Building
P4. Resources Present: ✓ Building □ Structure □ Object □ Site □ I	District Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) North elev, lkg south, 9/14/07 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Historic Both 1940, Building permits P7. Owner Address: Private P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services One Venture, Suite 150 Irvine, CA 92618 P9. Date Recorded: 9/25/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") <i>None</i>	
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Record Sketch Map Archaeological Record Other: (List) Other: (List)	 District Record Linear Feature Record Milling Station Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3D, 3CB, 5B
Resource Name or # (As	ssigned by recorder) 2810 E 11TH ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Industrial B4	4. Present Use: Industrial
B5. Architectural Style: Moderne	
B6. Construction History: (Construction date, alterations, and	d date of alterations)
Warehouse constructed 1940 for owner J. Doyle, no arch., engin	neer C.S. Stacy, contractor Robert C. Werstiol (sp?), \$13000 cost.
B7. Moved? ✔ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: None	B9b. Builder: Robert C. Werstiol (sp?)
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights
Period of Significance: 1931-1946 Prop	erty Type Industrial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural contex	t as defined by theme, period, and geographic scope. Also address integrity.)
Theme: Transportation Improvements and industrial Gro	wth in Boyle Heights, 1913-1945

As a very good example of the Moderne architectural style as applied to an industrial building and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights" within the Hostetter Industrial District. Specifically, it is a contributor to the potential "Hostetter Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. In particular, the years 1931-1946 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the Spanish Colonial Revival, Art Deco, Streamline Moderne, and Moderne styles. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. As a result, this property appears eligible for listing in the National Register through survey evaluation as a contributor to a "Hostetter Industrial District" under Criteria A and C (3D CHRC Status Code). In addition, the property appears eligible for individual listing in the California Register and as a contributor to a California Register eligible district under Criteria 1 and 3 (3CB CHRC Status Code). Further, the property appears eligible for local designation as a contributor to a historic Cultural Monument under similar criteria (5B CHRC Status Code).

Camulos

Hostetter St &

B11. Additional Resource Attributes: (List attributes and codes) HP8. Industrial Building B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi One Venture, Suite 150 Irvine, CA 92618	PCR Services	E 12th St	E Olympic Blvd
Date of Evaluation	on:	9/25/2007	t 1 st	10
	(This space reserved for official comments.)		Reiting	Ninth Street Junction Soto Street Junction

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION PRIMARY RECORD Other Listings			Primary HRI # Trinomia NRHP St	al	3D, 3CD, 5D3		
	Review Code	Reviewe	·		Da	te	
Page 1 of 2 Resource Name or #: (Assigned by recorder) 2816 E 11TH ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) Location: 2816 E 11TH ST							
 b. USGS 7.5' Quad c. Address: 2816 d. UTM: (Give more than one for I e. Other Locational Data (e.g. Parc 	Date E arge and/or linear resource	T ; F 11TH ST ces) Zone	City	1/4 of Los Angeles ; ate)	1/4 of Sec mE/	; Zip mN	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) A wood truss roof with parapet and raised skylight cap this one-story industrial building that is influenced by the Moderne architectural style. Of reinforced brick construction sheathed with smooth stucco, the north-facing building's Moderne features are expressed in the striated stringcourse situated just beneath the parapet, its curved corners, the steel-framed multi-pane casement windows, and the wide vertically fluted surround of the metal-framed glazed main entrance. A slightly recessed east wing contains the freight entrance with its rolling metal door. The building exhibits a high level of physical integrity.

P3b. Resource	Attributes: (List attri	butes and codes)	HP8. Industrial	Building			
P4. Resources	Present: 🗹 Buildir	ng Structure Object	Site	District	Element of District	Other (Isolates, etc.)	
					(View, date North elev, P6. Date C Pret 1941, Build P7. Owner Private P8. Record (Name, affi Peter Moru PCR Servi	ding permit r Address: ded by: iliation, and address) uzzi ices ure, Suite 150	ces: Both
					P9. Date R P10. Surve Intensive L		
P11. Report Cita None	ation: (Cite survey i	report and other sources, or	enter "none.")				
Attachments:	 NONE Location Map Sketch Map Other: (List) 	 Continuation Sheet Building, Structure, and Archaeological Record 	•		trict Record ear Feature Record ing Station Record	 Rock Art Record Artifact Record Photograph Record 	
DPR 523B (1/95) PCF	R Services Corporation						

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3D, 3CD, 5D3				
Resource Name or # (Assigned by	recorder) 2816 E 11TH ST				
B1. Historic Name: B2. Common Name					
B3. Original Use: Warehouse B4. Present	Jse: Industrial				
B5. Architectural Style: Moderne					
B6. Construction History: (Construction date, alterations, and date of alterations)					
1941: Warehouse for owner/contractor B.G. Rhodes, no arch, engineer H.	Sage Webster, cost: \$12,600.				
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:				
B9a. Architect: None	B9b. Builder: B.G. Rhodes				
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights				
Period of Significance: 1931-1946 Property Type	Industrial Applicable Criteria A, C				
(Discuss importance in terms of historical or architectural context as define Theme: Transportation Improvements and industrial Growth in Bo					

As a good example of the Moderne architectural style as applied to an industrial building and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights" within the Hostetter Industrial District. Specifically, it is a contributor to the potential "Hostetter Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. In particular, the years 1931-1946 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the Spanish Colonial Revival, Art Deco, Streamline Moderne, and Moderne styles. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "Hostetter Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a local historic district under similar criteria (5D3 CHRC Status Code).

B11. Additional Ro B12. References		(List attributes and codes)	HP8. Industrial Building			
Library California the Making," Davi Greg Hise "Magne	Index, Los Angeles d Gebhard & Rober etic Los Angeles: Pl	Assessor, Sanborn Maps, LA Times, William Deverell "Los t Winter "Architecture in Los A anning the 20th Century Metro ire Since 1780: A Guide to the	Angeles in Angeles," opolis,"	N	Hostetter St 2 Glenn Ave	2E
B14. Evaluator:	Peter Moruzzi		PCR Servie	ces	E Ave	1
	One Venture, Suite	ə 150		En	E Olympic Blvd	
	Irvine, CA 92618			E 12th St	Bhvd	
Date of Evaluation	on:		12/7/20	007		5
	(This space reserv	ed for official comments.)				2
					Ninth Street Junction	7/
				Perina P	Soto Street Junction	11 21

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0 7		Primary HRI # Trinomi NRHP S		3D, 3CD, 5D3		
	Review Code	Review	r		Da	te	
Page 1 of 2 Resource Name or #: (Assigned by recorder) 2856 E 11TH ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) Location: Los Angeles							
 b. USGS 7.5' Quad c. Address: 2856 d. UTM: (Give more than one for le. Other Locational Data (e.g. Parce) 	Date E large and/or linear resour	T; 11TH ST rces) Zone	City	1/4 of Los Angeles ; ate)	1/4 of Sec s mE/	; Zip mN	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This relatively modest one-story industrial building is influenced by the Moderne architectural style. Constructed of reinforced brick and capped by a wood truss roof with parapet the building is decoratively enhanced by recessed vertical chevron fluting that flanks steel-framed multi-pane windows on either side of the recessed center entrance. Similar fluting forms a stringcourse near the parapet. Slightly projecting horizontal striations above the windows lead to the cantilevered entrance canopy with its curved edges, further emphasizing the building's Moderne qualities. A large freight opening with metal roll-up door is located near the east end of the building's primary (north) elevation. Other than the metal security bars fronting the windows and a non-original entrance door the building retains a high level of physical integrity.

P3b. Resource Attr	ibutes: (List attri	outes and codes)	HP8. Industrial	Building			
P4. Resources Pres	sent: 🗹 Buildir	g Structure Objec	t Site	District	Element of District	Other (Isolates, etc.)	
		₩ ⁵ 28%			(View, date North elev, P6. Date C Pret 1938, Build P7. Owner	iption of Photo: e, accession #) <i>Ikg SW, 9/14/07</i> constructed/Age and So historic I Historic [ding permit Address:	urces:
					Peter Moru PCR Servi	iliation, and address) izzi ces re, Suite 150	
					P9. Date R P10. Surve Intensive L		
P11. Report Citatio	n: (Cite survey r	eport and other sources, o	r enter "none.")				
Attachments:	NONE Location Map Sketch Map Other: (List)	 Continuation Sheet Building, Structure, a Archaeological Reco 	•		strict Record lear Feature Record ling Station Record	 Rock Art Record Artifact Record Photograph Record 	

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3D, 3CD, 5D3
Resource Name or # (Assigned b)	y recorder) 2856 E 11TH ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Warehouse B4. Presen	t Use: Industrial
B5. Architectural Style: Moderne	
B6. Construction History: (Construction date, alterations, and date of	alterations)
1937: Warehouse for owner Walter Carle, arch A. Godfrey Bailey, contract	ctor M.L. Marvin, cost: \$15,000.
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: A. Godfrey Bailey	B9b. Builder: M.L. Marvin
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights
Period of Significance: 1931-1946 Property Type	e Industrial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as defin	ed by theme, period, and geographic scope. Also address integrity.)
Theme: Transportation Improvements and industrial Growth in B	oyle Heights, 1913-1945

As a good, highly representative example of the Moderne architectural style as applied to an industrial building and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights" within the Hostetter Industrial District. Specifically, it is a contributor to the potential "Hostetter Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. In particular, the years 1931-1946 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the Spanish Colonial Revival, Art Deco, Streamline Moderne, and Moderne styles. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "Hostetter Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a local historic district under similar criteria (5D3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) HP8. Industrial Building **B12. References:** LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in Camulos p the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Hostetter St & Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles." B13. Remarks: B14. Evaluator: Peter Moruzzi PCR Services E 12th St One Venture, Suite 150 Irvine, CA 92618 12/7/2007 Date of Evaluation: (This space reserved for official comments.) Ninth Street Junction 11 perino PI **Soto Street Junction** E Pico Blvc

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC PRIMARY RECORD	5 5		Primary # HRI # Trinomial NRHP Status Cod	e 3D, 3CD, 5D3		
	Review Code	Reviewe	r	Da	ite	
Page 1 of 2 Resource Name or #: (Assigned by recorder) 2900 E 11TH ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) and county Los Angeles						
b. USGS 7.5' Quad c. Address: <i>2900</i> d. UTM: (Give more than one for I e. Other Locational Data (e.g. Parc	0	,	City Los Ange	1/4 of Sec eles mE/	; Zip mN	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Capped by a wood truss roof with stepped parapet, this symmetrically arranged one-story industrial building is of concrete construction and is influenced by the Art Deco architectural style. Fenestration consists primarily of steel-framed, multi-pane fixed and casement windows fronted by metal security bars. Art Deco features include the fluted vertical pilasters dividing each bay and the stepped design of the parapet. Other than the center entrance door, which is not original, and seismic parapet bolts the building retains a high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial	Building
P4. Resources Present: ✓ Building Structure Object Site	District lement of District Other (Isolates, etc.)
McGARY & co., inc. 2900 Lill*ST.	P5b Description of Photo: (View, date, accession #) North elev, Ikg south, 9/14/07 P6. Date Constructed/Age and Sources: □ Prehistoric ☑ Historic □ Both 1938, Tax Assessor P7. Owner Address: Private
	P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services One Venture, Suite 150 Irvine, CA 92618
	P9. Date Recorded: 9/25/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") <i>None</i>	
Attachments: □ NONE □ Continuation Sheet □ Location Map ☑ Building, Structure, and Object Record □ Sketch Map □ Archaeological Record □ Other: (List) □	 District Record Linear Feature Record Milling Station Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3D, 3CD, 5D3				
Resource Name or # (Assigned by	recorder) 2900 E 11TH ST				
B1. Historic Name:					
B2. Common Name McGary and Company					
33. Original Use: Industrial B4. Present Use: Industrial					
B5. Architectural Style: Art Deco					
B6. Construction History: (Construction date, alterations, and date of alterations)					
Industrial building constructed in 1930.					
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:				
B9a. Architect: Unknown	B9b. Builder: Unknown				
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights				
Period of Significance: 1913-1945 Property Type	Industrial Applicable Criteria A, C				
(Discuss importance in terms of historical or architectural context as define	ed by theme, period, and geographic scope. Also address integrity.)				
Theme: Industrial Buildings and Complexes into the Modern Era, Properties in Boyle Heights erected between 1913-1945; Zig Zag industrial Growth in Boyle Heights, 1913-1945					
As a good example of the Art Deco architectural style as applied	-				

this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights" within the Hostetter Industrial District. Specifically, it is a contributor to the potential "Hostetter Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. In particular, the years 1931-1946 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the Spanish Colonial Revival, Art Deco, Streamline Moderne, and Moderne styles. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "Hostetter Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a local historic district under similar criteria (5D3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) HP8. Industrial Building B12. References: LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in Hostetter St & the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles." B13. Remarks: 12th St B14. Evaluator: Peter Moruzzi PCR Services One Venture, Suite 150 Irvine, CA 92618 Date of Evaluation: 9/25/2007 (This space reserved for official comments.) Ninth Street Junction E 11th St tino PI Soto Street Junction E Pico Blvd

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC PRIMARY RECORD	5 5		Primary # HRI # Trinomial NRHP Status Code	3D, 3CB, 5B		
	Review Code	Reviewer		Date	e	
Page 1 of 3 Resource Name or #: (Assigned by recorder) 2905 E 11TH ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) Location: 2905 E 11TH ST						
 b. USGS 7.5' Quad c. Address: 2905 d. UTM: (Give more than one for I e. Other Locational Data (e.g. Parce) 	Date E 11 arge and/or linear resources	T;R 1TH ST s)Zone	City Los Angele ;	1/4 of Sec s mE/	; Zip mN	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This Streamline Moderne style industrial building is of concrete construction and capped by a truss roof with stepped parapet. Metal security bars and screens obscure the building's steel-framed casement windows. Characteristic Streamline Moderne elements include rounded corners, inward curving walls at the recessed entry porch, prominent sill and lintel courses, incised horizontal banding between windows, and a stepped parapet with rounded vertical fluting. The building retains a moderate to high level of physical integrity.

P3b. Resource A	.ttributes: (List attril	outes and codes)	HP8. Industrial I	Building			
P4. Resources P	resent: 🗹 Buildin	g Structure Object	Site	District 🗹 Elemer	nt of District	Other (Isolates, etc.)	
					(View, date South elev P6. Date C Prel 1937, Build P7. Owned Private P8. Record (Name, aff Peter Mord PCR Servi One Ventu Irvine, CA P9. Date F P10. Surve	iliation, and address) uzzi ices ure, Suite 150 92618 Recorded: 9/25/2007	urces: ☐ Both
P11. Report Citat	tion: (Cite survey r	eport and other sources, or e	enter "none.")				
Attachments:	 NONE Location Map Sketch Map Other: (List) 	 Continuation Sheet Building, Structure, and Archaeological Record 	l Object Record	 District Reco Linear Feature Milling Statio 	re Record	 Rock Art Record Artifact Record Photograph Record 	

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3D, 3CB, 5B					
Resource Name or # (Assigned b	by recorder) 2905 E 11TH ST					
B1. Historic Name:						
B2. Common Name						
B3. Original Use: Industrial B4. Preser	nt Use: Industrial					
B5. Architectural Style: Streamline Moderne						
B6. Construction History: (Construction date, alterations, and date of	alterations)					
1937: Warehouse and office building for owner D. Herbert Hostetter deceased, no arch, engineer K.E. Ward, contractor The Austin Co., cost:						
\$15,000.						
B7. Moved? 🔽 No 🗌 Yes 🗌 Unknown Date:	Original Location:					
B8. Related Features:	original Location.					
B9a. Architect: None	B9b. Builder: The Austin Co.					
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights					
Period of Significance: 1913-1945 Property Typ	e Industrial Applicable Criteria A, C					
(Discuss importance in terms of historical or architectural context as defin	ned by theme, period, and geographic scope. Also address integrity.)					
Theme: Industrial Buildings and Complexes into the Modern Era	a, 1913-1945, Architecturally Distinctive Examples of Industrial					
Properties in Boyle Heights erected between 1913-1945; Transp	portation Improvements and industrial Growth in Boyle Heights,					
1913-1945; Related Responses to the Modern Age.						

As a very good example of the Streamline Moderne architectural style as applied to an industrial building and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights" within the Hostetter Industrial District. As a result, the property appears individually eligible for local listing as a City Historic Cultural Monument and as a contributor to a potential Hollister Industrial District at the national, state, and local levels of significance. It is a contributor to the potential "Hostetter Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. In particular, the years 1931-1946 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the Spanish Colonial Revival, Art Deco, Streamline Moderne, and Moderne styles. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles.

B11. Additional Resource Attributes: (List attributes and codes) HP8. Industrial Building **B12. References:** LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in Hostetter St 3 the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles." B13. Remarks: 12th St B14. Evaluator: Peter Moruzzi PCR Services One Venture, Suite 150 Irvine, CA 92618 Date of Evaluation: 9/25/2007 (This space reserved for official comments.) Ninth Street Junction E 11th St ino PI Soto Street Junction E Pico Blvd

State of California – The Resources A DEPARTMENT OF PARKS AND RE CONTINUATION SH	CREATION	Primary # HRI # Trinomial	
Page 28 of 3	Resource Name or #	(Assigned by recorder) 2905 1	1TH ST
Recorded by Peter Moruzzi		Date	9/25/2007 Continuation Update

B10 Significance (Continued)

Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register through survey evaluation as a contributor to a "Hostetter Industrial District" under Criteria A and C (3D CHRC Status Code). In addition, the property appears eligible for individual listing in the California Register and as a contributor to a California Register eligible district under Criteria 1 and 3 (3CB CHRC Status Code). Further, the property appears eligible for local designation as a contributor to a historic district and as a City of Los Angeles Historic Cultural Monument under similar criteria (5B CHRC Status Code).

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC PRIMARY RECORD			Primary # HRI # Trinomial NRHP Status Code	3B, 3CB, 5B			
	Review Code	Reviewer		Da	te		_
Page 1 of 3 Resource Name or #: (Assigned by recorder) 2946 E 11TH ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) a. County Los Angeles							
b. USGS 7.5' Quad c. Address: 2946 d. UTM: (Give more than one for I e. Other Locational Data (e.g. Parc	arge and/or linear resource		City Los Angeles	1/4 of Sec 5 mE/	; Zip mN	90023	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This one-story Nautical Moderne style industrial building is rectangular in plan, of reinforced concrete construction, and crowned by a steel truss roof with a stepped and tiered parapet. Fenestration consists of steel-framed fixed and casement windows in rectangular and porthole openings fronted by metal security bars. Nautical Moderne elements include the building's rounded northeast corner, incised horizontal banding, square glass blocks (since painted over) surrounding the corner entrance, and the aforementioned porthole windows and stepped parapet. Despite the indicated alterations, the building retains a moderate to high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial	Building
P4. Resources Present: ☑ Building □ Structure □ Object □ Site □	District Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) East and north elevs, lkg SW, 9/2008 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Historic Both 1938, Building permit P7. Owner Address: EVERGREEN ELEVEN CORP 315 N ALPINE DR BEVERLY HILLS CA, CA 90210 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
P11. Report Citation: (Cite survey report and other sources, or enter "none.") None	P9. Date Recorded: 9/17/2007 P10. Survey Type: (Describe) Intensive Level Survey
Attachments: NONE Continuation Sheet	✓ District Record
Location Map 🛛 🗹 Building, Structure, and Object Record	□ Linear Feature Record □ Artifact Record

Archaeological Record

Milling Station Record

Photograph Record

Sketch Map

Other: (List)

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3				NRHP Statu	s Code:	3B, 3CB, 5B
	Resource Name or #	(Assigned by	recorder) 2	2946 E 11TH ST		
B1. Historic Name: Ne	esbit Fruit Products Inc.					
B2. Common Name						
B3. Original Use: Fa	ctory and warehouse	B4. Present l	Jse: Indu	strial		
B5. Architectural Style	: Nautical Moderne					
B6. Construction Histo	ory: (Construction date, alterations	s, and date of al	terations)			
1937: Factory and ware cost: \$48,000.	house for owner Nesbit Fruit Produ	cts Inc., arch Ro	bert V. Derr	rah, engineer J.B. Ba	irnes, contra	ctor Calhoun-Hastings Ltd.,
B7. Moved? ✔ No B8. Related Features:	☐ Yes ☐ Unknown Date:		Original Lo	ocation:		
B9a. Architect: Robert	V. Derrah		B9b. Builde	er: Calhoun-Hasting	s Ltd.	
B10. Significance: The	me: Industrial Architecture		Area Boy	le Heights		
Period of Signification	ance: 1913-1945 I	Property Type	Industrial		Applicable	Criteria A, C
(Discuss importance in t	terms of historical or architectural co	ontext as define	d by theme,	period, and geograp	hic scope. A	Also address integrity.)
Properties in Boyle H	uildings and Complexes into the Heights erected between 1913-1 Responses to the Modern Age.			-		-

As a very good example of the rare Nautical Moderne architectural style as applied to an industrial building and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights" within the Hostetter Industrial District. Specifically, it is a contributor to the potential "Hostetter Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. In particular, the years 1931-1946 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the Spanish Colonial Revival, Art Deco, Streamline Moderne, and Moderne styles. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles.

B11. Additional R B12. References		(List attributes and codes)	HP8. Indus	istrial Building	
Library California the Making," Davi Greg Hise "Magne	Index, Los Angeles d Gebhard & Rober etic Los Angeles: Pl	Assessor, Sanborn Maps, I Times, William Deverell "Lo t Winter "Architecture in Los lanning the 20th Century Me Ire Since 1780: A Guide to t	os Angeles in s Angeles," etropolis,"	N E Olympic Bivd	S Dates
B14. Evaluator:	Peter Moruzzi		PCR Services 🏅	St Blvg	Lydia Dr
	233 Wilshire Boule	evard, Suite 130			
	Santa Monica, CA	90401			
Date of Evaluation	on:		9/17/2007		
	(This space reserv	red for official comments.)		Ninth Street Junction Soto Street Junct	E Pico Bived so

State of California – The Resources A DEPARTMENT OF PARKS AND REC CONTINUATION SHE	REATION	Primary # HRI # Trinomial	
Page 29 of 3	Resource Name or #	(Assigned by recorder) 2946 1	1TH ST
Recorded by Peter Moruzzi		Date	9/17/2007 Continuation Update

B10 Significance (Continued)

Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register through survey evaluation as a contributor to a "Hostetter Industrial District" and also appears individually eligible for listing in the National Register as a rare example of the Nautical Moderne architectural style, particularly one designed by master architect Robert V. Derrah under Criteria A and C (3B CHRC Status Code). In addition, the property appears eligible for individual listing in the California Register and as a contributor to a California Register eligible district under Criteria 1 and 3 (3CB CHRC Status Code). Further, the property appears eligible for local designation as a contributor to a historic district and as a City of Los Angeles Historic Cultural Monument under similar criteria (5B CHRC Status Code).

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0 7		Primary # HRI # Trinomial NRHP Status Code	3D, 3CD, 5D3			
	Review Code	Reviewe	r	Da	te		_
Page 1 of 3 Resource Name or #: (Assigned by recorder) 3001 E 11TH ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) Best State (Assigned by recorder) County Los Angeles							
b. USGS 7.5' Quad c. Address: <i>3001</i> d. UTM: (Give more than one for l e. Other Locational Data (e.g. Parc	-		City Los Ange	1/4 of Sec /es mE/	; Zip mN	90023	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Capped by a wood truss roof with parapet this one-story industrial building is highly reflective of the Streamline Moderne architectural style. Rectangular in plan and of concrete construction, the building's exteriors are sheathed in smooth stucco. Fenestration consists of steel-framed, multi-pane fixed clerestories. Streamline Moderne elements include rounded corners, incised horizontal banding at the parapet, a thick string course near the foundation, and prominent pilasters and vertical accents with rounded tops highlighting the main (south-facing) entrance. Other than the loss of a large southwest corner window that has since been infilled with stucco the building retains a moderate to high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial E	Building
P4. Resources Present: ✓ Building Structure Object Site	District
F1. Report Citation:(Cite survey report and other sources, or enter "none.")	 P5b Description of Photo: (View, date, accession #) South elev, lkg NE, 9/2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1936, Tas Assessor P7. Owner Address: KAUFMAN, HAROLD M TR 6634 SUNNYSLOPE AVE VAN NUYS CA, CA 91401 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/17/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") <i>None</i>	
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Record Sketch Map Archaeological Record	 District Record Linear Feature Record Milling Station Record Photograph Record

Other: (List)

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3D, 3CD, 5D3
Resource Name or # (Ass	igned by recorder) 3001 E 11TH ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Industrial B4.	Present Use: Industrial
B5. Architectural Style: Streamline Moderne	
B6. Construction History: (Construction date, alterations, and <i>Industrial building constructed in 1936.</i>	date of alterations)
B7. Moved? ✔ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown B10. Significance: Theme: Industrial Architecture	B9b. Builder: <i>Unknown</i> Area Boyle Heights
Period of Significance: 1931-1946 Proper	ty Type Industrial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context	as defined by theme, period, and geographic scope. Also address integrity.)
Theme: Transportation Improvements and industrial Grow	th in Boyle Heights, 1913-1945

As a good example of the relatively rare Streamline Moderne architectural style as applied to an industrial building that exhibits a moderate degree of integrity and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights" within the Hostetter Industrial District. Specifically, it is a contributor to the potential "Hostetter Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. In particular, the years 1931-1946 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the Spanish Colonial Revival, Art Deco, Streamline Moderne, and Moderne styles. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles.

HP8. Industrial Building

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	Change Change
Date of Evaluation	on:	9/17/2007	Ninth Street
	(This space reserved for official comments.)		Junction E 1100 St Soto Street Junction Mir E Pico Blvd s Gamme Liss

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 30 of 3	Resource Name or #	(Assigned by recorder) 3001 1	1TH ST
Recorded by Peter Moruzzi		Date	9/17/2007 Continuation Update

B10 Significance (Continued)

Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "Hostetter Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a local historic district under similar criteria (5D3 CHRC Status Code).

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC	5 5		Primary # HRI #				
PRIMARY RECORD	Other Listings		Trinomial NRHP Stat	t us Code 3D, 3	CD, 5D3		
	Review Code	Reviewe	r		Date		_
Page 1 of 2	Resource Name or #	t: (Assigned by red	order)	2707 E 12TH S	ST		
P1. Other Identifier:							
P2. Location: Not for Publica	ation 🗹 Unrestricted		a. County	Los Angeles			
and (P2b and P2c or P2d. Attach	a Location Map as nec	essary.)					
b. USGS 7.5' Quad	Date	Т;	R; 1	/4 of 1/4	of Sec	;	B.M.
c. Address: 2707	E	12TH ST	City L	os Angeles		Zip	
d. UTM: (Give more than one for I	arge and/or linear resou	rces) Zone		; mE/		mN	
e. Other Locational Data (e.g. Parce	el #, directions to resour	ce, elevation, etc.,	as appropriate	e)			

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Capped by a flat roof with stepped parapet, this symmetrically arranged one-story industrial building is of concrete construction and is influenced by the Art Deco and Moderne architectural styles. Fenestration consists of large expanses of glass block – typical of the Moderne style. Art Deco features include the fluted vertical pilasters dividing each bay and the stepped design of the parapet. Due to the covering (or infill) of the center entrance the building exhibits a moderate level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial Building						
P4. Resources Pre	sent: Suilding		Site	District	Element of District	Other (Isolates, etc.)
					(View, date North elev, P6. Date C Pret 1935, Tax P7. Owner Private P8. Record (Name, affi Peter Moru PCR Servi One Ventu Irvine, CA P9. Date R P10. Surve	Address: ded by: lilation, and address) uzzi ces re, Suite 150 92618 eccorded: 9/25/2007
P11. Report Citatio	n: (Cite survey rep	ort and other sources, or e	enter "none.")			
Attachments:	NONE Image: Second symbol Location Map Image: Second symbol Sketch Map Image: Second symbol Other: (List)	 Continuation Sheet Building, Structure, and Archaeological Record 	l Object Recor	d 🗌 Li	strict Record near Feature Record illing Station Record	 Rock Art Record Artifact Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NRHP Statu	s Code: 3D, 3CD, 5D3
	Resource Name or # (Assigned by	recorder) 2707 E 12TH ST	
B1. Historic Name: B2. Common Name			
B3. Original Use: Industrial	B4. Present	Use: Industrial	
B5. Architectural Style: Mode	rne		
B6. Construction History: (Cons	truction date, alterations, and date of a	alterations)	
Industrial building constructed in 19	35.		
B7. Moved? ✓ No Yes B8. Related Features:] Unknown Date:	Original Location:	
B9a. Architect: Unknown		B9b. Builder: Unknown	
B10. Significance: Theme: Ind	ustrial Architecture	Area Boyle Heights	
Period of Significance: 19	31-1946 Property Type	Industrial	Applicable Criteria A, C
	orical or architectural context as defin ements and industrial Growth in B		hic scope. Also address integrity.)

AKA 2730 East 11th Street. As a good example of the Moderne architectural style as applied to an industrial building and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights" within the Hostetter Industrial District. As a result, the property appears eligible for local listing as a contributor to a district. It is a contributor to the potential "Hostetter Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. In particular, the years 1931-1946 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the Spanish Colonial Revival, Art Deco, Streamline Moderne, and Moderne styles. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "Hostetter Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a local historic district under similar criteria (5D3 CHRC Status Code).

HP8. Industrial Building

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi One Venture, Suite 150	PCR Services	10,00
	Irvine, CA 92618		t
Date of Evaluation	on:	9/25/2007	+
	(This space reserved for official comments.)		the



State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0 7		Primary HRI # Trinomia NRHP St	ıl	3D, 3CD, 5D3		
	Review Code	Reviewer			Da	te	
Page 1 of 2 Resource Name or #: (Assigned by recorder) 2736 E 12TH ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) Image: County of the second se							
b. USGS 7.5' Quad c. Address: 2736 d. UTM: (Give more than one for l e. Other Locational Data (e.g. Parc	0	,	City	1/4 of Los Angeles ; ate)	1/4 of Sec mE/	; Zip mN	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This elongated reinforced concrete industrial building, which exhibits elements of the Moderne architectural style, is actually comprised of four segments with internally divided walls each of which is capped by its own wood truss roof with parapet. The building's primary (north) elevation features faux pilasters between bays, horizontal banding along the roofline, steel-framed multipane fixed and casement windows, and rolling metal or segmented wooden doors fronting freight openings. Several pedestrian entrances feature streamlined canopies with horizontally striated metal fascia. Overall the building exhibits a moderate to high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial Building							
P4. Resources Present:	Building Structure Object	Site District	Element of District	Other (Isolates, etc.)			
			(View, date North elev, P6. Date C Pret 1937, Build P7. Owner Private P8. Record (Name, affi Peter Moru PCR Servit One Ventu Irvine, CA S P9. Date R P10. Surve	Address: ded by: iliation, and address) izzi ces re, Suite 150 92618 decorded: 12/7/2007			
P11. Report Citation: (Cite su None	urvey report and other sources, or e	nter "none.")					
Attachments: NONE	ap Archaeological Record	Object Record	istrict Record	 Rock Art Record Artifact Record Photograph Record 			

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3			NRHP Status Code:	3D, 3CD, 5D3				
Resource Name	or # (Assigned by	recorder) 22	736 E 12TH ST					
B1. Historic Name:								
B2. Common Name								
B3. Original Use: Warehouse	B4. Present	Use: Indusi	rial					
B5. Architectural Style: Moderne								
B6. Construction History: (Construction date, alterat	B6. Construction History: (Construction date, alterations, and date of alterations)							
1937: Warehouse for owner Central Realty Co., no arch	n, engineer Edwin F	. Rudolph, col	ntractor Central Building Co	o., cost: \$19,000.				
		Original Las	-41					
B7. Moved? ✓ No Yes Unknown Dat B8. Related Features:	e:	Original Loc	ation:					
Do. Relateu reatures.								
B9a. Architect: Edwin F. Rudolph		80h Builder	Central Bldg Co.					
B10. Significance: Theme: Industrial Architecture		Area Boyle	0					
Period of Significance: 1913-1945	Property Type	Industrial	0	able Criteria A, C				
(Discuss importance in terms of historical or architectura	al context as define	d by theme, p	eriod, and geographic scop	be. Also address integrity.)				
Theme: Industrial Buildings and Complexes into Properties in Boyle Heights erected between 191	the Modern Era,	1913-1945, /	Architecturally Distinctive	e Examples of Industrial				
1913-1945				e.e				
As a good example of the Moderne architectural	style as applied t	to an industri	al building and for its as	sociation with the railroad,				

As a good example of the Moderne architectural style as applied to an industrial building and for its association with the failroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights" within the Hostetter Industrial District. Specifically, it is a contributor to the potential "Hostetter Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. In particular, the years 1931-1946 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the Spanish Colonial Revival, Art Deco, Streamline Moderne, and Moderne styles. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "Hostetter Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a local historic district district under similar criteria (5D3 CHRC Status Code).

HP8. Industrial Building

tostetter st

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi One Venture, Suite 150 Irvine, CA 92618	PCR Services	a & Santa	E 12th St	E Olympic Blvd
Date of Evaluation		12/7/2007	Fett	111	
	(This space reserved for official comments.)		ero F	Pacific Remains 1	Ninth Street Junction Soto Street Junction

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC PRIMARY RECORD	, , , , , , , , , , , , , , , , , , ,		Primary # HRI # Trinomial NRHP Status Code	3D, 3CD, 5D3			
	Review Code	Reviewer		Dat	e		
Page 1 of 2 Resource Name or #: (Assigned by recorder) 2801 E 12TH ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) a. County Los Angeles							
b. USGS 7.5' Quad c. Address: <i>2801</i> d. UTM: (Give more than one for I e. Other Locational Data (e.g. Parce	arge and/or linear resource	,	City Los Angeles ;	1/4 of Sec mE/	; Zip mN	90023	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Capped by a low-pitched wood truss roof with parapet this elongated one-story industrial building exhibits elements of the Moderne architectural style. Shed-like structures punctuated by glazing surmount each truss roof. Of reinforced brick and concrete construction the building's primary (south) elevation features horizontal brick banding near the roofline above steel-framed, multipane casement windows. Pilasters crowned by trios of decorative chevrons in relief highlight the building's numerous bays. A high concrete bulkhead faces the street. The building exhibits a high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes)	HP8. Industrial Building
P4. Resources Present: ✓ Building □ Structure □ Obje	ect Site District Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) South elev, lkg NE, 9/2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1933, Building permit P7. Owner Address: WARTNIK, MAX TR 2801 E 12TH ST LOS ANGELES CA, CA 90023 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 12/7/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, None	or enter "none.")
Attachments: □ NONE □ Continuation Sheet □ Location Map ✓ Building, Structure, a □ Sketch Map □ Archaeological Record	·

Other: (List)

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3D, 3CD, 5D3
Resource Name or # (Assigned	by recorder) 2801 E 12TH ST
B1. Historic Name: Mueller Company	
B2. Common Name	
B3. Original Use: Foundry B4. Prese	ent Use: Industrial
B5. Architectural Style: Moderne	
B6. Construction History: (Construction date, alterations, and date of	of alterations)
1933: Foundry for owner Mueller Co., arch R.E. Ward Stocker (sp?) & I	Eiger (sp?), contractor the Austin Co., cost: \$35,000.
B7. Moved? 🗸 No 🗌 Yes 🗌 Unknown Date:	Original Location:
B8. Related Features:	-
B9a. Architect: R.E. Ward Stocker (sp?)	B9b. Builder: The Austin Co.
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights
Period of Significance: 1913-1945 Property Ty	pe Industrial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as de	fined by theme, period, and geographic scope. Also address integrity.)
5 1	ra, 1913-1945, Architecturally Distinctive Examples of Industrial
Properties in Boyle Heights erected between 1913-1945; Tran. 1913-1945	sportation Improvements and industrial Growth in Boyle Heights,
	ed to an industrial buidling and for its association with the railroad,
	nprovements and Industrial Growth in Boyle Heights" within the
· · ·	•
· · ·	iations - were erected. Architecturally distinctive contributors are
representative examples of the Spanish Colonial Revival, Art L	Deco, Streamline Moderne, and Moderne styles. Each of the
Hostetter Industrial District. Specifically, it is a contributor to the strong demand for industrial space arising from the economic the years 1931-1946 represent the period when the area's most their architectural quality, physical integrity, and historic associ	e potential "Hostetter Industrial District" that is closely tied to the growth of the Los Angeles region starting in the 1920s. In particular st representative and/or notable extant buildings - significant for iations - were erected. Architecturally distinctive contributors are Deco, Streamline Moderne, and Moderne styles. Each of the

district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "Hostetter Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a local historic district under similar criteria (5D3 CHRC Status Code).

HP8. Industrial Building

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	f
Date of Evaluation	on:	12/7/2007	X
	(This space reserved for official comments.)		X
			poitic and



State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	5 7		Primary # HRI # Trinomial NRHP Sta		3D, 3CD, 5D3		
	Review Code	Reviewe	r		Da	ate	
Page 1 of 2 Resource Name or #: (Assigned by recorder) 2828 E 12TH ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) a. County Los Angeles							
b. USGS 7.5' Quad c. Address: 2828 d. UTM: (Give more than one for l e. Other Locational Data (e.g. Parc	0	,	City	1/4 of Los Angeles ; te)	1/4 of Sec mE/	; Zip mN	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Moderne styling distinguishes this elongated one-story industrial building that is capped by a flat roof with parapet. Constructed of reinforced brick and steel framing the building's primary (north) elevation is clad in smooth stucco at the sill line and brick below. Fenestration consists primarily of wide expanses of glass block. Flanking large paired freight openings (containing rolling metal doors) are inward curving walls topped by stepped and rounded parapets – elements indicative of the Moderne style. The building exhibits a moderate to high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industria	l Building
P4. Resources Present: ✓ Building Structure Object Site	District Element of District Other (Isolates, etc.)
<image/>	 P5b Description of Photo: (View, date, accession #) North elev, Ikg SW, 9/2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1941, Building permit P7. Owner Address: Private P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services One Venture, Suite 150 Irvine, CA 92618 P9. Date Recorded: 12/7/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") None	
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Record Sketch Map Archaeological Record	✓ District Record □ Rock Art Record d □ Linear Feature Record □ Artifact Record □ Milling Station Record □ Photograph Record

Other: (List)

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3D, 3CD, 5D3
Resource Name or # (Assign	ed by recorder) 2828 E 12TH ST
B1. Historic Name: The United States Envelope Co.B2. Common Name	
B3. Original Use: Industrial B4. Pre	esent Use: Industrial
B5. Architectural Style: Moderne	
B6. Construction History: (Construction date, alterations, and dat	e of alterations)
1940: Mfg building for owner The United States Envelope Company,	no arch, engineer A.E. Schmidt, contractor The Austin Co., cost \$40,000.
B7. Moved? ✔ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: None	B9b. Builder: The Austin Co.
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights
Period of Significance: 1913-1945 Property	Type Industrial Applicable Criteria A, C
· ·	defined by theme, period, and geographic scope. Also address integrity.)
	Era, 1913-1945, Architecturally Distinctive Examples of Industrial ansportation Improvements and industrial Growth in Boyle Heights,
this property is highly reflective of the theme "Transportation Hostetter Industrial District. For many years the property hou Boyle Heights. It is a contributor to the potential "Hostetter In space arising from the economic growth of the Los Angeles represent the period when the area's most representative an	blied to an industrial building and for its association with the railroad, Improvements and Industrial Growth in Boyle Heights" within the used the United States Envelope Company, a major employer in industrial District" that is closely tied to the strong demand for industria region starting in the 1920s. In particular, the years 1931-1946 d/or notable extant buildings - significant for their architectural quality rchitecturally distinctive contributors are representative examples of

representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "Hostetter Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a local historic district under similar criteria (5D3 CHRC Status Code).

HP8. Industrial Building

Glenn Ave

B11. Additional Resource Attributes: (List attributes and codes)
B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi One Venture, Suite 150 Irvine, CA 92618	PCR Services	Pm sr	PIC BING
Date of Evaluation		12/7/2007	14	Ninth
	(This space reserved for official comments.)		tic Retition of	Soto Street Junction

State of California – The Resources A DEPARTMENT OF PARKS AND REC	0,		Primary # HRI #				
PRIMARY RECORD	Other Listings		Trinomial NRHP Status Code	3B, 3CB, 5B			
	Review Code	Reviewe	r	Da	te		_
Page 1 of 3 Resource Name or #: (Assigned by recorder) 2945 E 12TH ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) an county Los Angeles							
 b. USGS 7.5' Quad c. Address: 2945 d. UTM: (Give more than one for e. Other Locational Data (e.g. Parce) 	Date E large and/or linear resour	T;F 12TH ST rces) Zone	City Los Angel ;	1/4 of Sec es mE/	; Zip mN	90023	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Situated on the northwest corner of East 12th and Evergreen Streets, this large one- and two-story industrial building is of brick masonry construction and capped by a steel truss roof with parapet (on its one-story manufacturing/warehouse portion) and a flat roof with parapet (on its two-story office wing). The building, which occupies one-half of the block between South Soto Avenue and Evergreen Street, features ornate corner offices – that are strongly influenced by the Plateresque variant of the Spanish Colonial Revival style – and a more utilitarian manufacturing and warehouse wing west of the offices. Decorating the office wing's parapet are multi-colored bricks set in a Dutch bond pattern. Office fenestration consists of narrow, recessed rectangular openings with steel-framed fixed and casement windows. Typical of the Plateresque is the lavish Baroque ornamentation and detailing surrounding the raised office entrance – accessed by a dual staircase – that is rendered in concrete. This detailing includes a recessed ogee arch opening; stylized urns, floral wreaths, and medallions flanking the entrance; a curved balconet; and intricate decorative work framing the second story window (since infilled) highlighted by a stylized center scroll with the inscribed year "1931."

(Continued on page 3)

,	HP8. Industrial Building
P4. Resources Present: ✓ Building Structure Object	Site District Element of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) South elev, lkg NW, 9/2007P6. Date Constructed/Age and Sources: Dete Constructed/Age and Sources: Dete Sources: Dete Sources: Dete Sources: Dete Sources: Dete Sources: Deter Moruzzi PCR Services Date Recorded by: Dete Recorded: Dete Sources: Deter Moruzzi PCR Services Date Recorded: Dete Sources: Deter Moruzzi PS Date Recorded: Deter Moruzzi PS Date Recorded: Deter Moruzzi PG Date Recorded: Deter Moruzzi PS Date Recorded: Deter Moruzzi PS Date Recorded: Deter Sources Deter SourcesDate Recorded: Deter Sources Deter SourcesDate Recorded: Deter Sources Deter SourcesDate Recorded: Deter Sources Deter SourcesDate Recorded: Deter So
P11. Report Citation: (Cite survey report and other sources, or e None	enter "none.")

Attachments: ONONE

	Continuation Sheet
ар	Building, Structure,

Building, Structure, and Object Record

Archaeological Record

District Record
 Linear Feature Record
 Milling Station Record

Rock Art Record
 Artifact Record
 Photograph Record

Other: (List)

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	
Page 2 of 3	NRHP Status Code: 3B, 3CB, 5B
Resource Name or # (Assigned by	recorder) 2945 E 12TH ST
B1. Historic Name: Crown Willamette Paper Company B2. Common Name	
B3. Original Use: Industrial B4. Present	Use: Industrial
B5. Architectural Style: Churrigueresque	
 B6. Construction History: (Construction date, alterations, and date of all Industrial building constructed 1931 for owner/contractor The Austin Securi 1947: Addition of one-story 197' x 293' reinforced concrete and brick buildin \$12,500. B7. Moved? ✓ No Yes Unknown Date: B8. Related Features: 	ties Co. Ltd., architect Hugo Eckert, \$80000 cost.
B9a. Architect: Hugo Eckert	B9b. Builder: The Austin Securities Co.
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights
Period of Significance: 1913-1945 Property Type	Industrial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as define Theme: Industrial Buildings and Complexes into the Modern Era, Properties in Boyle Heights erected between 1913-1945; Transpo 1913-1945	1913-1945, Architecturally Distinctive Examples of Industrial
As an excellent example of a Churrigueresque-influenced industri	

is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights" within the Hostetter Industrial District. Although tax assessor records indicate a different date of construction, this building has a 1931 date inscribed near the parapet. For many decades the property was the home of the Crown Willamette Paper Company, an important employer in Boyle Heights. It is a contributor to the potential "Hostetter Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. In particular, the years 1931-1946 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the Spanish Colonial Revival, Art Deco, Streamline Moderne, and Moderne styles. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles.

B12. References LA City Bldg Perr Library California the Making," Dav Greg Hise "Magn	esource Attributes: (List attributes and codes) : nits, LA County Tax Assessor, Sanborn Maps, I Index, Los Angeles Times, William Deverell "Lo id Gebhard & Robert Winter "Architecture in Los etic Los Angeles: Planning the 20th Century Me American Architecture Since 1780: A Guide to t	LA Public os Angeles in s Angeles," htropolis,"	Building
B14. Evaluator: Date of Evaluatio	Peter Moruzzi 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 on: (This space reserved for official comments.)	PCR Services 9/17/2007	Ninth Street Junction Soto Street Junction E Pico Blvd Union Pacific

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET	L H	Primary # HRI # Trinomial	
Page 35 of 3 Resource	ce Name or # (Assigned by recorde	r) 2 <i>94</i> 5 12	TH ST
Recorded by Peter Moruzzi	C	Date	9/17/2007 Continuation Update

P3 Description (Continued)

Despite the infilled window and a non-original entrance door, the office wing retains a high level of physical integrity. Although the building's manufacturing portion also features multi-colored brick veneer it is essentially unadorned with numerous steel-framed, multi-pane windows and cargo openings. It, too, exhibits a high level of physical integrity.

B10 Significance (Continued)

Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register through survey evaluation as a contributor to a "Hostetter Industrial District" and also appears individually eligible for listing in the National Register as a rare example of the Churrigueresque variant of the Spanish Colonial Revival style as applied to an industrial building under Criteria A and C (3B CHRC Status Code). In addition, the property appears eligible for individual listing in the California Register and as a contributor to a California Register eligible district under Criteria 1 and 3 (3CB CHRC Status Code). Further, the property appears eligible for local designation as a contributor to a historic district and as a City of Los Angeles Historic Cultural Monument under similar criteria (5B CHRC Status Code).

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	<i>,</i>		Primary # HRI # Trinomial NRHP Status Coc	e 3D, 3CD, 5D3			
	Review Code	Reviewe	r	Da	ite		
Page 1 of 2 Resource Name or #: (Assigned by recorder) 3001 E 12TH ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) and exesting County County County							
 b. USGS 7.5' Quad c. Address: 3001 d. UTM: (Give more than one for I e. Other Locational Data (e.g. Parc 	arge and/or linear resourc	,	City Los Ang	1/4 of Sec eles mE/	; Zip mN	90023	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Occupying the northeast corner of East 12th and Evergreen Streets, this one-story Streamline Moderne style industrial building is of reinforced brick masonry construction and capped by a wood truss roof with parapet. Fenestration consists of steel-framed, multipane fixed and casement windows fronted by metal security bars. The building's Streamline Moderne features include a rounded corner entrance area with inward curving vertical brick pattern pilasters, glass block entrance surrounds, curved flat entrance canopy, curved concrete entry steps, and a brick stringcourse forming the lintel for the window groupings on the primary west and south elevations. Although the entrance doors are not original, the building retains a moderate to high level of physical integrity.

P3b. Resource At P4. Resources Pr	ttributes: (List attril resent: ☑ Buildin	outes and codes) g	HP8. Industria	a <i>l Building</i> District	Element of District	Other (Isolates, etc.)
	RESS SO				(View, dat West and P6. Date (Pre 1946, Buil P7. Owne 3000 E 11 0 P0 B0 VERNON P8. Recor (Name, aff Peter Mon PCR Serv 233 Wish	<i>CA, CA 90058</i> r ded by: filiation, and address) <i>uzzi</i>
			7		P10. Surv	Recorded: 9/17/2007 ey Type: (Describe) Level Survey
P11. Report Citati	ion: (Cite survey r	eport and other sources, or	enter "none.")			
Attachments:	NONE Location Map	 ☐ Continuation Sheet ✓ Building, Structure, an 	d Object Reco	=	strict Record near Feature Record	Rock Art Record Artifact Record

Milling Station Record

Photograph Record

Sketch Map

Other: (List)

Archaeological Record

.

BUILDIN	G, STRUCTURE, AND OB	JECT RECO	JRD	
Page 2 of 3			NRHP Status Code:	3D, 3CD, 5D3
	Resource Name or # (As	signed by recorder)	3001 E 12TH ST	
B1. Historic Name	e:			
B2. Common Nar	ne			
B3. Original Use:		. Present Use: Inc	dustrial	
B5. Architectura	-	data of alterations)		
B6. Construction	History: (Construction date, alterations, and constructed 1946 for owner CU McClellan, enc.	,	ontractor the Ted R Cooper Co. Ir	1c., \$45000 cost.
				, +
B7. Moved?	🖊 No 🔲 Yes 🗌 Unknown 🛛 Date:	Original I	Location:	
B8. Related Feat	ures:	-		
B9a. Architect:	LW Phelps	B9b. Build	der: Ted R Cooper Co. Inc.	
B10. Significanc	e: Theme: Industrial Architecture	Area B	oyle Heights	
Period of Si	•	erty Type Industria	••	e Criteria A, C
	nce in terms of historical or architectural context	-		
	rial Buildings and Complexes into the Mod oyle Heights erected between 1913-1945;			
	lated Responses to the Modern Age.	Transportation in	provements and industrial Or	owin in Doyle Heights,
A a a a a a a a a a a	l average of the velatively rare Otreasting	Madawa avabitasi	well at the an amplical to an inc	lucture la vilation a conditar ita
	l example of the relatively rare Streamline h the railroad, this property is highly reflec			
Boyle Heights"	within the Hostetter Industrial District. As	a result, the prope	rty appears eligible for listing	as a contributor to a
	pic/East of Soto Industrial District.It is a co			
	emand for industrial space arising from the /ears 1931-1946 represent the period whe			
significant for t	heir architectural quality, physical integrity,	, and historic asso	ciations - were erected. Archi	tecturally distinctive
	e representative examples of the Spanish			
	trict's contributors is representative of the Los Angeles. Together these properties c			
As a result, this	s property appears eligible for listing in the	National Register	through survey evaluation as	a contributor to a
	strial District" under Criteria A and C (3D (
	g in the California Register and as a contri esource Attributes: (List attributes and codes)		la Register eligible district unc strial Building	ter Criteria 1 and 3 (3CB
B12. References		TIFO. IIIdu	strial building	
	nits, LA County Tax Assessor, Sanborn Maps, I			
	Index, Los Angeles Times, William Deverell "Lo id Gebhard & Robert Winter "Architecture in Los			
Greg Hise "Magn	etic Los Angeles: Planning the 20th Century Me	etropolis,"	Olympi-	ar /
B13. Remarks:	American Architecture Since 1780: A Guide to t	ne Styles.	E Olympic Blvd	Lydia Dr
DIS. Remarks.		1		
				7 1 9
B14. Evaluator:		PCR Services	Ninth Street	SL /L
	233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401		Junction	
Date of Evaluation	·	9/17/2007		E lith St
	(This space reserved for official comments.)		Soto Street Jun	
1			Joto Direct Jun	IN INTERNET

5 Gran

S Ezra St

+ Union Pacific

E Pico Blvd

E Wash:

E Lugo St

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION PRIMARY RECORD Other Listings			Primary # HRI # Trinomial NRHP Status	Code 3D, 3CD, 5E	03	
	Review Code	Reviewe			Date	
Page 1 of 2 Resource Name or #: (Assigned by recorder) 3039 E 12TH ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) County Los Angeles						
b. USGS 7.5' Quad c. Address: <i>3039</i> d. UTM: (Give more than one for l e. Other Locational Data (e.g. Parc	•	,	City Los ;		c ; Zip mN	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Capped by a wood truss roof with parapet and concrete coping, this one-story utilitarian industrial building is of brick masonry construction and features large multi-pane, steel-frame windows along its primary (south) elevation. Square brick Doric pilasters with concrete bases and capitals frame each bay of the wide building. Centering most bays are entrances surrounded by the aforementioned recessed multi-pane fixed and awning type windows with concrete sills and stringcourse lintels. Seismic bolts line the parapet below the coping. The building retains a high level of physical integrity.

P3b. Resource / P4. Resources I	Attributes: (List attri Present: ☑ Buildir	butes and codes)	HP8. Industrial Buildin		Other (Isolates, etc.)
				(View, data South elev P6. Date O Pre 1931, Tax P7. Owne Private P8. Recor (Name, aff Peter More PCR Serve One Ventu Irvine, CA P9. Date F P10. Surv	r Address: ded by: iiliation, and address) uzzi ices ure, Suite 150 92618 Recorded: 9/25/2007
P11. Report Cita	ation: (Cite survey	report and other sources, or e	nter "none.")		
Attachments:	 NONE Location Map Sketch Map Other: (List) 	 Continuation Sheet Building, Structure, and Archaeological Record 	Object Record	 ✓ District Record ☐ Rock Art Record ☐ Linear Feature Record ☐ Artifact Record ☐ Milling Station Record ☐ Photograph Record 	
DPR 523B (1/95) PCR	Services Corporation				

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NRHP Status Code:	3D, 3CD, 5D3
Resource Name or #	(Assigned by recorder) 3039	E 12TH ST	
B1. Historic Name:			
B2. Common Name			
B3. Original Use: Industrial	B4. Present Use: Industrial		
B5. Architectural Style: Utilitarian Industrial			
B6. Construction History: (Construction date, alterations, a	and date of alterations)		
Constructed in 1931.			
B7. Moved? ✔ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location	1:	
B9a. Architect: Unknown	B9b. Builder: Uni	known	
B10. Significance: Theme: Industrial Architecture	Area Boyle Hei	ghts	
Period of Significance: 1913-1945 Pro	operty Type Industrial	Applicabl	le Criteria A, C
(Discuss importance in terms of historical or architectural cont	text as defined by theme, period	, and geographic scope.	Also address integrity.)
Theme: Industrial Buildings and Complexes into the M Properties in Boyle Heights erected between 1913-19	, , ,	,	1

1913-1945

As a good example of a utilitarian masonry industrial building and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights" within the Hostetter Industrial District. Specifically, it is a contributor to the potential "Hostetter Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. In particular, the years 1931-1946 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the Spanish Colonial Revival, Art Deco, Streamline Moderne, and Moderne styles. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "Hostetter Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a local historic district under similar criteria (5D3 CHRC Status Code).

HP8. Industrial Building

Jympic Blvd

Lydia Dr

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi One Venture, Suite 150 Irvine, CA 92618	PCR Services	Ninth Street Junction
Date of Evaluation	on:	9/25/2007	
	(This space reserved for official comments.)		E Lugo St E Washington

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0 7		Primary # HRI # Trinomial NRHP Status	s Code 3D, 3CD, 5I	03	
	Review Code	Reviewe	r		Date	
Page 1 of 2 Resource Name or #: (Assigned by recorder) 3071 E 12TH ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) Image: County of the second se						
b. USGS 7.5' Quad c. Address: <i>3071</i> d. UTM: (Give more than one for l e. Other Locational Data (e.g. Parc	0	,	City Lo.	of 1/4 of Se s Angeles mE/	c ; Zip mN	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This Streamline Moderne style industrial building is of concrete construction and capped by a flat roof with stepped parapet. Metal security bars and screens obscure the building's fenestration. A large opening for deliveries is located near the east end of the south-facing structure. Characteristic Streamline Moderne elements include the rounded corners of the building and stepped parapet, incised horizontal banding between windows, round vertical fluting above a curved cantilevered entrance canopy, and the original curved pipe railing fronting the raised entrance (that is now fronted by a metal security gate). Despite the addition of a prominent front entrance ramp, the building retains a moderate to high level of physical integrity.

P3b. Resource Attribut	es: (List attribu	tes and codes)	HP8. Industrial Bu	ıilding		
P4. Resources Present	: 🗹 Building	Structure Object	Site Di	strict VElement of	of District	Other (Isolates, etc.)
					(View, date South elev P6. Date C Pret 1936, Build P7. Owner Private P8. Record (Name, affi Peter Moru PCR Servi One Ventu Irvine, CA P9. Date R P10. Surve	iliation, and address) uzzi ices ure, Suite 150 92618 Recorded: 9/25/2007
P11. Report Citation: None	(Cite survey rep	port and other sources, or e	enter "none.")			
	DNE [cation Map [etch Map [her: (List)	 Continuation Sheet Building, Structure, and Archaeological Record 	l Object Record	 District Record Linear Feature Milling Station F 		Rock Art Record Artifact Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3D, 3CD, 5D3
Resource Name or # (As	signed by recorder) 3071 E 12TH ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Industrial B4	. Present Use: Industrial
B5. Architectural Style: Streamline Moderne	
B6. Construction History: (Construction date, alterations, and	date of alterations)
Industrial building constructed 1936 for owner James P Martin, n valuation.	o architect noted, licensed engineer R.E. Ward, contractor The Austin Co., \$18000
B7. Moved? ✔ No Yes Unknown Date:	Original Location:
D/ WOVED / WIND I TES UNKNOWN Date:	
	original zooaloni
B8. Related Features:	
	B9b. Builder: <i>The Austin Co.</i>
B8. Related Features:	
B8. Related Features: B9a. Architect: None B10. Significance: Theme: Industrial Architecture	B9b. Builder: <i>The Austin Co.</i>
B8. Related Features: B9a. Architect: None B10. Significance: Theme: Industrial Architecture Period of Significance: 1913-1945	B9b. Builder: <i>The Austin Co.</i> Area <i>Boyle Heights</i>
B8. Related Features: B9a. Architect: None B10. Significance: Theme: Industrial Architecture Period of Significance: 1913-1945 Prope (Discuss importance in terms of historical or architectural context)	B9b. Builder: <i>The Austin Co.</i> Area Boyle Heights erty Type Industrial Applicable Criteria A, C
B8. Related Features: B9a. Architect: None B10. Significance: Theme: Industrial Architecture Period of Significance: 1913-1945 Proper (Discuss importance in terms of historical or architectural context Theme: Industrial Buildings and Complexes into the Mode	B9b. Builder: <i>The Austin Co.</i> Area Boyle Heights erty Type Industrial Applicable Criteria A, C t as defined by theme, period, and geographic scope. Also address integrity.)

As a good example of the Streamline Moderne architectural style as applied to an industrial building and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights" within the Hostetter Industrial District. Specifically, it is a contributor to the potential "Hostetter Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. In particular, the years 1931-1946 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the Spanish Colonial Revival, Art Deco, Streamline Moderne, and Moderne styles. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "Hostetter Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a local historic district under similar criteria (5D3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

HP8. Industrial Building

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Lydia Dr

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi One Venture, Suite 150 Irvine, CA 92618	PCR Services	inut succes inction Elling	12/
Date of Evaluation	on:	9/25/2007	Soto Street Junctio	s A
	(This space reserved for official comments.)		E Pico Blvd s Scrande Uista Aue	

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	5 7		Primary # HRI # Trinomial NRHP Status Code	• 3D, 3CD, 5D3		
	Review Code	Reviewe	r	Da	ite	
Page 1 of 2 Resource Name or #: (Assigned by recorder) 3101 E 12TH ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) County Los Angeles						
b. USGS 7.5' Quad c. Address: <i>3101</i> d. UTM: (Give more than one for I e. Other Locational Data (e.g. Parc	Date E arge and/or linear resour	T; I 12TH ST rces) Zone	R ; 1/4 of City Los Ange ; as appropriate)	1/4 of Sec eles mE/	; Zip mN	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Of reinforcd brick masonry construction and capped by a wood truss roof with parapet, this one-story Streamline Moderne industrial building's primary elevation faces south. Metal security screens obscure the building's fenestration. A large opening for deliveries is located near the building's west end. Characteristic Streamline Moderne elements include the rounded west corner, numerous stretcher bond stringcourses, and the curved cantilevered center entrance canopy with metal fascia. Although the entrance doors have been replaced, the building retains a moderate to high level of physical integrity.

P3b. Resource A	Attributes: (List attri	outes and codes)	HP8. Industrial B	uilding		
P4. Resources F	Present: 🗹 Buildir	g Structure Object	Site D	istrict VElemer	nt of District	Other (Isolates, etc.)
					(View, data South elev P6. Date C Prei 1940, Build P7. Owned Private P8. Recor (Name, aff Peter Mord PCR Servi One Ventu Irvine, CA P9. Date F P10. Surve	iliation, and address) uzzi ices ure, Suite 150 92618 Recorded: 9/25/2007
P11. Report Cita None	tion: (Cite survey	eport and other sources, or	enter "none.")			
Attachments:	 NONE Location Map Sketch Map Other: (List) 	 Continuation Sheet Building, Structure, and Archaeological Record 		 District Record Linear Feature Milling Station 	re Record	 Rock Art Record Artifact Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3D, 3CD, 5D3
Resource Name or # (Ass	igned by recorder) 3101 E 12TH ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Industrial B4.	Present Use: Industrial
B5. Architectural Style: Streamline Moderne	
B6. Construction History: (Construction date, alterations, and	date of alterations)
1947: Industrial bldg for owner Central Realty Co., no arch, engin	eer Edwin F. Rudolph, contractor Central Bldg. Co., cost: \$24,000.
B7. Moved? ☑ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: None	B9b. Builder: Central Building Co.
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights
Period of Significance: 1931-1946 Prope	rty Type Industrial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context	as defined by theme, period, and geographic scope. Also address integrity.)
Theme: Transportation Improvements and industrial Grov	vth in Boyle Heights, 1913-1945

As a good example of the Streamline Moderne architectural style as applied to an industrial building and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights" within the Hostetter Industrial District. Specifically, it is a contributor to the potential "Hostetter Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. In particular, the years 1931-1946 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the Spanish Colonial Revival, Art Deco, Streamline Moderne, and Moderne styles. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "Hostetter Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a local historic district under similar criteria (5D3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) HP8. Industrial Building **B12. References:** LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles." B13. Remarks: E 11th St B14. Evaluator: Peter Moruzzi PCR Services One Venture, Suite 150 Irvine, CA 92618 Soto Street Junction Mines Ave 9/25/2007 Date of Evaluation: Grande (This space reserved for official comments.) Pico Blvd EZIA S o St Washington Blvd

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF	2		Primary # HRI #	E				
PRIMARY RECORD	Other Listings Review Code	Reviewer _			583	Date		
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Publication and (P2b and P2c or P2d. Attach a			der) a. Count	1904 E 1S y	ST ST			
 b. USGS 7.5' Quad c. Address: 1904 d. UTM: (Give more than one for la e. Other Locational Data (e.g. Parce Oriented with primary (north) elevational 	E 1S rge and/or linear resources) #, directions to resource, ele	evation, etc., as	City appropria	te)	1/4 of Se	c ; Zip mN	90033	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two story, rectangular-plan, turn-of-the-century commercial building; flat roof with a parapet; brick and stucco exterior walls; woodframe roof; load-bearing brick with steel girders; concrete foundations; stepped parapet with decorative brickwork; cast dentiled beltcourse divides ground floor and second story; two arched entranceways with cast keystone and archivolt door surround; panelled wood door with single light window; metal bar security door and wood door (alteration); aluminum sliders on the second story windows (alteration).

P3b. Resource Attributes: (List attributes and codes)	
P4. Resources Present: ☑ Building □ Structure □ Object □ Site □	District Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) P6. Date Constructed/Age and Sources: Prehistoric ♥ Historic Both 1905 P7. Owner Address: GALLARZO, M N AND F TRS 2823 ALLESANDRO ST LOS ANGELES CA, CA 90039 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: P10. Survey Type: (Describe)
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Image: Continuation Sheet Location Map Image: Sketch Map Building, Structure, and Object Record Sketch Map Other: (List) Archaeological Record	 District Record Linear Feature Record Milling Station Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S3
Resource Name or # (Assigned by	recorder) 1904 E 1ST ST
B1. Historic Name: B2. Common Name	
B3. Original Use: Commercial and Residential B4. Present	Use: Commercial and Residential
B5. Architectural Style:	
B6. Construction History: (Construction date, alterations, and date of a	Iterations)
1905: Commercial and residential building constructed for owners W.M. H \$9,000.	,
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: R.B. Young	B9b. Builder: A.J. Crawford
B10. Significance: Theme: See Below	Area
Period of Significance: 1905 Property Type	Commercial and residential Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as define	d by theme, period, and geographic scope. Also address integrity.)
Theme: Commercial Development Related to Street Railway Trai Technological Developments in Construction	nsportation, 1887-1912; Commercial Architecture and

1904 1st Street is significant for its association with the earliest Boyle Heights commercial developments triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, 1904 1st Street is one of the oldest extant commercial building in the survey area.

The streetcar connected Boyle Heights to downtown Los Angles from routes along Cesar Chavez Avenue, 1st Street, 4th Street, Whittier Avenue, and other thoroughfares. Although 1st Street was the primary commercial corridor during the early years of the Boyle Heights subdivision, Brooklyn (Cesar Chavez) Avenue, 4th Street, and Stephenson (Whittier) Avenue also had commercial development during 1887-1912 as a result of the railway. Most of the commercial buildings constructed in Boyle Heights during this period were two-story with the ground floor functioning as commercial space while the second story was residential.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

Memorial Medical B13. Remarks: Center New Jerse B14. Evaluator: Jon Wilson PCR Services Michigan Ave 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 Date of Evaluation: 135A (This space reserved for official comments.) 101 Elst St S Gertrude St Boyle Ave S 10 5 Gless State St 2nd st 52 E 3rd St S Pec 10

White

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION		Primary # HRI #	
CONTINUATION SHE	ET	Trinomial	
Page 40 of 3	Resource Name or #	(Assigned by recorder) 1904 1	ST ST
Recorded by Jon Wilson		Date	Continuation Update

B10 Significance (Continued)

Theme: Commercial Architecture and Technological Developments in Construction

Renaissance Revival

1904 1st Street is significant for its association with the period revival architectural styles and culture of early 20th century commercial architecture. It represents the influence of period revival architecture on the architects, designers, and builders working in the survey area during the early 20th century. Furthermore, 1904 1st Street represents the identity and values of the occupants.

The period revival styles grew in popularity just after World War I, and were patterned after buildings of earlier stylistic periods. The Italian Renaissance Revival style was a common architectural style for public and commercial buildings throughout Southern California. Renaissance Revival commercial buildings were characterized by their Palladian style arched apertures, hipped roof, and wide eaves with brackets. The highly ornate Renaissance Revival buildings were usually designed by architects or master builders. The Italian Renaissance Revival style is an important architectural movement associated with the identity of Southern California as Mediterranean. Closely associated with the Spanish Colonial Revival style, the Italian Renaissance Revival style is a derivative of renaissance-era Italian domestic architecture that differs from Spanish-inspired designs in several identifiable ways. Character-defining features of the Renaissance Revival style include a symmetrical façade, low-pitched hipped roof roof typically covered by ceramic tiles, deep overhanging boxed eaves with decorative carved brackets, stucco sheathing, upper-story windows smaller and less elaborate than windows below, extensive use of arches for first story entries and windows, and entrances accented by classical columns or pilasters.

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD		Reviewer	Primary # HRI # Trinomial NRHP Status Code 5	S3 Date _		_
Page 1 of 2 Resource Name or #: (Assigned by recorder) 2001 E 1ST ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) and county Los Angeles						
b. USGS 7.5' Quad c. Address: 2001 d. UTM: (Give more than one for l e. Other Locational Data (e.g. Parc <i>Primary elevation oriented south,</i> s	large and/or linear resources) el #, directions to resource, ele	[∽] ST Zone vation, etc., a	s appropriate)	mE/ m	; Zip <i>90033</i> N	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two-story, rectangular plan; early twentieth-century brick commercial building; flat roof; load-bearing brick exterior walls; decorative brickwork on the pilasters; stepped-brick belt-course dividing the ground floor from the second story; metal awning over the residential space entrance supported by two tension cables; air-vents with a metal "S" attached signifying the original owners name; cast signage of the original owners name on the south elevation; narrow decorative awning near the top of the parapet; aluminum and glass doors and metal bar security doors on the ground floor (alteration); aluminum slider windows on the second story (alteration).

P3b. Resource Attributes: (List attributes and codes)	
P4. Resources Present: ✓ Building Structure Object Site	District Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) South Elevation, Lkg NE, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1915 c. P7. Owner Address: GROSS INVESTMENT COMPANY L 2337 ROSCOMARE RD LOS ANGELES CA, CA 90077 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007
	P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Continuation Sheet	District Record Rock Art Record

Attachments:

Location Map
Sketch Map
Other: (List)

Building, Structure, and Object Record Archaeological Record

District Record Linear Feature Record Milling Station Record

Rock Art Record Artifact Record Photograph Record

State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S3
Resource Name or # (Assigned by	recorder) 2001 E 1ST ST
B1. Historic Name: J. S. Schirma Building B2. Common Name	
B3. Original Use: Commercial and Residential B4. Present U	Use: Commercial and Residential
B5. Architectural Style: Early Twentieth-Century Commercial and Res	sidential
B6. Construction History: (Construction date, alterations, and date of all 1914: Commercial building constructed.	terations)
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance:1913-1945Property Type(Discuss importance in terms of historical or architectural context as defined Theme: Commercial Development Related to Street Railway Trans	d by theme, period, and geographic scope. Also address integrity.)

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2001 1st Street is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N	Center	Bento St	New Jersey St
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	T	N State	135A	ichigan Ave
Date of Evaluation	on:	9/1/2007	=	~		
	(This space reserved for official comments.)		S Boyle Ave S State St	Gentrude St		tst st Ind st

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Medical

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC			Primary HRI #	#			
PRIMARY RECORD			Trinomi		500		
	Other Listings		NRHP 5	tatus Code	553		
	Review Code	_ Review	er		Da	ate	
Page 1 of 2	Resource Name or #: (As	ssigned by re	corder)	2100 E 1	IST ST		
P1. Other Identifier:							
P2. Location: 🗌 Not for Publica	tion 🗹 Unrestricted		a. Cour	ity Los A	ngeles		
and (P2b and P2c or P2d. Attach a	a Location Map as necessa	ary.)					
b. USGS 7.5' Quad	Date	т;	R;	1/4 of	1/4 of Sec	;	B.M.
c. Address: 2100	E 15	ST ST	City	Los Angeles	S	Zip	
d. UTM: (Give more than one for la	arge and/or linear resources)	Zone		;	mE/	mN	
e. Other Locational Data (e.g. Parcel #, directions to resource, elevation, etc., as appropriate)							

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) West Building: One-story: rectangular plan; 1920s commercial building; flat roof with a parapet; brick exterior walls; decorative brickwork on the pilasters; wood and glass door (alteration); fixed storefront display windows (alteration).

East Building: One-story: rectangular plan; 1930s Streamline Moderne Post Office building; flat roof with a parapet; stucco exterior walls; fluted pilasters; block glass wall over knee-wall; wood and glass door with Moderne pulls under a transom light; fixed storefront display windows.

P4. Resources Present: ☑ Building □ Structure □ Object □ Site □ District □ Element of District □ Other (Isolates, etc.)
F5b Description of Photo: (View, date, accession #) North Elevation, Lkg SS, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric □ Prehistoric ○ Prehistoric </th
P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")
Attachments: NONE Continuation Sheet District Record Rock Art Record Location Map Building, Structure, and Object Record Linear Feature Record Artifact Record Sketch Map Archaeological Record Milling Station Record Photograph Record Other: (List) Rock Art Record Rock Art Record Rock Art Record

Primary # HRI #
RECORD
NRHP Status Code: 5S3
ecorder) 2100 E 1ST ST
se: Commercial
erations)
ogoff, architect/builder De Luxe Building Co., for \$8,900.
Original Location:
39b. Builder: De Luxe Building Co. (East Building)
Area
Commercial Applicable Criteria C
by theme, period, and geographic scope. Also address integrity.)

Theme: Religion and Spirituality

Commercial, Institutional and Religious Buildings Associated with Associated with Japanese-American Culture in Boyle Heights

2100 1st Street is significant for its association with Japanese-American history in Los Angeles. Commercial and religious spaces in Boyle Heights that were once or still used by Japanese-Americans served as sites of Japanese-Amercian identity and culture. Furthermore, the Los Angeles Japanese Hospital was an important spiritual center for Japanese-Americans and their struggle for civil rights for Japanese-Americans.

Early 20th Century Boyle Heights also had a significant Japanese population. Many Japanese in California worked as laborers for the railroads and in agriculture. Many women immigrants from Japan were "picture brides" who came to California through arranged mariages. The primary neighborhood for Japanese immigrants was "Sho-Tokyo," the area of present-day "Little Tokyo" in downtown Los Angeles. Because Boyle Heights was just across the Los Angeles River from "Sho-Tokyo," many Japanese-Americans settled in Boyle Heights. Most Boyle Heights Japanese-Americans lived near 1st Street and Soto Avenue. The Japanese population of Boyle Heights fell dramatically after the forced detention of ethnic Japanese along the West Coast during World War II. Property Types: Commercial, Institutional and Religious Buildings Associated with Japanese-American Culture in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes)

B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N N N N N N N N N N N N N N N N N N N
B14. Evaluator:	Jon Wilson One Venture, Suite 150 Irvine, CA 92618	PCR Services	135A CONSTRUCTION
Date of Evaluation	on:	9/1/2007	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
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State of California – The Resources Ag DEPARTMENT OF PARKS AND REC			Primary HRI #	#				
PRIMARY RECORD			Trinomia		500			
	Other Listings		NRHP St	atus Code 2S2	553			
	Review Code	Reviewer			Da	ate		
Page 1 of 3	Resource Name or #: (Ass	signed by reco	rder)	2124 E 1ST S	Т			
P1. Other Identifier:								
P2. Location: Not for Publica	ation 🗹 Unrestricted		a. Coun	ty Los Angele	S			
and (P2b and P2c or P2d. Attach	a Location Map as necessar	у.)						
b. USGS 7.5' Quad	Date 1	г; R	;	1/4 of 1/	4 of Sec	;		B.M.
c. Address: 2124	E 1S	T ST	City	Los Angeles		Zip	90033	
d. UTM: (Give more than one for I	arge and/or linear resources)	Zone		; mE	/	mN		
e. Other Locational Data (e.g. Parc	el #, directions to resource, ele	evation, etc., a	s appropria	ate)				
Oriented with primary (north) eleva	tion facing north. Located on t	the corner of 1	st Street a	nd Chicago Street.				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two story, rectangular-plan, 1920s commercial building; flat roof with a Mansard parapet; brick exterior walls; concrete foundations; marble floors; tile on Mansard parapet; cast ornamentation on pilasters and on belt-course; narrow two-story arched central bay for entranceway with decorative cast ornamentation; aluminum and glass doors with aluminum mullion and muntin storefront windows (alterations); aluminum and glass slider windows on second story (alteration).

P3b. Resource Attributes:	(List attributes and codes)
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P4. Resources Present: ✓ Building Structure Object Site D	District Element of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) North Elevation, Lkg SW, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1927
	P7. Owner Address: MIGUEL, CONSTANTINO CO TR ET 328 W HUNTINGTON DR MONROVIA CA, CA 91016
	P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Image: Continuation Sheet Location Map Image: Sketch Map Building, Structure, and Object Record	 District Record Rock Art Record Linear Feature Record Artifact Record Milling Station Record Photograph Record

Other: (List)

State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3			NRHP S	tatus Code:	2S2, 5S3
	Resource Name or #	(Assigned by record	er) 2124 E 1ST ST		
B1. Historic Name:	Hollenbeck Masonic Lodge				
B2. Common Name					
B3. Original Use:	Masonic Lodge	B4. Present Use:	Commercial		
B5. Architectural St	tyle: 1920s Commercial Building				
B6. Construction H	istory: (Construction date, alterations,	, and date of alteratio	ns)		
1922: Masonic Lodg \$100,000.	e constructed for Hollenbeck Masonic L	odge, A. W. Rangel a	and John C. Smith arc	hitects, May and	I Grimwood contractors, for
	No 🗌 Yes 🗌 Unknown 🛛 Date:	Origi	nal Location:		
B8. Related Feature	9S:				
B9a. Architect: A.	W. Rangel and John C. Smith	B9b.	Builder: May and Gri	mwood	
B10. Significance:	Theme: See Below	Area			
Period of Sign	ificance: 1913-1945 P	roperty Type Com	mercial	Applicable	e Criteria A, C
(Discuss importance	in terms of historical or architectural con	ntext as defined by th	eme, period, and geo	graphic scope.	Also address integrity.)
Theme: Commerc	cial Development Related to Street	Railway Transporta	ation, 1913-1934		

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2124 1st Street is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) **B12. References:**

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N undersey St Nichigan Ave
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	135A E Jos St
Date of Evaluation	on:	9/1/2007	
	(This space reserved for official comments.)		S State St Seate St State St State St State St St State St St St St St St St St St St St St St S

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State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION		Primary # HRI #	
CONTINUATION SH	EET	Trinomial	
Page 43 of 3	Resource Name or #	(Assigned by recorder) 2124 1S	TST
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

2. Theme: Social Clubs and Public Service Organizations

2124 1st Street is significant for its association with the culture of social clubs and public service organizations in Los Angeles during the period of significance. It is representative of the social, leisure, and political activity in Boyle Heights.

Meeting houses, halls, lodges, and clubhouses were an important part of the history of Boyle Heights. Social clubs in Boyle Heights were mostly constructed during the 1920s by Jewish-Americans, and served as a meeting place for social interaction or for political activism. Existing clubs include the two-story Hollenbeck Masonic Hall Lodge constructed in 1922 and designed by architects A. W. Rangel and John C. Smith and built by May and Grimwood contractors, located at 2124 1st Street.

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD		Review	HRI # Trino NRHI	aary # # omial IP Status Code		ate		_
Page 1 of 3 Resource Name or #: (Assigned by recorder) 2203 E 1ST ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) Location: 203 E 1ST ST								
b. USGS 7.5' Quad	Date	,	R	; 1/4 of	1/4 of Sec	; Zin	00000	B.M.
c. Address: 2203 d. UTM: (Give more than one for e. Other Locational Data (e.g. Parc Primary elevation oriented south or	arge and/or linear resource el #, directions to resource			City Los Angel ; ropriate)	mE/	Zip mN	90033	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two story, rectangular-plan, 1920s Hotel building; flat roof with a parapet; brick exterior walls; narrow two-story arched central entranceway bay with decorative arches and ceramic tile; ceramic tile spandrels beneath the ground floor windows; aluminum and glass doors (altered); casement windows (altered).

P3b Resource Attributes: (List attributes and codes)

P4. Resources Present: ✓ Building □ Structure □ Object □ Site □ District	Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) South Elevation, Lkg N, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric I Historic □ Both 1920 c. P7. Owner Address: LAS PALOMAS HOTEL L P 3345 WILSHIRE BLVD STE 1000 LOS ANGELES CA, CA 90010 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	_
Attachments: NONE Continuation Sheet	District Record Rock Art Record

Attachments:

- Location Map Sketch Map Other: (List)
- ✓ Continuation Sheet
- Building, Structure, and Object Record

Archaeological Record

District Record Linear Feature Record Milling Station Record

Rock Art Record Artifact Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S3
Resource Name or # (Assigned b)	y recorder) 2203 E 1ST ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Commercial B4. Presen	t Use: Commercial
B5. Architectural Style: 1920s Commercial Building	
B6. Construction History: (Construction date, alterations, and date of 1925: Commercial building constructed.	alterations)
B7. Moved? ✓ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Property Type	Commercial Applicable Criteria A
(Discuss importance in terms of historical or architectural context as defin 1. Theme: Ethnic/Cultural and Gender Diversity	ed by theme, period, and geographic scope. Also address integrity.)

Commercial, Institutional and Religious Buildings Associated with Jewish-American Culture in Boyle Heights

2203 1st Street is significant for its association with Jewish history in Los Angeles. Commercial and religious spaces in Boyle Heights that were once owned by Jews served as sites of Jewish identity and culture. Furthermore, Jewish cultural sites in Boyle Heights were the original business places of well-known Jewish companies that eventually moved to the Westside of Los Angeles.

During the early 20th century, Boyle Heights witnessed a growth of Eastern European immigration. Many of these immigrants were Russian Jews who often had come from other cities such as New York, Cleveland, St. Louis, or Pittsburgh before making their way to Boyle Heights, although many had immigrated directly, largely settling in the vicinity of Brooklyn Avenue and the City Terrace-Wabash area. The Jews of Boyle Heights were largely working class, with many being employed in the garment industry and other industries located in the industrial areas of downtown. Many joined unions and became labor leaders. They lived with their families in apartments and duplexes until they could afford to purchase a single-family house. The primary commercial area for the Jewish community was along Cesar Chavez Avenue (Brooklyn Avenue) and 1st Street. By the end of the 1940s, there were approximately 50,000 Jews living in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N Are N
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	135A Etc.
Date of Evaluation	on:	9/1/2007	to the set of the set
	(This space reserved for official comments.)		Pennoshrania E 2nd St E 3nd St E 3nd St

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #	
CONTINUATION SHEET	Trinomial	
Page 44 of 3 Resource Name of 3	or # (Assigned by recorder) 2203 1S	TST
Recorded by Jon Wilson	Date	9/1/2007 Continuation Update

B10 Significance (Continued)

There are several extant commercial buildings along Cesar Chavez Avenue that were historically connected to Jewish-American culture in Boyle Heights. Existing buildings include the site of the original Canter's Deli and Leader's Barber Shop at 2315 Cesar Chavez Avenue, Zellman's Men's Wear located at 2306 Cesar Chavez Avenue, Phillips Music at 2455 Cesar Chavez Avenue, and Karz Plumbing at 310 Chicago Street at the corner of Cesar Chavez. The two-story building located 2203 1st Street was originally a social "lodge" and bath, and it appears to have an existing Mikveh (Ritual Bath) used for bathing rituals prior to marriages. Finally, the Breed Street Shul located at 247 Breed Street constructed in 1922, was the spiritual center for many of the Orthodox Jews in Boyle Heights.

2. Theme: Social Clubs and Public Service Organizations

2203 1st Street is significant for its association with the culture of social clubs and public service organizations in Los Angeles during the period of significance. It is representative of the social, leisure, and political activity in Boyle Heights.

Meeting houses, halls, lodges, and clubhouses were an important part of the history of Boyle Heights. Social clubs in Boyle Heights were mostly constructed during the 1920s by Jewish-Americans, and served as a meeting place for social interaction or for political activism. Existing clubs include the two-story building located 2203 1st Street was originally a social lodge and bath, and it appears to have an existing Mikveh (Ritual Bath), which was a ceremonial bath used as a cleaning ritual before marriage.

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION		Primary # HRI #					
PRIMARY RECORD			Trinomial	282 581			
	Other Listings		NRHP Status Code	2S2, 5S1			
	Review Code	Reviewer		C)ate		
Page 1 of 3	Resource Name or #: (Ass	signed by reco	rder) 2415 E	1ST ST			
P1. Other Identifier:							
P2. Location: Over the Publication	ation 🗹 Unrestricted		a. County Los	Angeles			
and (P2b and P2c or P2d. Attach	a Location Map as necessar	ry.)					
b. USGS 7.5' Quad	Date	T;R	; 1/4 of	1/4 of Sec	;		B.M.
c. Address: 2415	E 1S	ST ST	City Los Angele	es	Zip	90033	
d. UTM: (Give more than one for I	arge and/or linear resources)	Zone	;	mE/	mN		
e. Other Locational Data (e.g. Parc	el #, directions to resource, ele	evation, etc., a	s appropriate)				
Oriented with primary (south) eleva	tion facing south. Located on	the north side o	of 1st Street.				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two story, rectangular-plan, late-nineteenth-century duplex; two front-gable bays connected by a side-gable connection; wood clapboard exterior walls; faux half-timbering with patterned wood board on two front gable-ends; decorative wood brackets attached to eaves fascia; covered front porch supported with classical colonettes above the porch wall; doors covered with metal security bars (alteration); windows covered with metal security bars (alteration).

P3b. Resource Attributes: (List attributes and codes)	
P4. Resources Present: ☑ Building □ Structure □ Object □ Site □ D	District Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) South Elevation, Lkg NE, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric Historic Both 1894* P7. Owner Address: HIESHIMA,ASAICHI S AND YOSHI A 6716 PICKERING AVE WHITTIER CA, CA 90601 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe)
	Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Image: Continuation Sheet Location Map Image: Building, Structure, and Object Record Sketch Map Archaeological Record	 District Record Rock Art Record Linear Feature Record Artifact Record Milling Station Record Photograph Record

Other: (List)

State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 2S2, 5S1
Resource Name or # ((Assigned by recorder) 2415 E 1ST ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Residential	B4. Present Use: Residential
B5. Architectural Style: Victorian	
B6. Construction History: (Construction date, alterations, a 1894: <i>Multi-family Residence constructed</i> .	and date of alterations)
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance: 1873-1912 Pro	operty Type Residential Applicable Criteria A, C
(Discuss importance in terms of historical or architectural cont 1. Theme: House and Yard	text as defined by theme, period, and geographic scope. Also address integrity.)
Residences Associated with Railroad, Horsecar, and C	Cable Car Suburbs, 1873-1912

2415 1st Street is significant for its association with the earliest Boyle Heights residential developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it is one of the oldest extant residences in the survey area.

Often, the early suburbs were aided by a local or interurban train line that connected the subdivision to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N 2 Ave	N. 5010.51	11
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130	PCR Services	E Ist St		Th
Date of Evaluation		9/1/2007	E 2hd St	Pennsylvania Ave	
	(This space reserved for official comments.)		£ 3/8 St 50	boass Shours	avan. atoga 3

DEPARTMENT OF PARKS AND RECREATION		HRI#	
CONTINUATION SHE	ET	Trinomial	
Page 45 of 3	Resource Name or #	(Assigned by recorder) 2415 1S	TST
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

Primary #

B10 Significance (Continued)

State of California – The Resources Agency

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

2. Theme: Late 19th/Early 20th Century Residential Architecture, 1885-1910, Single Family Residences

Queen Anne Style

2415 1st Street is significant for its association with the architectural style and culture of late 19th/early 20th century residential architecture. It represents the influence of Victorian architecture on the architects, designers, and builders working in the survey area at the turn of the century. Furthermore, 2415 1st Street represents the identity and values of the occupants.

Queen Anne architecture was an architectural style initiated in England as a reaction against the balance, symmetry, and proportion of classical architecture. The Queen Anne style residence was imported to the United States from England during the late nineteenth century. The architecture of the Queen Anne style was defined by its asymmetrical facades adorned with architectural ornamentation and by its irregular plan. In addition the primary elevation of a Queen Anne usually had multiple gables, turrets, towers, and dormers of differing heights. The Queen Anne's were popular in the United States for their ability to be custom designed, allowing upper middle class and wealthy homeowners to have an original house that represented their identity publicly through architecture.

Although Queen Anne architecture was often a style associated with the upper middle- and wealthy-class, smaller more modest Queen Anne's were also constructed for the middle- and working class. The modest single-family Queen Anne cottage was a once ubiquitous housing style constructed throughout the United States from the 1880s through the first decade of the twentieth century. The Queen Anne cottages were smaller and less decorative than the custom Queen Anne residences of the upper middle and wealthy classes. The Queen Anne cottages were often built by real estate speculators in early Los Angeles residential subdivisions. The Queen Anne cottage is an important architectural style associated with working- and middle-class architectural culture in Los Angeles. Character-defining features of the Queen Anne style include one to two stories in height, asymmetrical primary elevation with a covered front porch, a front gable roof with multi-level eaves or hipped roof with a front gable over a rounded single-story bay on the primary elevation, a setback entrance under a covered porch supported with spindlework detailing, and tall narrow windows.

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION PRIMARY RECORD		Primary # HRI # Trinomial NRHP Status Code 2S2, 5S3					
	Other Listings			,			
	Review Code	Reviewer			Date		_
Page 1 of 3	Resource Name or #: (Assig	gned by recor	der)	2504 E 1ST ST			
P1. Other Identifier:							
P2. Location: Not for Publicat	tion 🗹 Unrestricted		a. Count	y Los Angeles			
and (P2b and P2c or P2d. Attach a	Location Map as necessary	/.)					
b. USGS 7.5' Quad	Date T	; R	;	1/4 of 1/4 of Se	ec;		B.M.
c. Address: 2504	E 1ST	ST	City	Los Angeles	Zip	90033	
d. UTM: (Give more than one for la	rge and/or linear resources)	Zone		; mE/	mN		
e. Other Locational Data (e.g. Parce	I #, directions to resource, elev	vation, etc., as	s appropria	ite)			
Primary elevation oriented north, nor	rtheast onto 1st St.						

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) South Building: Two story; rectangular plan; Queen Anne single-family residence; hipped roof with a rear side-gable roof and dormers; wood clapboard siding; wood-frame roof; wood-frame structure; covered front porch supported by wood colonettes decorated with spindles and brackets; double-hung windows with single-light sashes.

North Building: One-story; rectangular plan; 1940s commercial building; stucco exterior walls; multi-light door (alteration); storefront windows (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ✓ Building Structure Object Site D	District Element of District Other (Isolates, etc.)
<image/>	 P5b Description of Photo: (View, date, accession #) Norht Elevation, Lkg S, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1886 c. P7. Owner Address: HAYASHI,LEO AND JUNE M TRS E 901 WANDERING DR MONTEREY PARK CA, CA 91754 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
Attachments: NONE Continuation Sheet	District Record Rock Art Record Linear Feature Record Artifact Record

- мар Sketch Map Other: (List)
- Archaeological Record

Linear Feature Record Milling Station Record

Artifact Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 2S2, 5S3
Resource Name or # (A	ssigned by recorder) 2504 E 1ST ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Residential E	34. Present Use: Commercial and Residential
B5. Architectural Style: Queen Ann	
B6. Construction History: (Construction date, alterations, and	nd date of alterations)
1898: Residence constructed. 1940: Commercial building constructed	
B7. Moved? ☑ No □ Yes □ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance: 1873-1912 Prop	perty Type Commercial and Residential Applicable Criteria A, C
(Discuss importance in terms of historical or architectural conte 1. Theme: House and Yard	xt as defined by theme, period, and geographic scope. Also address integrity.)

Residences Associated with Railroad, Horsecar, and Cable Car Suburbs, 1873-1912

2504 1st Street is significant for its association with the earliest Boyle Heights residential developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it is one of the oldest extant residences in the survey area.

Often, the early suburbs were aided by a local or interurban train line that connected the subdivision to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N	
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	Zhư st E Ist st	B
Date of Evaluation	on:	9/1/2007	7.5	3
	(This space reserved for official comments.)		Solo St Photos	S Summan St Visianoga St

DEPARTMENT OF PARKS AND RECREATION		HRI #	
CONTINUATION SHE	ET	Trinomial	
Page 46 of 3	Resource Name or #	(Assigned by recorder) 2504 1S	TST
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

Primary #

B10 Significance (Continued)

State of California – The Resources Agency

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

2. Theme: Late 19th/Early 20th Century Residential Architecture, 1885-1910, Single Family Residences

Queen Anne Style

2504 1st Street is significant for its association with the architectural style and culture of late 19th/early 20th century residential architecture. It represents the influence of Victorian architecture on the architects, designers, and builders working in the survey area at the turn of the century. Furthermore, 2504 1st Street represents the identity and values of the occupants.

Queen Anne architecture was an architectural style initiated in England as a reaction against the balance, symmetry, and proportion of classical architecture. The Queen Anne style residence was imported to the United States from England during the late nineteenth century. The architecture of the Queen Anne style was defined by its asymmetrical facades adorned with architectural ornamentation and by its irregular plan. In addition the primary elevation of a Queen Anne usually had multiple gables, turrets, towers, and dormers of differing heights. The Queen Anne's were popular in the United States for their ability to be custom designed, allowing upper middle class and wealthy homeowners to have an original house that represented their identity publicly through architecture.

Although Queen Anne architecture was often a style associated with the upper middle- and wealthy-class, smaller more modest Queen Anne's were also constructed for the middle- and working class. The modest single-family Queen Anne cottage was a once ubiquitous housing style constructed throughout the United States from the 1880s through the first decade of the twentieth century. The Queen Anne cottages were smaller and less decorative than the custom Queen Anne residences of the upper middle and wealthy classes. The Queen Anne cottages were often built by real estate speculators in early Los Angeles residential subdivisions. The Queen Anne cottage is an important architectural style associated with working- and middle-class architectural culture in Los Angeles. Character-defining features of the Queen Anne style include one to two stories in height, asymmetrical primary elevation with a covered front porch, a front gable roof with multi-level eaves or hipped roof with a front gable over a rounded single-story bay on the primary elevation, a setback entrance under a covered porch supported with spindlework detailing, and tall narrow windows.

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC			Primary # HRI #				
PRIMARY RECORD			Trinomial	262 562			
	Other Listings		NRHP Status Code	2S2, 5S3			
	Review Code	Reviewer		C	Date		
Page 1 of 3	Resource Name or #: (Ass	igned by reco	rder) 2507 E	1ST ST			
P1. Other Identifier:							
P2. Location: Not for Publica	ation 🗹 Unrestricted		a. County Los A	Angeles			
and (P2b and P2c or P2d. Attach	a Location Map as necessary	y.)					
b. USGS 7.5' Quad	Date T	'; R	; 1/4 of	1/4 of Sec	;		B.M.
c. Address: 2507	E 1S7	T ST	City Los Angele	es	Zip	90033	
d. UTM: (Give more than one for la	arge and/or linear resources)	Zone	;	mE/	mN		
e. Other Locational Data (e.g. Parce	el #, directions to resource, ele	vation, etc., a	s appropriate)				
Oriented with primary (south) eleva	tion facing south. Located on ti	he north side o	of 1st Street.				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two-story; rectangular plan; Eastlake cottage single-family residence; cross-gable roof on a gable-on-hip roof with a large dormer and a side-gable rear bay; wood clapboard and shingle siding; wood-frame roof; wood-frame structure; decorative engaged Corinthian columns and Corinthian colonettes above the porch wall supporting the porch roof; exposed rooftails on steeply pitched eaves; wood and glass panel door with transom light; arched window openings on the front-gable and dormer (alteration); fixed single-light sash below single-light transom lights on the front west bay on the ground floor.

P3b. Resource Attributes: (List attributes and codes)	
P4. Resources Present: ✓ Building Structure Object Site □	District Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) South Elevation, Lkg N, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric Historic Both 1886 c./1895* P7. Owner Address: HAYASHI,LEO 2625 E 1ST ST LOS ANGELES CA, CA 90033 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Image: Continuation Sheet Image: Location Map Image: Continuation Sheet Image: Sketch Map Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Im	 District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 2S2, 5S3
Resource Name or # (Assig	ned by recorder) 2507 E 1ST ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Residential B4. F	Present Use: Residential
B5. Architectural Style: Eastlake	
B6. Construction History: (Construction date, alterations, and d	ate of alterations)
1886 or 1895: Residence constructed.	
1920: Garage constructed for owner Loyd Champion, \$100 cost.	
B7. Moved? ✔ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance: 1873-1912 Property	y Type Residential Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context at 1. Theme: House and Yard	s defined by theme, period, and geographic scope. Also address integrity.)
Residences Associated with Railroad, Horsecar, and Cable	e Car Suburbs, 1873-1912

2507 1st Street is significant for its association with the earliest Boyle Heights residential developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it is one of the oldest extant residences in the survey area.

Often, the early suburbs were aided by a local or interurban train line that connected the subdivision to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N	N.5010-57	
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	Ing st E	Pennsylvania Ave	P
Date of Evaluation	on:	9/1/2007	15	Va Int	1 68
	(This space reserved for official comments.)		3	Salatopa St. Mont. St.	Samman St V.Saaloga

DEPARTMENT OF PARKS AND REC		HRI#	
CONTINUATION SHE	ET	Trinomial	
Page 47 of 3	Resource Name or #	(Assigned by recorder) 2507 1S	TST
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

Drimony #

B10 Significance (Continued)

State of California - The Resources Agency

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

2. Theme: Late 19th/Early 20th Century Residential Architecture, 1885-1910, Single Family Residences

Eastlake Style

2507 1st Street is significant for its association with the architectural styles and culture of late 19th/early 20th century residential architecture. It represents the influence of Victorian architecture on the architects, designers, and builders working in the survey area at the turn of the century. Furthermore, 2507 1st Street represents the identity and values of the occupants.

The Eastlake style dates from the 1870s and 1880s. Examples of the Eastlake styles in Los Angeles date from approximately 1880 to 1904. The Eastlake style grew out of the Queen Anne Revival movement. The Queen Anne Revival movement is one of the late 19th century British architectural movements that originated as part of a rejection of the styles of Georgian Architecture. The Eastlake style was not widely popular in California, and there are only a few examples of it still around. In most instances, the elements of this mode were mixed with other styles, especially with the Queen Anne. The Eastlake buildings tend to have elaborate cladding and geometrical decoration, especially curved brackets. The Eastlake style can be found mixed with Queen Anne Revival, Italianate, Classical Revival, and Folk Victorian styles. Character-defining features of the Eastlake style include one or two stories, exposed structural and faux structural members (posts, dentils, bracing, brackets, and struts), diagonal or vertical wood siding, ornamentation at the gable ends, and thin vertical bays on the primary elevation.

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	5 ,		Primary HRI # Trinomia NRHP St				
	Review Code	_ Reviewer			Date		
Page 1 of 3 Resource Name or #: (Assigned by recorder) 2511 E 1ST ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) and county Los Angeles							
b. USGS 7.5' Quad	Date	T ; R	;	1/4 of 1/4 of	Sec ;		B.M.
c. Address: 2511	E 13	ST ST	City	Los Angeles	Zip	90033	
d. UTM: (Give more than one for e. Other Locational Data (e.g. Parc Oriented with primary (south) eleva	el #, directions to resource, e	levation, etc., a	••••	,	mN		

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story; rectangular plan; hipped roof cottage single-family residence; cross gable-on-hip with a rear side-gable roof; wood clapboard siding; wood-frame roof; wood-frame structure; wood shingles on front gable fascia; steeply pitched eaves; recessed front porch with wood colonettes; metal bar security door (altered); fixed single-light sash below a fixed patterned multi-light sash.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ✓ Building Structure Object Site	District Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) South Elevation, Lkg N, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric ♥ Historic Both 1888 c. P7. Owner Address: OCHOA,NORA 114 N MATHEWS ST LOS ANGELES CA, CA 90033 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130
	Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007
	P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Image: Continuation Sheet Location Map Building, Structure, and Object Record Sketch Map Archaeological Record	 District Record Rock Art Record Linear Feature Record Artifact Record Milling Station Record Photograph Record

Other: (List)

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S3
Resource Name or # (Assigne	d by recorder) 2511 E 1ST ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Residential B4. Pres	sent Use: Residential
B5. Architectural Style: Hipped Roof Cottage	
B6. Construction History: (Construction date, alterations, and date 1888: Residence constructed.	of alterations)
B7. Moved? ✓ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance: 1873-1911 Property T	ype Residential Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as d <i>Theme: House and Yard</i>	efined by theme, period, and geographic scope. Also address integrity.)
Residences Associated with Railroad, Horsecar, and Cable C	ar Suburbs, 1873-1912

2511 1st Street is significant for its association with the earliest Boyle Heights residential developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it is one of the oldest extant residences in the survey area.

Often, the early suburbs were aided by a local or interurban train line that connected the subdivision to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N N N
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	2nd St E 1st St
Date of Evaluation		9/1/2007	s la
	(This space reserved for official comments.)		5500.94 55 55 55 55 55 5 5 5 5 10 10 5 10 10 5 10 10 5 10 10 5 10 10 5 10 10 5 10 10 10 10 10 10 10 10 10 10 10 10 10

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 48 of 3	Resource Name or #	(Assigned by recorder) 2511 1S	T ST
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

State of California – The Resources A DEPARTMENT OF PARKS AND REC	0, 1		Primary HRI #	#				
PRIMARY RECORD			Trinomi NRHP S		3S, 3CS, 5S3			
	Other Listings Review Code	Review	er		Da	ate		
Page 1 of 3 Resource Name or #: (Assigned by recorder) 2516 E 1ST ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) Los Angeles County Los Angeles								
b. USGS 7.5' Quad	Date	т;	R;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 2516	E 1	IST ST	City	Los Angeles	6	Zip	90033	
d. UTM: (Give more than one for	large and/or linear resources	s) Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parc	el #, directions to resource, e	elevation, etc.	as appropri	ate)				
Oriented with primary (north) eleva	tion facing north. Located on	the south sid	e of 1st Stre	et.				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) South Building: Two story; rectangular plan; Eastlake single-family residence; cross gable-on-hip with a rear side-gable roof and dormers; decorative wood shingle siding; wood-frame roof; wood-frame structure; decorative wood brackets, spindles, and surfacemounted ornamentation; boxed eaves; recessed front porch with wood colonettes.

North Building: Non-contributing 1950s commercial building.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:	Building Structure Object	Site District Element of District	Other (Isolates, etc.)
1 th		(View, da North Ele P6. Date	cription of Photo: te, accession #) av <i>ation, Lkg SW, Sept 2007</i> Constructed/Age and Sources: ehistoric I Historic Both
NUTICALIZATION		WATANA 8527 SIL	er Address: NBE,MASAKO TR IVER RIDGE DR EAD CA, CA 91770
		Jon Wilso PCR Ser 233 Wilso	ffiliation, and address) on
		P10. Sur	Recorded: 9/1/2007 vey Type: (Describe) Level Survey
P11. Report Citation: (C	Cite survey report and other sources, or enter	"none.")	
Attachments: NON	NE Continuation Sheet	District Record	Rock Art Record

Attachments:

- Location Map Sketch Map Other: (List)
- Continuation Sheet
- Building, Structure, and Object Record

Archaeological Record

District Record Linear Feature Record Milling Station Record

Rock Art Record Artifact Record Photograph Record

State of California – The Resources Agency	
DEPARTMENT OF PARKS AND RECREATION	1

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3S, 3CS, 5S3
Resource Name or # (Assig	ned by recorder) 2516 E 1ST ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Residential B4. P	Present Use: Commerical and Residential
B5. Architectural Style: Eastlake	
B6. Construction History: (Construction date, alterations, and da	ate of alterations)
Circa 1890: Residence constructed. 1955: Commercial building constructed.	
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance: 1873-1912 Property	y Type Residential Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as 1. Theme: House and Yard	s defined by theme, period, and geographic scope. Also address integrity.)

Residences Associated with Railroad, Horsecar, and Cable Car Suburbs, 1873-1912

2516 1st Street is significant for its association with the earliest Boyle Heights residential developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it is one of the oldest extant residences in the survey area.

Often, the early suburbs were aided by a local or interurban train line that connected the subdivision to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	2nd st E 1st st
Date of Evaluation	on:	9/1/2007	
	(This space reserved for official comments.)		Solioss Solioss Selections Select

DEPARTMENT OF PARKS AND RECREATION		HRI #		
CONTINUATION SHE	ET	Trinomial		
Page 49 of 3	Resource Name or #	(Assigned by recorder) 2516 1S	T ST	
Recorded by Jon Wilson		Date	9/1/2007 Continuation	Update

Drimony #

B10 Significance (Continued)

State of California - The Resources Agency

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

2. Theme: Late 19th/Early 20th Century Residential Architecture, 1885-1910, Single Family Residences

Eastlake Style

2516 1st Street is significant for its association with the architectural styles and culture of late 19th/early 20th century residential architecture. It represents the influence of Victorian architecture on the architects, designers, and builders working in the survey area at the turn of the century. Furthermore, 2516 1st Street represents the identity and values of the occupants.

The Eastlake style dates from the 1870s and 1880s. Examples of the Eastlake styles in Los Angeles date from approximately 1880 to 1904. The Eastlake style grew out of the Queen Anne Revival movement. The Queen Anne Revival movement is one of the late 19th century British architectural movements that originated as part of a rejection of the styles of Georgian Architecture. The Eastlake style was not widely popular in California, and there are only a few examples of it still around. In most instances, the elements of this mode were mixed with other styles, especially with the Queen Anne. The Eastlake buildings tend to have elaborate cladding and geometrical decoration, especially curved brackets. The Eastlake style can be found mixed with Queen Anne Revival, Italianate, Classical Revival, and Folk Victorian styles. Character-defining features of the Eastlake style include one or two stories, exposed structural and faux structural members (posts, dentils, bracing, brackets, and struts), diagonal or vertical wood siding, ornamentation at the gable ends, and thin vertical bays on the primary elevation.

DEDARTMENT OF DARKS AND RECREATION			Primary # HRI #				
PRIMARY RECORD			Trinomial NRHP State	us Code 5S3			
	Other Listings		NRHP Stat	us code 555			
	Review Code	Reviewer _			Date		_
Page 1 of 3	Resource Name or #: (Ass	igned by recor	der)	2605 E 1ST ST			
P1. Other Identifier:	P1. Other Identifier:						
P2. Location: Not for Publication	tion 🗌 Unrestricted		a. County	Los Angeles			
and (P2b and P2c or P2d. Attach a Location Map as necessary.)							
b. USGS 7.5' Quad	Date T	r; r	; 1,	/4 of 1/4 of Se	ec;		B.M.
c. Address: 2605	E 157	T ST	City L	.os Angeles	Zip	90033	
d. UTM: (Give more than one for la	rge and/or linear resources)	Zone		; mE/	mN		
e. Other Locational Data (e.g. Parcel #, directions to resource, elevation, etc., as appropriate)							
Oriented with the primary (south) elevation facing south. Located on the north side of 1st Street.							

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two story, rectangular plan, late nineteenth-century residence with a Mission Revival addition; cross front-gable roof with a high Mission Revival parapet attached to a recessed side-gable volume; stucco exterior walls; wood-frame roof; brick foundation; Mission Revival parapet with three arched air vents; bay windows with steeply pitched window awnings supported by brackets; thick raised horizontal band across primary elevation just below parapet; second story multi-light windows (alteration); aluminum and glass storefront windows and doors.

P3b. Resource Attributes: (List attributes and codes)	
P4. Resources Present: Building Structure Object Site District Element of District	Other (Isolates, etc.)
(view, data) P6. DateP7. OwnerP6. DateP7. OwnerP8. RecoorP8. RecoorP8. RecoorP8. RecoorP9. DateP9. DateP1. DateP1. Report Citation: (Cite survey report and other sources, or enter "none.")	ffiliation, and address) on vices hire Boulevard, Suite 130 onica, CA 90401 Recorded: vey Type: (Describe)
Attachments: NONE Continuation Sheet District Record Location Map Building, Structure, and Object Record Linear Feature Record Sketch Map Archaeological Record Milling Station Record	Rock Art Record Artifact Record

Other: (List)

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S3
Resource Name or # (Assigned by	recorder) 2605 E 1ST ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Commercial and Residential B4. Present U	Use: Commercial and Residential
B5. Architectural Style:	
B6. Construction History: (Construction date, alterations, and date of al	terations)
1886: Residence constructed. 1895: Commercial space added.	
B7. Moved? ✔ No │ Yes │ Unknown Date:	Original Location:
B8. Related Features:	
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme:	Area
Period of Significance: Property Type	Commercial and residential Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as defined	d by theme, period, and geographic scope. Also address integrity.)
Theme: Commercial Development Related to Street Railway Tran	sportation, 1887-1912; Early Revival of Colonial Styles: The

2605 1st Street is significant for its association with the earliest Boyle Heights commercial developments triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, 2605 1st Street is one of the oldest extant commercial building in the survey area.

Search for Identity, 1890s-1912, Single-Family Residences, Multi-Family Residences, Institutional, Commercial and Industrial

The streetcar connected Boyle Heights to downtown Los Angles from routes along Cesar Chavez Avenue, 1st Street, 4th Street, Whittier Avenue, and other thoroughfares. Although 1st Street was the primary commercial corridor during the early years of the Boyle Heights subdivision, Brooklyn (Cesar Chavez) Avenue, 4th Street, and Stephenson (Whittier) Avenue also had commercial development during 1887-1912 as a result of the railway. Most of the commercial buildings constructed in Boyle Heights during this period were two-story with the ground floor functioning as commercial space while the second story was residential.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

B13. Remarks:			N Person N Person N
B14. Evaluator: Date of Evaluatio	233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	
	(This space reserved for official comments.)		fews Si S Salannah, St Lullien St Lullien St Lullien St

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION		Primary # HRI #	
CONTINUATION SHEET		Trinomial	
Page 50 of 3	Resource Name or #	(Assigned by recorder) 2605 1ST ST	
Recorded by Jon Wilson		Date	Continuation Update

B10 Significance (Continued)

Mission Revival

2605 1st Street is significant for its association with the architectural styles and culture of late 19th/early 20th century architecture. It represents the influence of Mission Revival architecture on the architects, designers, and builders working in the survey area from the 1890s-1930s. Furthermore, 2605 1st Street represents the identity and values of the occupants.

The Mission Revival architecture of Boyle Heights reflects contemporary Southern California and later national trends. Mission Revival style was conceived in Southern California as a regional style that was romantically reminiscent of the Mission era in California. It began with the late nineteenth century revival of the mission and rancho histories, and the Anglo romanticizing of the region's Spanish past. Architect Arthur B. Benton in Riverside, California, and architects associated with the California Landmarks Club, a group founded by Charles Lummis to save the California Missions, created an architecture that memorialized the mythic Spanish past. The style gained national exposure and interest after the Santa Fe and Southern Pacific railroads adopted the Mission Revival Style for their stations. The Mission Revival style began in the 1890s and lasted through the 1920s. Character-defining features of the Mission Revival style include one or two stories, Mission-shaped dormer, wide open eaves, red-clay tile roof, covered arcade, and s stucco exterior surface.

DEDARTMENT OF BARKS AND RECREATION			Primary # HRI #					
		Trinomial NRHP Status Code 3CS, 5S3						
	Review Code	Reviewe	r			Date		
Page 1 of 3 Resource Name or #: (Assigned by recorder) 2612 E 1ST ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) County Los Angeles								
b. USGS 7.5' Quad	Date	T;F	к ;	1/4 of	1/4 of Sec	; ;		B.M.
•	Date	• •		1/4 of Los Angele		; Zip	90033	B.M.
b. USGS 7.5' Quad	Date 1	T;F STST				,	90033	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story; rectangular plan; hipped roof cottage single-family residence; cross gable-on-hip with a rear side-gable roof; wood clapboard siding; wood-frame roof; wood-frame structure; wood shingles on front gable fascia; steeply pitched eaves; recessed front porch with wood colonettes; metal bar security door (altered); fixed single-light sash below a fixed patterned multi-light sash.

P3b. Resource Attributes: (List attributes and codes)				
P4. Resources Present: ☑ Building □ Structure □ Object □ Site □ District □	Element of District Other (Isolates, etc.)			
	 P5b Description of Photo: (View, date, accession #) North Elevation, Lkg S, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric ♥ Historic Both 1890 c. P7. Owner Address: HERRERA, ELIGIA M AND 2614 E 1ST ST LOS ANGELES CA, CA 90033 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) 			
	Intensive Level Survey			
P11. Report Citation: (Cite survey report and other sources, or enter "none.")				
□ Location Map ☑ Building, Structure, and Object Record □ Line	trict RecordRock Art Recordear Feature RecordArtifact Recordling Station RecordPhotograph Record			

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3				NRHP Status Coo	de: 3CS, 5S3	
	Resource Name or	# (Assigned by	recorder) 261	2 E 1ST ST		
B1. Historic Name: B2. Common Name						
B3. Original Use:		B4. Present	Use:			
B5. Architectural Style:	Hipped Roof Cottage with N	eo-Classical Fea	tures			
B6. Construction History: 1897: Residence constructed 1921: Residence constructed		ns, and date of a	Iterations)			
B7. Moved? ✓ No □ B8. Related Features:	Yes 🗌 Unknown 🛛 Date:		Original Locat	tion:		
B9a. Architect: Unknown			B9b. Builder:	Unknown		
B10. Significance: Theme:	See Below		Area			
Period of Significance	: 1873-1912	Property Type	Residential	Appl	licable Criteria	4, C
(Discuss importance in terms Theme: House and Yard	s of historical or architectural o	context as define	d by theme, peri	iod, and geographic so	cope. Also address	integrity.)
Residences Associated	with Railroad, Horsecar, ar	nd Cable Car S	uburbs, 1873-	1912		

2612 1st Street is significant for its association with the earliest Boyle Heights residential developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it is one of the oldest extant residences in the survey area.

Often, the early suburbs were aided by a local or interurban train line that connected the subdivision to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N	Great Aue
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	1 ist st ma Ave	V.Shannah
Date of Evaluation		9/1/2007		SL.
	(This space reserved for official comments.)		Peers St Selenment St Study St Standings St Standings St Standings St Standings St Standings St	Jullien St

DEPARTMENT OF PARKS AND RE	te of California – The Resources Agency PARTMENT OF PARKS AND RECREATION ONTINUATION SHEET		
Page 51 of 3	Resource Name or #	(Assigned by recorder) 2612 1S	T ST
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF	, , , , , , , , , , , , , , , , , , ,		Primary HRI #	#				
PRIMARY RECORD			Trinomia		500			
	Other Listings		NRHP 5	atus Code	553			
	Review Code	Reviewer				Date		
Page 1 of 3	Resource Name or #: (Ass	igned by reco	rder)	2626 E 1	IST ST			
P1. Other Identifier:								
P2. Location: Not for Publica	tion 🗹 Unrestricted		a. Coun	ty Los A	ngeles			
and (P2b and P2c or P2d. Attach a	a Location Map as necessary	y.)						
b. USGS 7.5' Quad	Date T	; R	;	1/4 of	1/4 of Sec	; ;		B.M.
c. Address: 2626		T ST	City	Los Angeles	s	Zip	90033	
d. UTM: (Give more than one for la	arge and/or linear resources)	Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parce	I #, directions to resource, ele	vation, etc., a	s appropria	ate)				
Oriented with the primary (north) ele	vation facing north. Located c	on the south s	de of 1st S	Street				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two story, square-plan, American Foursquare single-family residence; hipped roof with a central hipped roof dormer; wood clapboard siding; wood stud-walls; boxed eaves; dentils below the eaves, on the dormers, and below the front porch roof eaves; covered front porch supported by classical colonettes; metal bar security door (alteration) with a transom and side-lights (alteration); multi-light aluminum windows (alteration).

P3b. Resource Attributes: (List attributes and codes)	
P4. Resources Present: ✓ Building □ Structure □ Object □ Si	te District Element of District Other (Isolates, etc.)
F1. Report Citation:(Cite survey report and other sources, or enter "r	P5b Description of Photo: (View, date, accession #) North Elevation, Lkg S, Sept 2007P6. Date Constructed/Age and Sources: Prehistoric Phenistoric Phenistoric Both 1890 c.P7. Owner Address: CARRENO,LISETTE 2626 E 1ST ST LOS ANGELES CA, CA 90033P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401P9. Date Recorded: 9/1/2007P1. Survey Type: (Describe) Intensive Level Survey
Attachments: NONE Image: Continuation Sheet Image: Location Map Image: Continuation Sheet Image: Sketch Map Image: Continuation Sheet Image: Other: Other:	District Record Rock Art Record t Record Linear Feature Record Artifact Record Milling Station Record Photograph Record

State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S3
Resource Name or # (Assigned b	y recorder) 2626 E 1ST ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Residential B4. Preser	it Use: Residential
B5. Architectural Style: American 4-Square	
B6. Construction History: (Construction date, alterations, and date of 1905: <i>Residence constructed</i> .	alterations)
B7. Moved? ✔ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance: 1873-1912 Property Typ	
(Discuss importance in terms of historical or architectural context as defin	ed by theme, period, and geographic scope. Also address integrity.)
1. Theme: House and Yard	
Residences Associated with Railroad, Horsecar, and Cable Car	Suburbs, 1873-1912

2626 1st Street is significant for its association with the earliest Boyle Heights residential developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it is one of the oldest extant residences in the survey area.

Often, the early suburbs were aided by a local or interurban train line that connected the subdivision to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N A	S. C. S.
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	E 1st st	I A C MAN
Date of Evaluation	on:	9/1/2007	1151 127	Samana Samana
	(This space reserved for official comments.)		themes, si ha	5 Solatopa S Mont S 5 Solational S Mont S

State of California – The Resources Agence DEPARTMENT OF PARKS AND RECREA CONTINUATION SHEE	TION	Primary # HRI # Trinomial	
Page 52 of 3 Re	source Name or # (Assigned b	y recorder) 2626 1ST ST	
Recorded by Jon Wilson		Date 9/1/2007	Continuation Update

B10 Significance (Continued)

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

2. Theme: Arts and Crafts Movement: 1895-1918, Single-Family Residences

American Foursquare

2626 1st Street is significant for its association with the architectural styles and culture of late 19th/early 20th century residential architecture. It represents the influence of the Arts and Crafts Movement on the architects, designers, and builders working in the survey area during the first few decades of the twentieth century. Furthermore, 2626 1st Street represents the identity and values of the occupants.

The American Foursquare style, like other Arts and Crafts influenced architecture, developed as a less decorative housing alternative to the Victorian styles popular in the late nineteenth century. The American Foursquare residences were constructed with wood or brick exteriors and could be ordered through house catalogs including Sears and Aladdin. Like the Craftsman, American Foursquares were constructed through the 1930s. Character-defining features of the American Foursquare include one to two stories, square plan, hipped roof with a center dormer, a covered front porch and entranceway supported with boxed columns or colonettes, and wood or brick exterior surfaces.

State of California – The Resources A DEPARTMENT OF PARKS AND REC	5 5		Primary HRI #	#				
PRIMARY RECORD			Trinomia	al atus Code	5S3			
	Other Listings		NKHP 3	atus Code	555			
	Review Code	_ Reviewer				Date		
Page 1 of 3	Resource Name or #: (As	ssigned by rec	order)	2636 E 1	STST			
P1. Other Identifier:								
P2. Location: Not for Public	ation 🗹 Unrestricted		a. Coun	ty Los A	ngeles			
and (P2b and P2c or P2d. Attach	a Location Map as necessa	ary.)						
b. USGS 7.5' Quad	Date	T ; F	;	1/4 of	1/4 of Sec	; ;		B.M.
c. Address: 2636	E 13	ST ST	City	Los Angeles	5	Zip	90033	
d. UTM: (Give more than one for I	arge and/or linear resources)	Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parc	el #, directions to resource, e	levation, etc.,	as appropria	ate)				
Oriented with primary (north) eleva	tion facing north. Located on	the south side	of 1st Stree	ət.				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story; rectangular plan; hipped roof cottage single-family residence; hipped roof with a large central dormer; stucco exterior walls (alteration); wood-frame roof; wood-frame structure; wood shingles and floral ornamentation on front dormer fascia; steeply pitched eaves with exposed raftertails; covered front porch with wood colonettes; metal bar security door (altered); multi-light aluminum windows (alteration); decorative multi-light window in central dormer.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ✓ Building Structure Object Site D	District Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) North Elevation, Lkg SE, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric □ Prehistoric □ Historic □ Both 1890 P7. Owner Address: SK AND M INVESTMENTS 9301 WILSHIRE BLVD #205 BEVERLY HILLS CA, CA 90210 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Record Sketch Map Archaeological Record	 District Record Rock Art Record Linear Feature Record Milling Station Record Photograph Record

Other: (List)

State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3			NRHP Status Code	: 5S3
Resource Name or #	(Assigned by r	ecorder) 2636	E 1ST ST	
B1. Historic Name: B2. Common Name				
	B4. Present L	lse: Residentia		
5	D4. Flesell C	ise. Residentia	21	
B5. Architectural Style: Eastlake				
B6. Construction History: (Construction date, alterations,	and date of alt	erations)		
1890: Residence constructed.				
B7. Moved? ✔ No ☐ Yes ☐ Unknown Date: B8. Related Features:		Original Locatio	n:	
B9a. Architect: Unknown		B9b. Builder: Ur	nknown	
B10. Significance: Theme: See Below		Area		
Period of Significance: 1873-1912 Pi	roperty Type	Residential	Applic	able Criteria A, C
(Discuss importance in terms of historical or architectural cor 1. Theme: House and Yard	ntext as defined	l by theme, period	d, and geographic sco	pe. Also address integrity.)
Residences Associated with Railroad, Horsecar, and	Cable Car Su	ıburbs, 1873-19	912	

2636 1st Street is significant for its association with the earliest Boyle Heights residential developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it is one of the oldest extant residences in the survey area.

Often, the early suburbs were aided by a local or interurban train line that connected the subdivision to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N Penning St
B14. Evaluator:	Jon Wilson	PCR Services	E 1st St Ave S
	233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401		
Date of Evaluation	on:	9/1/2007	E STALL STALL
	(This space reserved for official comments.)		Meens St. Salading St. Salading St. Salading St. Salading St. Mut.

State of California – The Resources A DEPARTMENT OF PARKS AND REC CONTINUATION SH	NT OF PARKS AND RECREATION		Primary # HRI # Trinomial				
Page 53 of 3	Resource Name or #	(Assigned by recorder) 2636 1S	TST				
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update				

B10 Significance (Continued)

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

2. Theme: Late 19th/Early 20th Century Residential Architecture, 1885-1910, Single Family Residences

Eastlake Style

2636 1st Street is significant for its association with the architectural style and culture of late 19th/early 20th century residential architecture. It represents the influence of Victorian architecture on the architects, designers, and builders working in the survey area at the turn of the century. Furthermore, 2636 1st Street represents the identity and values of the occupants.

The Eastlake style dates from the 1870s and 1880s. Examples of the Eastlake styles in Los Angeles date from approximately 1880 to 1904. The Eastlake style grew out of the Queen Anne Revival movement. The Queen Anne Revival movement is one of the late 19th century British architectural movements that originated as part of a rejection of the styles of Georgian Architecture. The Eastlake style was not widely popular in California, and there are only a few examples of it still around. In most instances, the elements of this mode were mixed with other styles, especially with the Queen Anne. The Eastlake buildings tend to have elaborate cladding and geometrical decoration, especially curved brackets. Eastlake style can be found mixed with Queen Anne Revival, Italianate, Classical Revival, and Folk Victorian styles Characterdefining features of the Eastlake style include one or two stories, exposed structural and faux structural members (posts, dentils, bracing, brackets, and struts), diagonal or vertical wood siding, ornamentation at the gable ends, and thin vertical bays on the primary elevation.

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF	,		Primary = HRI #	¥			
PRIMARY RECORD			Trinomia	-	5 00		
	Other Listings				5S3		
	Review Code	Reviewer				Date	
Page 1 of 2	Resource Name or #: (Assig	ned by recor	der)	2926 E 13	ST ST		
P1. Other Identifier:							
P2. Location: Not for Publica	tion 🗹 Unrestricted		a. Coun	ty Los An	geles		
and (P2b and P2c or P2d. Attach a	Location Map as necessary.)					
b. USGS 7.5' Quad	Date T	; R	;	1/4 of	1/4 of Se	c ;	B.M.
c. Address: 2926	E 1ST	ST	City	Los Angeles		Zip	
d. UTM: (Give more than one for la	rge and/or linear resources)	Zone		;	mE/	mN	
e. Other Locational Data (e.g. Parce	I #, directions to resource, eleva	ation, etc., as	appropria	ate)			
Oriented with the primary (north) ele	vation facing north. Located on	the south si	de of 1st S	treet.			

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story with a two-story rear addition (alteration); L-shaped plan; Shinto church sanctuary; gable-on-hip roof; stucco exterior walls (alteration); covered front entrance with a gable-on-hip roof supported by colonettes; decorative woodworking on the gable end of the roof and covered entrance roof; wood shingles on front gable fascia; steeply pitched eaves; recessed front porch with wood colonettes; wood door (alteration); double-sash windows.

P3b. Resource Attributes: (List attributes and codes)	
P4. Resources Present: ✓ Building Structure Object Site	District Element of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) North Elevation, Lkg S, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric ☑ Historic □ Both 1938 P7. Owner Address: P8. Recorded by:
	(Name, affiliation, and address) Jon Wilson PCR Services One Venture, Suite 150
	Irvine, CA 92618 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Continuation Sheet Location Map Multiple Building, Structure, and Object Record Sketch Map Archaeological Record Other: (List) Other:	 District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record Photograph Record
DPR 523B (1/95) PCR Services Corporation	

State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NRHP Status Code:	5S3
Resource Nam	e or # (Assigned by recorder) 29	26 E 1ST ST	
B1. Historic Name: Konko Church B2. Common Name Konko Church			
B3. Original Use: <i>Religious</i>	B4. Present Use: Religio	US	
B5. Architectural Style: Wood Frame Church			
 B6. Construction History: (Construction date, alte 1937: Church constructed. B7. Moved? ✓ No Yes Unknown D 	rations, and date of alterations) Date: Original Loca	ation:	
B8. Related Features:			
B9a. Architect: Unknown	B9b. Builder:	Unknown	
B10. Significance: Theme: See Below	Area		
Period of Significance: 1873-1912	Property Type Religious	Applicabl	le Criteria A, C
(Discuss importance in terms of historical or architect <i>Theme: Religion and Spirituality</i>	ural context as defined by theme, pe	riod, and geographic scope.	Also address integrity.)

Commercial, Institutional and Religious Buildings Associated with Associated with Japanese-American Culture in Boyle Heights

2926 1st Street is significant for its association with Japanese-American history in Los Angeles. Commercial and religious spaces in Boyle Heights that were once or still used by Japanese-Americans served as sites of Japanese-American identity and culture. Furthermore, the Los Angeles Japanese Hospital was an important spiritual center for Japanese-Americans and their struggle for civil rights.

Early 20th Century Boyle Heights also had a significant Japanese population. Many Japanese in California worked as laborers for the railroads and in agriculture. Many women immigrants from Japan were "picture brides" who came to California through arranged marriages. The primary neighborhood for Japanese immigrants was "Sho-Tokyo," the area of present-day "Little Tokyo" in downtown Los Angeles. Because Boyle Heights was just across the Los Angeles River from "Sho-Tokyo," many Japanese-Americans settled in Boyle Heights. Most Boyle Heights Japanese-Americans lived near 1st Street and Soto Avenue. The Japanese population of Boyle Heights fell dramatically after the forced detention of ethnic Japanese along the West Coast during World War II. Property Types: Commercial, Institutional and Religious Buildings Associated with Japanese-American Culture in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes)

B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14.

Evaluator:	Jon Wilson
	One Venture, Suite 150
	Irvine, CA 92618

Date of Evaluation:

(This space reserved for official comments.)



PCR Services

9/1/2007

State of California – The Resources A DEPARTMENT OF PARKS AND REC	5 7		Primary HRI #	/#				
PRIMARY RECORD			Trinom NRHP S	ial Status Code	3S, 3CS, 5S3			
	Other Listings Review Code	Review	er		D	ate		
Page 1 of 2	Resource Name or #:	(Assigned by re	corder)	1427 E 4	4TH ST			
P1. Other Identifier:								
P2. Location: Not for Public	ation 🗹 Unrestricted		a. Cou	nty Los A	ngeles			
and (P2b and P2c or P2d. Attach	a Location Map as nece	ssary.)						
b. USGS 7.5' Quad	Date	т;	R	; 1/4 of	1/4 of Sec	;		B.M.
c. Address: 1427	E	4TH ST	City	Los Angeles	S	Zip	90033	
d. UTM: (Give more than one for	arge and/or linear resourc	es) Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parc	el #. directions to resource	e. elevation. etc.	as appropr	iate)				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This large one-story utilitarian industrial building is of brick masonry construction and is capped by a wood truss roof. Rectangular in plan, the west end of the south-facing building is centered by a roll-up metal delivery door and features classically-inspired pilasters topped by a parapet. Fenestration consists primarily of metal-framed, multi-pane casements. The building, which has been converted for residential use, exhibits a moderate to high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial I	Building
P4. Resources Present: ☑ Building □ Structure □ Object □ Site □ I	District Element of District Other (Isolates, etc.)
P1. Report Citation: (Cite survey report and other sources, or enter "none.")	 P5b Description of Photo: (View, date, accession #) South elev, Ikg NE, 9/14/07 P6. Date Constructed/Age and Sources: □ Prehistoric Phistoric Both 1927, Tax Assessor P7. Owner Address: LOWINGER, JAKOB AND RACHEL T P O BOX 67396 LOS ANGELES CA, CA 90067 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/14/2007 P10. Survey Type: (Describe) Intensive Level Survey
None	
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Record Sketch Map Archaeological Record	District Record Inear Feature Record Milling Station Record Photograph Record

Other: (List)

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3S, 3CS, 5S3
Resource Name or # (Assign	ed by recorder) 1427 E 4TH ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Industrial B4. Pre	esent Use: Multi-family Residential
B5. Architectural Style: Utilitarian Industrial	
B6. Construction History: (Construction date, alterations, and dat <i>Constructed in 1927.</i>	e of alterations)
B7. Moved?	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights
Period of Significance: 1913-1945 Property	Type Industrial/residential Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as	defined by theme, period, and geographic scope. Also address integrity.)

Theme: Industrial Buildings and Complexes into the Modern Era, 1913-1945, Architecturally Distinctive Examples of Industrial Properties in Boyle Heights erected between 1913-1945; Transportation Improvements and industrial Growth in Boyle Heights, 1913-1945; Transportation Improvements and industrial Growth in Boyle Heights, 1913-1945

As a highly representative example of a utilitarian industrial building of brick masonry construction erected in the 1920s and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." In recent years it has been converted into residential lofts. It is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1924-1958 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected.

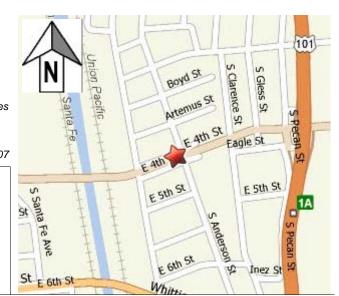
HP8. Industrial Building

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130	PCR Services	A. I. I.
	Santa Monica, CA 90401		
Date of Evaluation	on:	9/14/2007	
	(This space reserved for official comments.)		s Santa Fe Ave



State of California – The Resources A DEPARTMENT OF PARKS AND REC			Primary # HRI #			
PRIMARY RECORD	Other Listings Review Code	Reviewer	Trinomial NRHP Status		Date	
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Public: and (P2b and P2c or P2d. Attach			rder) 2 a. County	2421 E 4TH ST Los Angeles		
b. USGS 7.5' Quad c. Address: 2421 d. UTM: (Give more than one for I e. Other Locational Data (e.g. Parc	Date The second secon	T ; R HST Zone	City Los	of 1/4 of Se s Angeles mE/	ec ; Zip mN	B.M. 90033

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story; rectangular plan; hipped roof cottage single-family residence; hipped roof with hipped roof dormer; wood shingle and clapboard siding; wood-frame roof; boxed eaves with brackets; recessed front porch with wood colonettes supported with a cast plinth; metal bar security door (altered); single-light sash below a fixed multi-light sash.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ✓ Building Structure Object Site Dis	strict Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) South Elevation, Lkg NE, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1895 P7. Owner Address: VALDEZ, FRANK S&CARMEN 2421 E 4TH ST LOS ANGELES CA, CA 90033 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Inetensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Image: Continuation Sheet Image: Location Map Image: Structure, and Object Record	 District Record Rock Art Record Linear Feature Record Artifact Record

Milling Station Record

Photograph Record

Sketch Map

Other: (List)

Archaeological Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S3
Resource Name or # (Assigned by	recorder) 2421 E 4TH ST
B1. Historic Name: B2. Common Name	
B3. Original Use: Residential B4. Present	Use: Residential
B5. Architectural Style: Hipped Roof Cottage	
B6. Construction History: (Construction date, alterations, and date of a <i>1895: Residence Constructed.</i>	Iterations)
B7. Moved? ✓ No □ Yes □ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance: 1873-1912 Property Type	Residential Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as define Theme: House and Yard	
Residences Associated with Railroad, Horsecar, and Cable Car S	UDUIDS, 1073-1912

2421 4th Street is significant for its association with the earliest Boyle Heights residential developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it is one of the oldest extant residences in the survey area.

Often, the early suburbs were aided by a local or interurban train line that connected the subdivision to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N E 3rd St E 1st St Nania Ave
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	2 feore 34
Date of Evaluation	on:	9/1/2007	eck &
	(This space reserved for official comments.)		eck State Ha

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State of California – The Resources A DEPARTMENT OF PARKS AND RE CONTINUATION SH	CREATION	Primary # HRI # Trinomial	
Page 56 of 3	Resource Name or #	(Assigned by recorder) 2421 4Th	H ST
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC	5 5		Primary # HRI #	ŧ			
PRIMARY RECORD	• #• • •		Trinomia NRHP Sta	I atus Code 5S3			
	Other Listings Review Code	Reviewer			_ Date		
Page 1 of 3	Resource Name or #: (Assi	gned by reco	rder)	2527 E 4TH ST			
P1. Other Identifier:							
P2. Location: Not for Publica	ation 🗹 Unrestricted		a. Count	y Los Angeles			
and (P2b and P2c or P2d. Attach	a Location Map as necessary	<i>ı</i> .)					
b. USGS 7.5' Quad	Date T	; R	;	1/4 of 1/4 of S	iec ;		B.M.
c. Address: 2527	E 4TH	IST	City	Los Angeles	Zip	90033	
d. UTM: (Give more than one for I	arge and/or linear resources)	Zone		; mE/	mN		
e. Other Locational Data (e.g. Parc	el #, directions to resource, elev	vation, etc., a	s appropria	ite)			
Oriented with the primary (south) e	levation facing south. Located o	on the north s	ide of 4th S	Street.			

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story; rectangular plan; hipped roof cottage single-family residence; cross gable-on-hip; wood clapboard siding; wood-frame roof; wood-frame structure; wood shingles on front gable fascia; decorative wood brackets; recessed front porch with wood colonettes; metal bar security door (altered).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ✓ Building Structure Object Site Di	istrict Element of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) South Elevation, Lkg N, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric ☑ Historic □ Both 1890
	P7. Owner Address: YAMASHITA,RAYMOND M AND JEA 2527 E 4TH ST LOS ANGELES CA, CA 90033
	P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Record	 District Record Linear Feature Record Artifact Record

Milling Station Record

Photograph Record

Archaeological Record

Sketch Map

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NRHP Statu	Is Code: 5S3	
Resource Name or #	(Assigned by recorder) 2527 E 4TH ST		
B1. Historic Name:				
B2. Common Name				
B3. Original Use: Residential	B4. Present Use: /	Residential		
B5. Architectural Style: Hipped Roof Cottage				
B6. Construction History: (Construction date, alterations, 1890: Residence constructed.	and date of alterations)		
B7. Moved? ✔ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Origina	I Location:		
B9a. Architect: Unknown	B9b. Bt	ilder: Unknown		
B10. Significance: Theme: See Below	Area			
Period of Significance: 1873-1912 Pi	roperty Type Reside	ntial	Applicable Criteria	A, C
(Discuss importance in terms of historical or architectural cor 1. Theme: House and Yard	ntext as defined by the	ne, period, and geogra	hic scope. Also addres	s integrity.)
Residences Associated with Railroad, Horsecar, and	Cable Car Suburbs.	1873-1912		

2527 4th Street is significant for its association with the earliest Boyle Heights residential developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on

the growth patterns of Los Angeles. Also, it is one of the oldest extant residences in the survey area.

Often, the early suburbs were aided by a local or interurban train line that connected the subdivision to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N	55 - 55 - 55 - 55 - 55 - 55 - 55 - 55
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	500	Strong Strong
Date of Evaluation		9/1/2007	5 5000 St 100	12
	(This space reserved for official comments.)		2 Mallion	L 4th St SS

A St Ist And

State of California – The Resources A DEPARTMENT OF PARKS AND REC CONTINUATION SHI	CREATION	Primary # HRI # Trinomial	
Page 57 of 3	Resource Name or #	(Assigned by recorder) 2527 4T	H ST
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

2. Theme: Late 19th/Early 20th Century Residential Architecture, 1885-1910, Single Family Residences

Queen Anne Style

2527 4th Street is significant for its association with the architectural style and culture of late 19th/early 20th century residential architecture. It represents the influence of Victorian architecture on the architects, designers, and builders working in the survey area at the turn of the century. Furthermore, 2527 4th Street represents the identity and values of the occupants.

Queen Anne architecture was an architectural style initiated in England as a reaction against the balance, symmetry, and proportion of classical architecture. The Queen Anne style residence was imported to the United States from England during the late nineteenth century. The architecture of the Queen Anne style was defined by its asymmetrical facades adorned with architectural ornamentation and by its irregular plan. In addition, the primary elevation of a Queen Anne usually had multiple gables, turrets, towers, and dormers of differing heights. The Queen Anne's were popular in the United States for their ability to be custom designed, allowing upper middle class and wealthy homeowners to have an original house that represented their identity publicly through architecture.

Although Queen Anne architecture was often a style associated with the upper middle- and wealthy-class, smaller more modest Queen Anne's were also constructed for the middle- and working class. The modest single-family Queen Anne cottage was a once ubiquitous housing style constructed throughout the United States from the 1880s through the first decade of the twentieth century. The Queen Anne cottages were smaller and less decorative than the custom Queen Anne residences of the upper middle and wealthy classes. The Queen Anne cottages were often built by real estate speculators in early Los Angeles residential subdivisions. The Queen Anne cottage is an important architectural style associated with working- and middle-class architectural culture in Los Angeles. Character-defining features of the Queen Anne style include one to two stories in height, asymmetrical primary elevation with a covered front porch, a front gable roof with multilevel eaves or hipped roof with a front gable over a rounded single-story bay on the primary elevation, a setback entrance under a covered porch supported with spindlework detailing, and tall narrow windows.

PRIMARY RECORD				Trinomia		500			
	Other Listings Review Code	Rev	iewer _		atus Code		Date		
age 1 of 3 1. Other Identifier:	Resource Name or #	t: (Assigned b	y recor	der)	2706 E	4TH ST			
	ation 🗹 Unrestricted			a. Coun	ty Los .	Angeles			
2. Location: Not for Publica and (P2b and P2c or P2d. Attach a b. USGS 7.5' Quad			; R		ty Los /	Angeles 1/4 of Sec	;		В.М.
and (P2b and P2c or P2d. Attach	a Location Map as nec	essary.)	; R	;		1/4 of Sec	; ; Zip	90033	B.M.
and (P2b and P2c or P2d. Attach ab. USGS 7.5' Quad	a Location Map as nec Date E	essary.) T 4TH ST		;	1/4 of	1/4 of Sec	,	90033	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story; rectangular plan; Craftsman cottage single-family residence; cross gable-on-hip roof; wood clapboard siding; wood-frame roof; wood-frame structure; decorative wood brackets support the exposed roof framing on the gable end; steeply pitched eaves with notched roof rafter tails; recessed front porch; fixed single-light sash below a fixed patterned multi-light sash.

P3b. Resource Attributes: (List attributes and codes)	
P4. Resources Present: ✓ Building Structure Object Site District	Element of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) <i>North Elevation, Lkg SE, Sept 2007</i> P6. Date Constructed/Age and Sources: ☐ Prehistoric
	MONTEJANO,CHARLOTTE AND 2706 E 4TH ST LOS ANGELES CA, CA 90033 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Location Map Z Building, Structure, and Object Record Line	rict Record Rock Art Record Par Feature Record Artifact Record Ing Station Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	١	IRHP Status Code: 55	3
Resource Name or # (A	ssigned by recorder) 2706 E	4TH ST	
B1. Historic Name: B2. Common Name			
B3. Original Use: Residential E	34. Present Use: Residential		
B5. Architectural Style: Craftsman			
B6. Construction History: (Construction date, alterations, at 1906: Residence constructed.	nd date of alterations)		
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:		
B9a. Architect: Unknown	B9b. Builder: Unkr	own	
B10. Significance: Theme: See Below	Area		
Period of Significance: 1873-1912 Pro	perty Type Residential	Applicable Cr	iteria A, C
(Discuss importance in terms of historical or architectural conte 1. Theme: House and Yard	xt as defined by theme, period, a	and geographic scope. Also	o address integrity.)
Residences Associated with Railroad, Horsecar, and C	able Car Suburbs, 1873-1912	2	

2706 4th Street is significant for its association with the earliest Boyle Heights residential developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it is one of the oldest extant residences in the survey area.

Often, the early suburbs were aided by a local or interurban train line that connected the subdivison to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References: LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

PCR Services

Date of E	aluatio	:		9/1/200	
		(This space reserved for official comments.)			

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 58 of 3	Resource Name or #	(Assigned by recorder) 2706 4T	H ST
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

2. Theme: Arts and Crafts Movement: 1895-1918, Single-Family Residences

Craftsman

2706 4th Street is significant for its association with the architectural styles and culture of early 20th century residential architecture. It represents the influence of the Arts and Crafts Movement on the architects, designers, and builders working in the survey area during the first few decades of the twentieth century. Furthermore, 2706 4th Street represents the identity and values of the occupants.

The American Craftsman movement, which advocated hand craftsmanship, was a derivative of the late nineteenth-century Arts and Crafts movement in England. The architecture of the American Craftsman style was defined by its use of natural materials, hand craftsmanship, and multilevel eaves. The Craftsman style single-family residence was a once ubiquitous style found throughout the United States. However, because of their wide covered front porches, which functioned as an outdoor room, there were many more constructed in warmer climate regions of the country.

The Craftsman style single-family residence was an important house type constructed in Los Angeles during the first two decades of the twentieth century. The style was adaptable across socioeconomic categories and included both large highly crafted homes for the affluent class, and small Craftsman Cottages for the working class. The Craftsman dwelling and the smaller Craftsman cottage were common within the survey area.

Character-defining features of the Craftsman single-family residence include one or two stories, covered front porch supported by boxed columns above a porch wall, low-pitched gable roofs often with multilevel eaves and exposed rafter tails, entrance set back on covered porch, wide eaves and decorative brackets, natural materials including wood, stone, and clinker brick, clapboard or shingle siding, and craftsman style windows and doors. In contrast to earlier styles, the Craftsman could be built by either an unskilled craftsman using plans from books or with kits fully cut and shipped from mail order houses such as Pacific Ready-Cut Homes, or by master builders who used the architectural vocabulary of the Craftsman style to create complex and highly detailed residential architecture.

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC PRIMARY RECORD		Reviewer	Primary # HRI # Trinomial NRHP Stat	us Code 3CS, 5S3	Date		_
Page 1 of 3 Resource Name or #: (Assigned by recorder) 3050 E 4TH ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) Best Status County County County County							
b. USGS 7.5' Quad	Date T	,	,	/4 of 1/4 of Se	,		B.M.
c. Address: 3050	E 4TH	I ST	City L	.os Angeles	Zip	90063	
d. UTM: (Give more than one for I	arge and/or linear resources)	Zone		; mE/	mN		
e. Other Locational Data (e.g. Parce	el #, directions to resource, elev	vation, etc., as	s appropriate	e)			
Oriented with primary (north) eleval	tion facing north. Located on th	e south side c	of 4th Street.				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) South Building: Two story; rectangular plan; Queen Anne single-family residence; cross gable-on-Mansard with a rear side-gable roof and dormers; decorative wood shingle siding; wood-frame roof; wood-frame structure; decorative wood brackets, spindles, and surface-mounted ornamentation; recessed front porch with wood colonettes; double-sash windows (alteration).

North Building: Non-contributing 1949 commercial building.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Preser	nt: ☑ Building □ Str	ucture Object Site	District Element	of District Other	(Isolates, etc.)
				P5b Description of Pr (View, date, accessio <i>North Elevation, Lkg</i> P6. Date Constructe Prehistoric 1895 c.	n #) SE, Sept 2007
				P7. Owner Address: RODRIGUEZ,TIRSO 828 S HERBERT AV LOS ANGELES CA, 6	C TR ′E
				P8. Recorded by: (Name, affiliation, and Jon Wilson PCR Services 233 Wilshire Bouleva Santa Monica, CA 90	rd, Suite 130
				P9. Date Recorded: P10. Survey Type: Intensive Level Surve	(Describe)
P11. Report Citation:	(Cite survey report and	other sources, or enter "none.")			
	ocation Map	inuation Sheet ling, Structure, and Object Record aeological Record	 District Record Linear Feature Milling Station I 	Record Artifact	rt Record Record raph Record

DPR 523B (1/95) PCR Services Corporation

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 3CS, 5S3
Resource Name or # (Assigned by	recorder) 3050 E 4TH ST
B1. Historic Name: B2. Common Name	
B3. Original Use: Residential B4. Present	Jse: Residential and Commercial
B5. Architectural Style: Queen Ann	
B6. Construction History: (Construction date, alterations, and date of al	terations)
1895: Residence constructed. 1949: Non-contributing commerical buidling constructed.	
B7. Moved? ✔ No Yes Unknown Date:	Original Location:
B8. Related Features:	
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance: 1873-1912 Property Type	Residential and Commercial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as define	d by theme, period, and geographic scope. Also address integrity.)
Theme: House and Yard	
Residences Associated with Railroad, Horsecar, and Cable Car S	uburbs, 1873-1912
3050 4th Street is significant for its association with the earliest Bo construction of public railcars that connected Boyle Heights to dow the growth patterns of Los Angeles. Also, it is one of the oldest ex	intown. It represents the impact of transportation technology on

Often, the early suburbs were aided by a local or interurban train line that connected the subdivision to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			Solocial Streeges
B14. Evaluator:	Jon Wilson	PCR Services	
	233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401		and the second
Date of Evaluation		9/1/2007	a me and the second
	(This space reserved for official comments.)		State

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 59 of 3	Resource Name or #	(Assigned by recorder) 3050 47	H ST
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

State of California – The Resources A DEPARTMENT OF PARKS AND REC	0 7		Primary HRI #	#				
PRIMARY RECORD	Other Listings		Trinomi NRHP S	al itatus Code	3D, 3CB, 5B			
	Review Code	Reviewe	r		Da	ate		_
Page 1 of 3	Resource Name or #:	(Assigned by re	order)	1600 E	6TH ST			
P1. Other Identifier:								
P2. Location: Not for Public	ation 🗹 Unrestricted		a. Cour	nty Los A	Angeles			
and (P2b and P2c or P2d. Attach	a Location Map as nece	essary.)						
b. USGS 7.5' Quad	Date	т;	R;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 1600	E	6TH ST	City	Los Angele	s	Zip	90023	
d. UTM: (Give more than one for	large and/or linear resourc	ces) Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parc	al # directions to resource	a alguation ata	oo oppropr	inte)				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This property contains two contiguous industrial buildings constructed within one year of each other. The primary elevations of both buildings face north. Each structure is one-story, of brick masonry construction, utilitarian in style, and capped by a wood truss roof with parapet. The westernmost building features a stepped parapet, segmental arched fenestration fronted by steel bars, and a large freight opening near the center of the structure. The east building has a flat parapet and rectangular window openings that are also fronted by steel bars. Here, the main entrance is approached by concrete steps and is located near the building's west end. Other than visible seismic bolts, the buildings exhibit a moderate to high level of physical integrity.

P3b. Resource	Attributes: (List attrib	outes and codes)	HP8. Industrial I	Building		
P4. Resources I	Present: 🗹 Buildin	g Structure Object	Site	District	Element of District	Other (Isolates, etc.)
P11. Report Cita	tion: (Cite survey r	eport and other sources, or e	enter "none.")		(View, date North elev, P6. Date C Prel 1921, 1922 P7. Owner DUESENE 401 S ANG LOS ANGE P8. Record (Name, aff Peter Moru PCR Servi 233 Wilshi Santa Mori P9. Date R P10. Surve	iliation, and address) uzzi ces re Boulevard, Suite 130 nica, CA 90401 Recorded: 9/14/2007
None Attachments:		Continuation Sheet		V Di	strict Record	Rock Art Record
Attaonmento.	Location Map	Building, Structure, and	d Obiect Record		near Feature Record	Artifact Record
	Sketch Map	Archaeological Record			illing Station Record	Photograph Record

Other: (List)

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NRHP Status Code:	3D, 3CB, 5B
Resource Name or # (As	ssigned by recorder) 1600	E 6TH ST	
B1. Historic Name: B2. Common Name			
B3. Original Use: Industrial B4	4. Present Use: Industrial		
B5. Architectural Style: Utilitarian Industrial			
B6. Construction History: (Construction date, alterations, an <i>Industrial building constructed in 1921.</i>	d date of alterations)		
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Locatio	n:	
B9a. Architect: Unknown	B9b. Builder: Un	nknown	
B10. Significance: Theme: Industrial Architecture	Area Boyle He	ights	
Period of Significance: 1913-1945 Prop	erty Type Industrial	Applicable	e Criteria A, C
(Discuss importance in terms of historical or architectural contex Theme: Industrial Buildings and Complexes into the Mod Properties in Boyle Heights erected between 1913-1945 1913-1945	dern Era, 1913-1945, Arch	nitecturally Distinctive E	xamples of Industrial

1600 E 6th Street is significant for its association with the industrial development of Los Angeles, specifically warehouses and manufacturing facilities. As a very good, representative example of a utilitarian industrial building of brick masonry construction and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." It is a contributor to the potential "500-600 Anderson Street Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1910s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1916-1947 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the utilitarian industrial style and those influenced by the Moderne architectural style. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles.

HP8. Industrial Building

Eagle St

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	R a Fe Ave		S Amderson	S Pecan
Date of Evaluation		9/14/2007	St E 6th St	ŦŦ	Frith St B	Contraction of the local division of the loc
	(This space reserved for official comments.)		S Santa Fe A	E 7th St	Winttier Blvd S Jesse St Mission Rd St E 7th St and St	S Anderson St

State of California – The Resources A DEPARTMENT OF PARKS AND RE CONTINUATION SH	CREATION	Primary # HRI # Trinomial	
Page 60 of 3	Resource Name or #	(Assigned by recorder) 1600 6	6TH ST
Recorded by Peter Moruzzi		Date	9/14/2007 Continuation Update

B10 Significance (Continued)

Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register through survey evaluation as a contributor to a "500-600 South Anderson Industrial District" under Criteria A and C (3D CHRC Status Code). In addition, the property appears eligible for individual listing in the California Register and as a contributor to a California Register eligible district under Criteria 1 and 3 (3CB CHRC Status Code). Further, the property appears eligible for local designation as a contributor to a historic district and as a City of Los Angeles Historic Cultural Monument under similar criteria (5B CHRC Status Code).

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0,	Reviewer	Primary # HRI # Trinomial NRHP Status Code	3CS, 5S3	Date	
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Public and (P2b and P2c or P2d. Attach				7TH ST Ingeles		
b. USGS 7.5' Quad c. Address: <i>2155</i> d. UTM: (Give more than one for e. Other Locational Data (e.g. Parc	•	,	City Los Angele	1/4 of Sec s mE/	; Zip mN	B.M. 90023

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) A flat roof with parapet caps this expansive four-story utilitarian industrial building of reinforced concrete construction. Irregular in plan, the building features numerous steel-framed, multi-pane windows of various sizes. Its south-facing primary elevation boasts small cartouche-like decorative elements in relief near the east and west ends of the ground floor façade just beneath a concrete stringcourse. Although many of the windows have been replaced in its conversion to residential use, the building continues to exhibit a high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial E	Building
P4. Resources Present: ☑ Building □ Structure □ Object □ Site □ D	District Element of District Other (Isolates, etc.)
F1. Report Citation: (Cite survey report and other sources, or enter "none.")	 P5b Description of Photo: (View, date, accession #) West & south elevs, lkg NE, 9/14/07 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1922-1923, Tax Assessor P7. Owner Address: SEVENTH STREET WAREHOUSE 11444 W OLYMPIC BLVD 10 FLR LOS ANGELES CA, CA 90064 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/14/2007 P10. Survey Type: (Describe) Intensive Level Survey
Attachments: NONE Image: Continuation Sheet Location Map Image: Building, Structure, and Object Record	District Record Rock Art Record Linear Feature Record Artifact Record
Sketch Map Archaeological Record	Milling Station Record Photograph Record

Other: (List)

State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3					NRHP St	atus Code:	305, 553	
		Resource Name or	# (Assigned by	recorder)	2155 E 7TH ST			
B1. Historic Name:	Los Angel	es Furniture Mart						
B2. Common Name								
B3. Original Use:	Industrial		B4. Present	Use: Ind	ustrial			
B5. Architectural Sty	yle: U	tilitarian Industrial						
B6. Construction His	story: (C	onstruction date, alteration	ns, and date of a	Iterations)				
Industrial structure co	onstructed	1922-1923.						
	lo 🗌 Ye	s 🗌 Unknown 🛛 Date:		Original L	ocation:			
B8. Related Features	5:							
B9a. Architect: Unki	nown			B9b. Build	er: Unknown			
B10. Significance: T	heme:	Industrial architecture		Area Bo	yle Heights			
Period of Signif	ficance:	1913-1945	Property Type	Industrial		Applicab	le Criteria	N/A
(Discuss importance i	in terms of	historical or architectural of	context as define	d by theme	, period, and geo	graphic scope.	Also addre	ss integrity.)
	-	and Complexes into the erected between 1913-			-		-	

As a good, representative example of a Utilitarian Industrial building erected in the 1920s and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." As a result, this property appears eligible for individual listing in the California Register through survey evaluation under Criteria 1 and 3 (3CS CHRC Status Code). In addition, the property appears eligible for individual designation as a City of Los Angeles Historic-Cultural Monument for exemplifying the broad economic history of the City and for embodying distinguishing architectural characteristics of a utilitarian industrial style building (5S3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

HP8. Industrial Building

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in Whittier Blvd the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles." B13. Remarks: Jesse St MISSION in Santa Imperial ನ B14. Evaluator: Peter Moruzzi PCR Services Mateo R Rio 233 Wilshire Boulevard, Suite 130 Te S Santa Monica, CA 90401 5 AVE 7th St E 7th St 7th St F S Date of Evaluation: 9/14/2007 (This space reserved for official comments.) Mission Violet St R

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 61 of 3	Resource Name or #	(Assigned by recorder) 2155 7	THST
Recorded by Peter Moruzzi		Date	9/14/2007 Continuation Update

B10 Significance (Continued)

Warehouses and Manufacturing Facilities

2155 East 7th Street is significant for its association with the industrial development of Los Angeles. It represents Los Angeles as a nationally important center of industry. Furthermore, it is an important site of Los Angeles labor history.

Among the new buildings erected following the subdivision of Union Pacific's landholdings in the area were the mammoth Los Angeles Furniture Mart at 2155 East 7th Street (now used for light manufacturing), the expansive Grace Brothers Brewery complex with buildings on both sides of South Rio Street (651-685 and 658-678), the John W. Koehl Company (door and sash manufacturing) at 652 664 South Myers Street, Philip Senegram & Company (baled rag producers) at 611-625 South Anderson Street (extant), a sugar warehouse at 571 South Anderson Street (extant), Market Wholesale Warehouse Grocery Company at 1600 East 6th Street (extant), Western Transportation Company at East 5th Street between South Anderson & South Mission Road, West Coast Bags Inc. at 1427 East 4th Street (extant), Link Belt Company at 361-369 South Anderson Street, and the Warren Bailey Company (roofing materials) at 350 South Anderson Street (extant). Additional businesses included a paper company, window shade and linoleum warehouse, egg candling and butter cutting packing and cold storage, industrial chemicals manufacturing, creamer products distributing, pipe manufacturing, and others.

The 1950 Sanborn maps reveal that a furniture warehouse occupied the former Market Wholesale Grocery Company's facilities. The East 7th Street portion of the former Simons Brick Company property had become a "trailer camp" by 1950, while the southeast portion now contained the Grant Lumber Company, the California Barrel Company (box and crate manufacturers), furniture manufacturers, and telephone directory manufacturers. Between East 8th Street and East Olympic Boulevard west of South Boyle Avenue could now be found the S.A. Bruner Marble and Tile Company, the American Mineral Company (ceramic clay manufacturing), the Griffith Company (contractors yard), and small industrial operations including plastics manufacturing, machine shops, and a chemical laboratory.

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	REATION		Primary # HRI # Trinomial NRHP Status Code	3S, 3CS, 5S3			
	Other Listings Review Code	Reviewer		Da	te		
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Public and (P2b and P2c or P2d. Attach				8TH ST Angeles			
 b. USGS 7.5' Quad c. Address: 2619 d. UTM: (Give more than one for le. Other Locational Data (e.g. Parce) 	Date E large and/or linear resource	T ; R 8TH ST es) Zone	City Los Angele	1/4 of Sec s mE/	; Zip mN	90023	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Capped by a wood truss roof with parapet, this two-story industrial building exhibits elements of the Art Deco architectural style. Rectangular in plan and of brick masonry construction, the building's most prominent feature is the complex and aesthetically appealing brickwork consisting of various patterns of different shades of brick in creating a compelling primary (south) façade. Art Deco elements are concentrated along the parapet and consist of concrete panels with stylized fountain and floral motifs in relief. Large steel-framed, multi-pane fixed and awning type windows punctuate the south elevation. The three ground floor south-facing windows are fronted by metal security bars with the easternmost of the grouping shaded by a metal awning. The building's deeply recessed primary entrance is located near the east end of the primary elevation. Although some of the exterior bricks have been painted, but building exhibits a high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial E	Building
P4. Resources Present: ✓ Building Structure Object Site □	District Element of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) South elev, Ikg NE, 9/2007 P6. Date Constructed/Age and Sources: □ Prehistoric ✔ Historic □ Both 1930, Tax Assessor
	P7. Owner Address: HBH 560 TROLLEY LLC 500 CALIFORNIA TER PASADENA CA, CA 91105
	P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/17/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") <i>None</i>	
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Record Sketch Map Archaeological Record Other: (List) Other: (List)	 District Record Rock Art Record Linear Feature Record Artifact Record Milling Station Record Photograph Record

DPR 523B (1/95) PCR Services Corporation

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NRHP Status Code:	3S, 3CS, 5S3
Resource Name or #	(Assigned by recorder) 2619	E 8TH ST	
B1. Historic Name:			
B2. Common Name			
B3. Original Use: Industrial	B4. Present Use: Industrial		
B5. Architectural Style: Utilitarian Industrial/Art Deco			
B6. Construction History: (Construction date, alterations, a <i>Constructed in 1930.</i>	and date of alterations)		
B7. Moved? ✔ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location	1:	
B9a. Architect: Unknown	B9b. Builder: Un	known	
B10. Significance: Theme: Industrial architecture	Area Boyle Hei	ghts	
Period of Significance: 1913-1945 Pro	operty Type Industrial	Applicable	e Criteria A, C
(Discuss importance in terms of historical or architectural cont	text as defined by theme, period	, and geographic scope.	Also address integrity.)
Theme: Industrial Buildings and Complexes into the M Properties in Boyle Heights erected between 1913-194			'

1913-1945

As an excellent example of a utilitarian industrial building with Art Deco style influences this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." In particular, the architect's talents are clearly visible in the use of multi-colored brick and the judicious application of Art Deco style details. As a result, the property appears individually eligible for listing in the National Register under Criteria A and C through survey evaluation for its association with the economic development of Los Angeles, and for embodying the distinctive characteristics of the Art Deco style as applied to an industrial building in Boyle Heights (3S CHRC Status Code). In addition, this property appears eligible for individual listing in the California Register through survey evaluation under Criteria 1 and 3 (3CS CHRC Status Code). Further, the property appears eligible for individual designation as a City of Los Angeles Historic-Cultural Monument for exemplifying the broad economic history of the City and for embodying distinguishing architectural characteristics of a utilitarian industrial style building (5S3 CHRC Status Code).

HP8. Industrial Building

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	10 60 Esta	8
Date of Evaluation	on:	9/17/2007	t a	E 8th B
	(This space reserved for official comments.)		Tuou bacitic E Olympic Blvd	hort St Hostetter St & C

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD			Primary # HRI # Trinomial NRHP Status Co	de 3CS, 5S3			
	Review Code	Reviewer			Date		
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Public and (P2b and P2c or P2d. Attach		0 7	,	2 E 8TH ST os Angeles			
b. USGS 7.5' Quad c. Address: 3572 d. UTM: (Give more than one for e. Other Locational Data (e.g. Parc	large and/or linear resources	,	City Los An	1/4 of Se geles mE/	ec ; Zip mN	B.M. 90023	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Capped by a flat roof with parapet this two-story mixed residential and commercial building is rectangular in plan, utilitarian in design, and of brick masonry construction. Elaborate brickwork, both in color and in pattern, distinguishes the building's exterior elevations. In particular, fenestration and corners feature quoin-like patterns; belt courses of runner bricks bisect the two floors; and rectangular patterns near the roofline identify individual bays. Fenestration consists of a mixture of original wood-framed doublehung sash and non-original metal windows. Many of the storefronts have been altered although, in some cases, original transom lights remain. Despite the noted modifications, the building continues to exhibit a moderate level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) P4. Resources Present: ✓ Building Structure Object	HP8. Industrial Building HP 3. Multiple family property Site District Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) North elev, Ikg SW, 9/2007 P6. Date Constructed/Age and Sources: Prehistoric Historic Both 1920, Tax Assessor P7. Owner Address: ACOSTA, IGNACIO A CO TR 1033 S HIDALGO AVE ALHAMBRA CA, CA 91801 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/18/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or <i>None</i>	enter "none.")
Attachments: □ NONE ✓ Continuation Sheet □ Location Map ✓ Building, Structure, an □ Sketch Map □ Archaeological Record □ Other: (List) □	

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3CS, 5S3
Resource Name or # (Assigned by	recorder) 3572 E 8TH ST
B1. Historic Name: B2. Common Name	
B3. Original Use: Commercial, residential B4. Present	Use: Commercial, residential
B5. Architectural Style: Vernacular Commercial	
B6. Construction History: (Construction date, alterations, and date of a <i>Industrial structure constructed 1928</i>	lterations)
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: Commercial architecture	Area Boyle Heights
Period of Significance: 1928 Property Type	Commercial/Residential Applicable Criteria N/A
(Discuss importance in terms of historical or architectural context as define Theme: Transportation Improvements and industrial Growth in Bo	

This mixed-use building remains a very good example of the type of brick masonry structure once common to major thoroughfares in Los Angeles. In this portion of Boyle Heights, it is an especially rare example of the style and type. Despite modifications to several of its storefronts, the building retains a moderate degree of integrity such that it appears eligible for individual listing in the California Register through survey evaluation under Criteria 1 and 3 (3CS CHRC Status Code). In addition, the property appears individually eligible for local listing as a City of Los Angeles Historic Cultural Monument for exemplifying the broad commercial and residential history of the Boyle Heights area of the City and for embodying distinguishing architectural characteristics of a utilitarian brick masonry building (5S3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

HP8. Industrial Building

HP 3. Multiple family property

Library California the Making," Davi Greg Hise "Magne	nits, LA County Tax Assessor, Sanborn Maps Index, Los Angeles Times, William Deverell " id Gebhard & Robert Winter "Architecture in L etic Los Angeles: Planning the 20th Century N American Architecture Since 1780: A Guide to	Los Angeles in .os Angeles," Metropolis,"	Gamer St Doal St	Cemetery
B14. Evaluator: Date of Evaluatio	Peter Moruzzi 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 on:	PCR Services 9/18/2007	Estrada St Hunter St	George St
	(This space reserved for official comments.)		E Olympic Blvd E 14th St Union Pacific Ave	La lada

State of California – The Resources Agence DEPARTMENT OF PARKS AND RECREA		Primary # HRI #				
CONTINUATION SHEE	Т	Trinomial				
Page 63 of 3 Re	source Name or # (Assigned by	recorder) 3572 8TH ST				
Recorded by Peter Moruzzi		Date 9/18/200	Continuation Update			

B10 Significance (Continued)

Multi-family Rental Properties, Live/Work Properties/Business Commercial Properties

3572 8th Street is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it is one of the oldest extant commercial buildings in the survey area.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the properties eligible under this theme located along Cesar Chavez Avenue were constructed by developer H. Gorelink and designed by architect Harry Genser. The architecture of these buildings tended to be in the Mediterranean style.

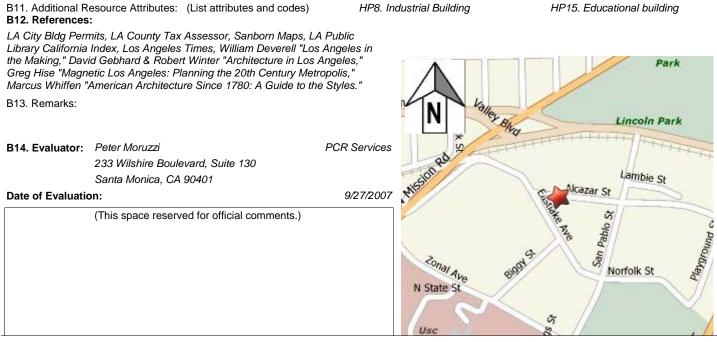
State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF	2			Primary a HRI #	#					
PRIMARY RECORD	Other Listings			Trinomia NRHP St		3CS, 5S3				
	Other Listings Review Code	Revie	wer				Date			
Page 1 of 2	Resource Name or #	#: (Assigned by	recor	rder)	1540 AL	CAZAR ST				
P1. Other Identifier:										
P2. Location: Not for Publica	tion 🗹 Unrestricted			a. Coun	ty Los Ar	ngeles				
and (P2b and P2c or P2d. Attach a Location Map as necessary.)										
b. USGS 7.5' Quad	Date	т	; R	;	1/4 of	1/4 of Se	с	;		B.M.
c. Address: 1540	ALC	CAZAR ST		City	Los Angeles	;		Zip	90089	
d. UTM: (Give more than one for la	rge and/or linear resou	irces) Zone			;	mE/	m	Ν		
e. Other Locational Data (e.g. Parce	I #, directions to resour	ce, elevation, e	tc., as	s appropria	ate)					

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) L-shaped in plan, this one- and two-story Modern institutional building is broadly horizontal in its design with its upper story situated to the rear (south) of the north and west-facing edifice. Of brick, steel, and concrete construction, the ground floor elevations are sheathed in red brick veneer while second story exteriors feature incised concrete walls and off-white enamel spandrels with aluminum mullions. Fenestration consists primarily of aluminum-framed fixed window bands. One of the building's main entrances is located at the inner elbow where a deep canopy shelters the metal-framed glazed entry doors. Tiered red brick walls form large planters fronting the building, which is landscaped with manicured lawns, rose bushes, low shrubs, hedges and trees.

P3b. Resource Attributes: (List attributes and code	s) HP8. Industrial Building	HP15. Educational building
P4. Resources Present: Duilding Structure	e Object Site District E	Element of District Other (Isolates, etc.)
		 P5b Description of Photo: (View, date, accession #) North & west elevs, lkg SE, 9/14/07 P6. Date Constructed/Age and Sources: □ Prehistoric I Historic □ Both 1960, Tax assessor P7. Owner Address: UNIVERSITY OF SOUTHERN CALIF 830 CHILDS WAY STE 5 LOS ANGELES CA, CA 90089 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/27/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other None	sources, or enter "none.")	
	Structure, and Object Record	t Record Rock Art Record Feature Record Artifact Record Station Record Photograph Record

DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	
Page 2 of 3	NRHP Status Code: 3CS, 5S3
Resource Name or # (Assigned by	recorder) 1540 ALCAZAR ST
B1. Historic Name: L.A. County Materials Testing Laboratory B2. Common Name	
B3. Original Use:Laboratory, Office BldgB4. PresentB5. Architectural Style:Modern	Use: Educational
B6. Construction History: (Construction date, alterations, and date of a	
Constructed 1960. Administrative and laboratory bldg; Daniel, Mann, Johr	nson & Mendenhall architects; cost \$330,000
B7. Moved? ☑ No □ Yes □ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Daniel, Mann, Johnson & Mendenhall	B9b. Builder: Unknown
B10. Significance: Theme: Institutional architecture	Area Boyle Heights
Period of Significance: 1960 Property Type	Institutional Applicable Criteria N/A
(Discuss importance in terms of historical or architectural context as define Theme: Education – Public and Private Schools, Colleges and Ur	
As an excellent example of a research and educational facility de- with Los Angeles County Hospital this property is highly reflective Universities - Medical Schools." Specifically, the building's steppe spandrels with aluminum mullions, cantilevered entrance canopy, ornamentation are highly characteristic of the style. A Los Angele the building was to be for materials engineering and testing for the	of the theme "Public and Private Schools, Colleges and d horizontal massing, incised concrete walls, off-white enamel aluminum framed fixed window bands, and lack of applied s Times article dated November 27, 1960 (page O12) notes that

called the Los Angeles County Materials Testing Laboratory and housed both administrative and technical personnel. It was designed by the renowned architectural firm of Daniel, Mann, Johnson & Mendenhall that was known for its proficiency with Modern buildings of the postwar period. As a result, the building appears individually eligible for listing in the California Register under Criterion 1 for its associations with the broad patterns of Los Angeles County history and under Criterion 3 for embodying the distinctive characteristics of the Modern architectural style as designed by master architects (3CS CHRC Status Code). In addition, the property appears individually eligible for listing as a City of Los Angeles Historic Cultural Monument under similar criteria (5S3 CHRC Status Code).



State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF			Primary HRI #	#				
PRIMARY RECORD			Trinomia NRHP St		3CS, 5S3			
	Other Listings Review Code	Reviewe	r			Date		
Page 1 of 2	Resource Name or #: (Assigned by ree	order)	2250 AL	CAZAR ST			
P1. Other Identifier:								
P2. Location: Not for Publica	tion 🗹 Unrestricted		a. Coun	ty Los A	ngeles			
and (P2b and P2c or P2d. Attach a	Location Map as neces	sary.)						
b. USGS 7.5' Quad	Date	т;	R;	1/4 of	1/4 of Se	с;		B.M.
c. Address: 2250	ALCA	ZAR ST	City	Los Angeles	3	Zip	90089	
d. UTM: (Give more than one for la	irge and/or linear resource	es) Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parce	I #, directions to resource	, elevation, etc.,	as appropria	ate)				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Clad in brick veneer, this two-story Modern institutional building is capped by a flat roof with deep overhanging eaves. Now known as the Institute for Genetic Medicine (IGM) a rectangular elevator tower incised with a grid pattern and carrying the IGM logo marks the primary entrance as it rises above the second story roofline. The first floor wings east and west of the tower project outward from the building towards the street – their north-facing windows sheltered by deep overhangs. The broadly horizontal building features wide expanses of multi-pane windows on the second story of its primary (north) elevation and also west of the tower on the ground floor north elevation. In contrast, ground floor windows east of the tower consist of square openings with divided glazing. Additional wings of the sprawling building continue south with entrances facing Playground Street. Landscaping consists of manicured lawns, clipped hedges, and mature and immature trees.

P3b. Resource Attributes: (List attributes and codes)HP8. Industrial BuildingHP15. Education						15. Educational building	
P4. Resources Present:	Building	Structure Object	Site C	District Element	of District	Other (Isolates, etc.)	
					(View, date North elev, P6. Date C Pret 1951, Tax P7. Owner UNIVERSI 830 CHIL LOS ANGE P8. Record (Name, affi Peter Moru PCR Servi 233 Wilshi Santa Moru P9. Date R P10. Surve	r Address: ITY OF SOUTHERN CALIF DS WAY STE 5 ELES CA, CA 90089 ded by: illiation, and address) uzzi ices ire Boulevard, Suite 130 nica, CA 90401 Recorded: 9/27/2007	
P11. Report Citation: (Cite survey rep	ort and other sources, or	enter "none.")				
Ske		 Continuation Sheet Building, Structure, and Archaeological Record 		 District Record Linear Feature Milling Station 	Record	 Rock Art Record Artifact Record Photograph Record 	

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 3CS, 5S3
Resource Name or # (Assigned by	recorder) 2250 ALCAZAR ST
 B1. Historic Name: Los Angeles County Flood Control Building B2. Common Name Institute for Genetic Medicine B3. Original Use: Office building B4. Present B5. Architectural Style: Late Moderne/Modern B6. Construction History: (Construction date, alterations, and date of al Industrial structure constructed 1951. 1961: Microwave tower constructed for LA County Flood Control Dist., arch Minasian, contractor Dresser-Ideco Co., \$7794 cost. 1961: Maintenance service Building for same, engineer Louis W Mosley, control Control Dist. 	terations) itect Daniel, Mann, Johnson and Mendenhall, engineer John K
Plans included	
B7. Moved? ✓ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Daniel, Mann, Johnson and Mendenhall B10. Significance: Theme: Institutional architecture	B9b. Builder: Dresser-Ideon Area Boyle Heights
Period of Significance: 1951 Property Type	Institutional Applicable Criteria N/A
(Discuss importance in terms of historical or architectural context as define	d by theme, period, and geographic scope. Also address integrity.)

Theme: Public and Private Health & Medicine

As an excellent example of an office building that exhibits elements of the Late Moderne and Modern architectural styles and for its later association with Public and Private Health & Medicine this property is highly reflective of the theme "Government and Private Institutional Development, 1946-1964." Specifically, the broadly horizontal building's flat roof with deep overhanging eaves, projecting first floor wings with north-facing windows sheltered by deep overhangs, wide expanses of multi-pane windows on the second story and square openings with divided glazing on ground floor windows, and lack of applied ornamentation are highly characteristic of the blending of the two styles. In addition, as the Los Angeles County Flood Control Building the property was important in safeguarding the Los Angeles region from devastating floods. The building was designed by the renowned architectural firm of Daniel, Mann, Johnson & Mendenhall that was known for its proficiency with postwar Modern buildings. As a result, the building appears individually eligible for listing in the California Register under Criterion 1 for its associations with the broad patterns of Los Angeles County history and under Criterion 3 for embodying the distinctive characteristics of the Late Moderne and Modern architectural styles as designed by master architects (3CS CHRC Status Code). In addition, the property appears individually eligible for listing as a City of Los Angeles Historic Cultural Monument under similar criteria (5S3 CHRC Status Code).

B11. Additional R B12. References	esource Attributes: (List attributes and codes :	i) HP8. Ir	ndustrial Building	HP15. Educational building
Library California the Making," Davi Greg Hise "Magn	nits, LA County Tax Assessor, Sanborn Maps, Index, Los Angeles Times, William Deverell "I id Gebhard & Robert Winter "Architecture in Lu etic Los Angeles: Planning the 20th Century M American Architecture Since 1780: A Guide to	Los Angeles in os Angeles," 1etropolis,"	Lincoin Park	Some st
B14. Evaluator:	Peter Moruzzi	PCR Services		A A A A A A A A A A A A A A A A A A A
	233 Wilshire Boulevard, Suite 130		Lambie St	the second
	Santa Monica, CA 90401		Alcazar St	B M
Date of Evaluation	on:	9/27/2007	31124 35	Mediord St
	(This space reserved for official comments.)		35 older mes Norfolk St	Anuclion St Personne S

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	REATION Other Listings			mial 9 Status Code	,			
	Review Code	Revie	ver		Da	ie		
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Public and (P2b and P2c or P2d. Attach		1	,		LHAMBRA Avenı Angeles	le		
b. USGS 7.5' Quad c. Address: 5323 d. UTM: (Give more than one for e. Other Locational Data (e.g. Parc	arge and/or linear resou	ALHAMBRA Ave urces) Zone		; 1/4 of ity <i>Los Angele</i> ; ppriate)	1/4 of Sec s mE/	; Zip mN	90032	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Crowned by a flat roof with high false front parapet this one-story vernacular Modern style industrial building faces south. Centering the large full-width framed false front signboard is the company name "J. Colavin & Son" rendered in projecting letters in a period script typeface. Sage green terrazzo is used for the wedge-shaped pilasters framing the façade and also as the exterior surface material on the primary elevation. Fenestration consists of steel-framed multi-pane casements fronted by metal security bars. Concrete steps lead to the primary entrance, which is flanked by wrought iron railings. Red brick planters containing trees and clipped hedges provide welcome landscaping along the sidewalk. A large freight opening with rolling metal door occupies the east half of the façade. The building exhibits a high level of physical and historical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial B P4. Resources Present: ✓ Building Structure Object Site D	Building District Delement of District Dother (Isolates, etc.)
J. Colavin & Son	P5b Description of Photo: (View, date, accession #) South elev, lkg north, 9/2007 P6. Date Constructed/Age and Sources: □ Prehistoric ☐ Historic ☐ Both 1952, Building permit
	P7. Owner Address: COLAVIN, J AND SON INC 5323 ALHAMBRA AVE LOS ANGELES CA, CA 90032
	P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/25/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") <i>None</i>	
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Record Sketch Map Archaeological Record Other: (List) Other: (List)	 District Record Linear Feature Record Milling Station Record Photograph Record

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	
Page 2 of 3	NRHP Status Code: 3CS, 5S3
Resource Name or # (Assigned by	recorder) 5323 ALHAMBRA Avenue
B1. Historic Name:J. Colavin & SonB2. Common NameJ. Colavin & SonB3. Original Use:IndustrialB4. Present I	Jse: Industrial
B5. Architectural Style: Vernacular Modern	
B6. Construction History: (Construction date, alterations, and date of al	terations)
Terrazzo contractor and office storage bldg constructed 1952 for owner/cor cost.	tractor J Colavin and Son, no arch, engineer FE MacDonald Jr., \$9600
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: None	B9b. Builder: J Colavin and Son
B10. Significance: Theme: Industrial architecture	Area Boyle Heights
Period of Significance: 1928-1957 Property Type	Industrial Applicable Criteria N/A
(Discuss importance in terms of historical or architectural context as defined Theme: Transportation Improvements and industrial Growth in Bo	
This property represents an excellent example of the vernacular N this part of Los Angeles. In addition, the property exhibits a high le terrazzo in its façade due to its use as the headquarters of a comp association with the railroad, this property is highly reflective of the Boyle Hoights" within the City Industrial Tract. It is closely tool to the	vel of physical integrity and utilizes a surprising amount of any specializing in the installation of terrazzo. Along with its theme "Transportation Improvements and Industrial Growth in

Boyle Heights" within the City Industrial Tract. It is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region in the decades immediately before and after WWII. In particular, the years 1928-1957 represent the period when this area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. It is representative of the industrial architecture and urban history of the second guarter of the twentieth century in Los Angeles.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

HP8. Industrial Building

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles." Round B13. Remarks: g B14. Evaluator: Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Jall St Mariondale A Santa Monica, CA 90401 Endeon 9/25/2007 Date of Evaluation: (This space reserved for official comments.) Valley Bivo Bullard Ave Dartmouth Ave Londard **Borland Rd** Dobbs St Ave Warwick Ave Athantora Cobey Rd 3 Ave 00

State of California – The Resources A DEPARTMENT OF PARKS AND REC				rimary # RI #	ŧ				
PRIMARY RECORD	Other Listings			rinomia RHP Sta	-	3CS, 5S3			
	Review Code	Revie	ewer			Da	te		
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Public and (P2b and P2c or P2d. Attach		1		r) 1. Count		HAMBRA Avent ngeles	Ie		
b. USGS 7.5' Quad c. Address: 5380 d. UTM: (Give more than one for l e. Other Locational Data (e.g. Parc	arge and/or linear resou	,		City	1/4 of Los Angeles ; ite)	1/4 of Sec mE/	; Zip mN	90032	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This one- and two-story Moderne style industrial building is capped by a wood truss roof with parapet. Stucco sheathes the building's exteriors. Characteristic Moderne style elements include the rounded and vertically incised pilaster that rises above the roofline at the west end of the primary (north) elevation, the pair of incised pilasters flanking the two-story office wing at the east end of the building, the incised belt course that forms a continuous lintel in the industrial one-story portion, and the slightly recessed horizontal panel in the parapet. Fenestration consists primarily of metal-framed fixed and casement windows of various sizes. A large freight opening punctuates the west end of the façade; the main pedestrian entrances are located in the center of the industrial portion and near the west end of the two-story office wing. Decorative octagonal elements affixed to façade above the belt course add to the building's pleasing level of detail. The property exhibits a high level of integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial B P4. Resources Present: ✓ Building Structure Object Site D	Building District Element of District Other (Isolates, etc.)
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	 P5b Description of Photo: (View, date, accession #) North elev, Ikg SE, 9/14/07 P6. Date Constructed/Age and Sources: □ Prehistoric Prehistoric Both 1937, Building permits P7. Owner Address: STOREY, ANN TR ET AL 5380 ALHAMBRA AVE LOS ANGELES CA, CA 90032 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/25/2007 P10. Survey Type: (Describe) Intensive Level Survey
None Attachments: NONE □ Continuation Sheet □ Location Map ✓ Building, Structure, and Object Record □ Sketch Map □ Archaeological Record	 District Record Rock Art Record Linear Feature Record Artifact Record Milling Station Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3				NRHP Status Cod	le: 3CS, 5S3
	Resource Name or #	(Assigned by r	ecorder) 5380 A	ALHAMBRA Avenu	ie
B1. Historic Name: B2. Common Name Pacific Flex	xible Metal Hose				
B3. Original Use: Industrial		B4. Present L	lse: Industrial		
B5. Architectural Style: Mo	oderne				
B6. Construction History: (C	onstruction date, alterations	, and date of alt	erations)		
Warehouse constructed 1937 fo	r owner LA Cowper, archite	ct HM Banfield,	contractor Walter J	lange, \$7500 cost.	
B7. Moved? ☑ No ☐ Yes B8. Related Features:	s 🗌 Unknown 🛛 Date:		Original Location	:	
B9a. Architect: HM Banfield			B9b. Builder: Wal	ter Jange	
B10. Significance: Theme:	Industrial architecture		Area Boyle Heig	ihts	
Period of Significance:		Property Type		••	icable Criteria N/A
(Discuss importance in terms of Theme: Industrial Buildings Properties in Boyle Heights 1913-1945, Related Respor	and Complexes into the erected between 1913-1	Modern Era, 1	913-1945, Archit	tecturally Distinct	tive Examples of Industrial
Los Angeles. In addition, the property is highly reflective Industrial Tract. It is closely region in the decades imme	e property exhibits a high of the theme "Transporta tied to the strong deman diately before and after v and/or notable extant bui	n level of physi tion Improvem d for industrial WWII. In partic Idings - signific	cal integrity. Alor ents and Industri space arising fro ular, the years 19 cant for their arch	ng with its associa ial Growth in Boy om the economic 928-1957 represe itectural quality,	Ve Heights" within the City growth of the Los Angeles ent the period when this physical integrity, and historic

twentieth century in Los Angeles.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

HP8. Industrial Building

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," AVE Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Haven Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles." 2 B13. Remarks: Alha St Round Dr B14. Evaluator: Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 9/25/2007 Date of Evaluation: Mariondale Ave (This space reserved for official comments.) Endicon St Valley Blvd Bullard Ave Londardy **Borland Rd** th Ave. PA Dobbs St JDTO AVE allock Wanw BING Rd

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC		Prim HRI :	ary # #				
PRIMARY RECORD	Other Listings Review Code	NRH	omial P Status Code	3CS, 5S3 Date			
Page 1 of 2 Resource Name or #: (Assigned by recorder) 5442 ALHAMBRA Avenue P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) 5442 ALHAMBRA Avenue							
b. USGS 7.5' Quad c. Address: <i>5442</i> d. UTM: (Give more than one for I e. Other Locational Data (e.g. Parc	arge and/or linear resources)	Zone	; 1/4 of City <i>Los Angeles</i> ; opriate)		; Zip <i>90032</i> mN	В.М.	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) A flat roof with stepped parapet caps this two-story utilitarian commercial and residential building. Of brick masonry construction, the building's primary (north) elevation is characterized by glazed white bricks that emphasize the stepped parapet, second story lintels, the stringcourse between floors, and the diamond shapes that decorate the false front parapet. Second story window openings have been infilled with bricks in accommodating vinyl sliders. The ground floor storefront features wood framed windows and a wide transom over the recessed entrance. The interior staircase entrance is located near the east end of the façade. Metal security bars front all ground floor windows and entrances. Due to the second story window alterations the building exhibits a moderate level of physical integrity.

P3b. Resource Attrib P4. Resources Prese			HP8. Industrial	•	HP 3 of District	. <i>Multiple family property</i>
					(View, date North elev, P6. Date C P7. Owner BAO TON 1032 E M ALHAMBR P8. Recorr (Name, aff Peter More PCR Servi 233 Wilshi Santa Mor P9. Date R P10. Surve	r Address: G USA INC AIN ST RA CA, CA 91801 ded by: iliation, and address) uzzi ices ire Boulevard, Suite 130 nica, CA 90401 Recorded: 9/25/2007
P11. Report Citation: None	(Cite survey re	port and other sources, or	enter "none.")			
	NONE Location Map Sketch Map Dther: (List)	 Continuation Sheet Building, Structure, an Archaeological Record 		 District Record Linear Feature Milling Station 	Record	 Rock Art Record Artifact Record Photograph Record

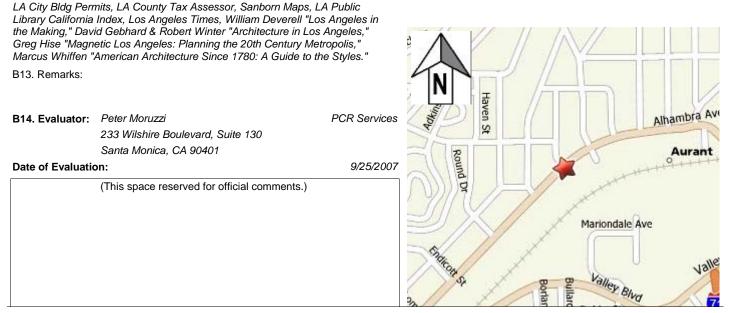
State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 3CS, 5S3
Resource Name or # (Assigned by	recorder) 5442 ALHAMBRA Avenue
B1. Historic Name: B2. Common Name	
B3. Original Use: Commercial, residential B4. Present U	Jse: Commercial, residential
 B5. Architectural Style: Utilitarian B6. Construction History: (Construction date, alterations, and date of al Mixed-use building constructed 1930. B7. Moved? ✓ No Yes Unknown Date: 	terations) Original Location:
B8. Related Features: B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: Commercial architectura Period of Significance: 1928-1957 Property Type	Area Boyle Heights Mixed-use (commercial/reside Applicable Criteria N/A
(Discuss importance in terms of historical or architectural context as defined Theme: Commercial Development Related to Street Railway Trans	by theme, period, and geographic scope. Also address integrity.)
This property represents a rare example of a brick masonry vernae modifications to second story window openings.	cular mixed use building in this part of Los Angeles, despite the

This property is closely tied to the strong demand for commercial and multi-family residential space arising from the economic growth of the Los Angeles region in the decades immediately before and after WWII. In particular, the years 1928-1957 represent the period when this area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. It is representative of the architecture and urban history of the second quarter of the twentieth century in Los Angeles.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

HP8. Industrial Building

HP 3. Multiple family property



State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	5 5	Poviowor		al tatus Code	3S, 3CS, 5S3	to		
		Reviewer			Da	te		
Page 1 of 2	Resource Name or #: (Ass	signed by reco	order)	210 S A	NDERSON ST			
P1. Other Identifier:								
P2. Location: Not for Public	ation 🗹 Unrestricted		a. Coun	ty Los A	ngeles			
and (P2b and P2c or P2d. Attach	a Location Map as necessar	у.)						
b. USGS 7.5' Quad	Date	Г; R	;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 210	S ANDERSO	N ST	City	Los Angele	S	Zip	90033	
d. UTM: (Give more than one for	arge and/or linear resources) el #, directions to resource, ele			,	mE/	mN		

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This two-story Late Moderne style industrial building is rectangular in plan, of reinforced concrete construction, and capped by a flat roof with unadorned cornice. Stucco sheathes exterior surfaces. On the second story, elongated steel casement window bands partially shaded by shallow eaves punctuate the primary north and west elevations. The building's main entrance is located near the north end of the west elevation and features decorative stucco molding – interrupted by three decorative molded stucco squares – that frames the raised, recessed entry porch. Smaller molded decorative stucco frames flank red brick veneer elements on either side of the entrance and a large, curved cantilevered canopy shelters the entire entrance area. Framed ground floor west-facing window groupings fronted by horizontal slats are situated south of the entrance area. Along the north elevation, ground floor openings also feature molded framing. The building exhibits a high level of physical integrity.

P3b. Resource Attribute	es: (List attribu	tes and codes)	HP8. Industrial E	Building			
P4. Resources Present:	Building	Structure Object	Site [District Element	of District	Other (Isolates, etc	:.)
						ccession #) th elevs, Ikg SE, 9/20 structed/Age and S oric I Historic	
					905 SECON	INDUSTRIAL PROP	ER
					Peter Moruzzi PCR Services 233 Wilshire E	ion, and address) Boulevard, Suite 130	,
					Santa Monica P9. Date Reco P10. Survey T Intensive Leve	orded: 9/14/2007 Type: (Describe)	
P11. Report Citation:	Cite survey rep	oort and other sources, or e	enter "none.")				
	NE [cation Map] etch Map [ner: (List)	 Continuation Sheet Building, Structure, and Archaeological Record 	I Object Record	 District Record Linear Feature Milling Station 	Record	Rock Art Record Artifact Record Photograph Record	

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3				NRHP Status Code:	38, 308, 583
	Resourc	e Name or # (Assigned by	recorder) 210 S	ANDERSON ST	
B1. Historic Name:	Graybar Electric				
B2. Common Name					
B3. Original Use:	Industrial	B4. Presen	Use: Industrial		
B5. Architectural St	tyle: Late Moderne				
B6. Construction H	istory: (Construction dat	te, alterations, and date of	alterations)		
	5	Graybar Electric Co., archi permit #16161 that was pr		0	Johnston, contractor
B7. Moved? V B8. Related Feature	No 🗌 Yes 🗌 Unknown es:	n Date:	Original Location	:	
B9a. Architect: Cla	ud Beelman		B9b. Builder: Sim	pson Construction Co.	
B10. Significance:	Theme: Industrial arch	itecture	Area Boyle Heig	Ihts	
Period of Sign	ificance: 1924-1958	Property Type	Industrial	Applicabl	e Criteria A, C
· ·		chitectural context as defin ad industrial Growth in B			Also address integrity.)

As an excellent example of a Late Moderne style industrial building exhibiting a high degree of integrity and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." It is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1924-1958 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. It is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles.

HP8. Industrial Building

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi	PC
	233 Wilshire Boulevard, Suite 130	
	Santa Monica, CA 90401	
Date of Evaluation	on:	

(This space reserved for official comments.)

R お Mission Clarence Via Las Vegas 5 Gless E 1st St > 2 CR Services Atchison, Topeka & Santa 9/14/2007 Union Pacific Boyd St in Clarence Gless Artemus St 5 S E-4th St Eagle St E 4th St

S HELO

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD			Primary # HRI # Trinomial NRHP Stat	us Code	3S, 3CS, 5S3			
	Review Code	Reviewer			Da	ate		
Page 1 of 2 P1. Other Identifier: P2. Location: Ot for Public and (P2b and P2c or P2d. Attach			rder) a. County		DERSON ST geles			
b. USGS 7.5' Quad c. Address: 323 d. UTM: (Give more than one for l e. Other Locational Data (e.g. Parc	0	I ST Zone	City L	,	1/4 of Sec mE/	; Zip mN	90033	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Rectangular in plan, one-story in height, and of concrete construction this Art Deco/Moderne industrial building is capped by a wood truss roof with parapet. Non-original security bars front the building's slightly recessed metal-framed, multi-pane windows. Originally known as the Spring Valley Butter Co., its SVB initials appear in relief above the recessed entrance. The building's distinctive architectural elements include fluted pilasters flanking the entrance, horizontal bands along the cornice and lintels, and its stepped entrance surround. The property exhibits a high level of physical integrity despite the addition of security bars, which are easily reversible.

icnments:	
	Location Ma
	Sketch Map
	Other: (List)

Building, Structure, and Object Record Archaeological Record

District Record
Linear Feature Record
Milling Station Record

Artifact Record Photograph Record

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 3S, 3CS, 5S3
Resource Name or # (Assigned by	recorder) 323 S ANDERSON ST
B1. Historic Name: Spring Valley Butter Company B2. Common Name	
B3. Original Use: Industrial B4. Present	Use: Industrial
B5. Architectural Style: Art Deco, Moderne	
B6. Construction History: (Construction date, alterations, and date of a Industrial building constructed 1938 for owner Union Pacific Railroad, no a Hanson, \$15950 cost.	,
B7. Moved? 🔽 No 🗌 Yes 🗌 Unknown 🛛 Date:	Original Location:
B8. Related Features:	
B9a. Architect: None	B9b. Builder: Machan (sp?), Craig and Hanson
B10. Significance: Theme: Industrial architecture	Area Boyle Heights
Period of Significance: 1924-1958 Property Type	Industrial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as define	d by theme, period, and geographic scope. Also address integrity.)
Theme: Transportation Improvements and industrial Growth in Bo	vyle Heights, 1913-1945

As an excellent example of an Art Deco style industrial building and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." It is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1924-1958 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. It is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

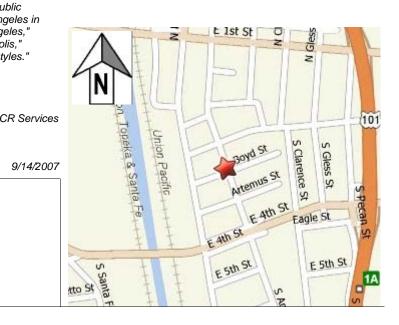
LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi	P
	233 Wilshire Boulevard, Suite 130	
	Santa Monica, CA 90401	
Date of Evaluation	on:	

(This space reserved for official comments.)

HP8. Industrial Building



State of California – The Resources A DEPARTMENT OF PARKS AND REC			Primary HRI # Trinomia					
PRIMARY RECORD	Other Listings		NRHP S	tatus Code	3S, 3CS, 5S3			
	Review Code	Reviewer			Da	ite		
Page 1 of 2 P1. Other Identifier:	Resource Name or #: (A	Assigned by reco	order)	364 S AI	NDERSON ST			
P2. Location: Not for Public			a. Cour	ity Los A	ngeles			
and (P2b and P2c or P2d. Attach	a Location Map as necess	ary.)						
b. USGS 7.5' Quad	Date	Т; F	;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 364	S ANDERS	SON ST	City	Los Angeles	5	Zip	90033	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This two-story industrial building with Mediterranean Revival style elements is rectangular in plan, of brick masonry construction, and capped by a flat roof with parapet. Fenestration consists of a mixture of deeply recessed segmental arched, square, and rectangular windows filled with steel-framed multi-pane glazing. The east and west ends of the primary, north-facing elevation feature masonry pilasters between which are centered narrow slit windows fronted by wrought iron grilles. Similar wrought iron grilles also front the remaining ground floor windows, all of which have been sealed from the inside by plywood. A pointed arch surmounts the main entrance, which is fronted by a rolling metal door that centers the north façade. Several of the building's second story windows have been infilled with concrete blocks and seismic bolts are visible above the fenestration. Given the noted alterations, the building exhibits a moderate level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial Building P4. Resources Present: ✓ Building Structure Object Site District []	Element of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) West elev, lkg SE, 9/2007 P6. Date Constructed/Age and Sources: □ Prehistoric ✓ Historic □ Both 1925, Tax Assessor P7. Owner Address: ANDERSON DEVELOPMENT LLC
	ANDERSON DEVELOPMENT LLC 300 E 4TH ST LOS ANGELES CA, CA 90013 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/14/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") <i>None</i>	
□ Location Map	trict Record Rock Art Record ear Feature Record Artifact Record ing Station Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3S, 3CS, 5S3
Resource Name or # (Ass	signed by recorder) 364 S ANDERSON ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Industrial B4	. Present Use: Industrial
B5. Architectural Style: Mediterranean Revival	
B6. Construction History: (Construction date, alterations, and	date of alterations)
Industrial building constructed 1925.	
B7. Moved? ☑ No □ Yes □ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: None	B9b. Builder: None
B10. Significance: Theme: Industrial architecture	Area Boyle Heights
Period of Significance: 1924-1958 Prope	rty Type Industrial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context	as defined by theme, period, and geographic scope. Also address integrity.)
Theme: Transportation Improvements and industrial Grow	vth in Boyle Heights, 1913-1945

As a good, representative example of a utilitarian industrial building with Mediterranean Revival style elements of brick masonry construction and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." It is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1924-1958 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. It is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles.

HP8. Industrial Building

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi	Р
	233 Wilshire Boulevard, Suite 130	
	Santa Monica, CA 90401	
Date of Evaluation	on:	

(This space reserved for official comments.)

101 Union Pacific in Boyd S Clarence Gless CR Services 5 S Pecan 5 9/14/2007 Eagle St E 4th St E 5th St E 5th St S Santa ŝt Anderson Fe Ave 6th St

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD			Primary # HRI # Trinomial				
	Other Listings Review Code	Reviewer	NRHP Status Code	- , , -	te		_
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Public and (P2b and P2c or P2d. Attach			,	ANDERSON ST Angeles			
b. USGS 7.5' Quad c. Address: <i>516</i> d. UTM: (Give more than one for e. Other Locational Data (e.g. Parc	S ANDERSON	Zone	City Los Angel ;	1/4 of Sec les mE/	; Zip mN	90033	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) The most prominent structure located on this expansive property is the two-story utilitarian industrial building of concrete, steel frame, and brick masonry construction that is capped by a front-gabled steel truss roof. Fenestration on its rear (east) façade consists of large square openings containing steel-framed fixed and awning type multi-pane windows. North and south elevations feature similar, but smaller, second story windows. A circled arrowhead logo in relief centers the east gable. North and adjacent to the two-story building, a one-story brick masonry factory structure with steel-framed, multi-pane windows is crowned by a sawtooth roof with north-facing fenestration. Although the building's primary (west) elevation has been altered over the years, its rear elevation appears to be quite original. As a result, the building exhibits a moderate to high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial Building P4. Resources Present: ✓ Building Structure Object Site Diagonal	uilding istrict
	 P5b Description of Photo: (View, date, accession #) East elev, lkg SW, 9/14/07 P6. Date Constructed/Age and Sources: □ Prehistoric ☑ Historic □ Both 1917, Tax Assessor P7. Owner Address: ALLVAND INDUSTRIES LLC 516 S ANDERSON ST LOS ANGELES CA, CA 90033 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/14/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") <i>None</i>	
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Record Sketch Map Archaeological Record	 District Record Linear Feature Record Milling Station Record Photograph Record

DEPARTMENT OF PARKS AND RECREATION	HRI#
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 3B, 3CB, 5B
Resource Name or # (Assigned by	recorder) 516 S ANDERSON ST
B1. Historic Name: Los Angeles & Santa Fe Railroad Locomotive Repair B2. Common Name	Bldg
B3. Original Use: Locomotive repair facility B4. Present I	Jse: Industrial
B5. Architectural Style: Utilitarian Industrial	
B6. Construction History: (Construction date, alterations, and date of al	terations)
Locomotive repair facility constructed 1917.	
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Original Location:
Spur tracks entering building	
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area Boyle Heights
Period of Significance: 1913-1945 Property Type	Industrial Applicable Criteria
(Discuss importance in terms of historical or architectural context as defined	d by theme, period, and geographic scope. Also address integrity.)
Theme: Industrial Buildings and Complexes into the Modern Era, Properties in Boyle Heights erected between 1913-1945; Transpo. 1913-1945	

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The two-story gabled roof building located on this sprawling site is an excellent example of a large early utilitarian locomotive repair building of concrete and steel frame construction erected in in 1917. Along with its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." The Salt Lake Route arrowhead logo visible near the apex of the rear (east) elevation confirms Sanborn map evidence that the property was used as a locomotive repair facility for the Los Angeles and Salt Lake (LA&SL) Railroad with spur tracks entering the building from its west elevation. Although its primary (west) façade has been altered by covering the originally open elevation where the locomotives entered with corrugated metal, the east side of the building retains a high level of integrity. Due to its rarity as a one of the few surviving examples of a LA&SL locomotive repair facility in Boyle Heights, the property is a contributor to the potential "500-600 Anderson Street Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1910s. As a result, this property appears eligible for listing in the National Register through survey evaluation as a contributor to a "500-600 South Anderson Industrial District" under Criteria A and C, and for individual listing in the National Register as a key example of railroad architecture in Los Angeles (3B CHRC Status Code). In addition, the property appears eligible for individual listing in the California Register and as a contributor to a

HP8. Industrial Building

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B11. Additional Resource Attributes: (List attributes and codes) B12. References:

State of California - The Resources Agency

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	E 4th St E 5th St E 5th St
Date of Evaluation	on:	9/14/2007	
	(This space reserved for official comments.)		E Gth St Whittier Blvd

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC PRIMARY RECORD	5 5		Primary # HRI # Trinomial NRHP Status Code	3D, 3CD, 5D3		
	Review Code	Reviewer		Dat	e	
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Publica and (P2b and P2c or P2d. Attach				NDERSON ST Angeles		
 b. USGS 7.5' Quad c. Address: 571 d. UTM: (Give more than one for I e. Other Locational Data (e.g. Parce) 	0	I ST Zone	City Los Angele	1/4 of Sec es mE/	; Zip 90033 mN	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) A wood truss roof with parapet caps this two-story Late Moderne style industrial building. Of brick masonry construction, the building's visible fenestration consists of steel-framed, multi-pane glazing covered with metal mesh screens. Its most prominent feature is the pair of vertical brick masonry half-cylinders flanking the raised corner entrance. Each half-cylinder is comprised of smaller terra cotta-colored bricks than the larger red bricks covering the remainder of the façade. The entrance itself is approached by concrete steps and fronted by a metal roll-up door. Though neglected and in disrepair, the building exhibits a relatively high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial B	Building
P4. Resources Present: ✓ Building Structure Object Site I	District VElement of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) <i>East elev, lkg NW, 9/14/07</i> P6. Date Constructed/Age and Sources: □ Prehistoric ✔ Historic □ Both 1947, Tax Assessor
h	P7. Owner Address: CHANG, YI SHING AND PIYUN C 1770 WEST DR SAN MARINO CA, CA 91108
	P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/14/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") None	
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Record Sketch Map Archaeological Record Other: (List) Other: (List)	 District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code:	3D, 3CD, 5D3
Resource Name or # (Assigned by	recorder) 571 S ANDERSON ST	
B1. Historic Name:		
B2. Common Name		
B3. Original Use: Industrial B4. Present	Use: Industrial	
B5. Architectural Style: Late Moderne		
B6. Construction History: (Construction date, alterations, and date of a <i>Constructed in 1947.</i>	Ilterations)	
B7. Moved? ☑ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:	
B9a. Architect: Unknown	B9b. Builder: Unknown	
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights	
Period of Significance: 1916-1947 Property Type	Industrial Applicab	le Criteria A, C
(Discuss importance in terms of historical or architectural context as define	ed by theme, period, and geographic scope.	Also address integrity.)

Theme: Transportation Improvements and industrial Growth in Boyle Heights, 1946-1964

As a good, representative example of a Late Moderne style industrial building and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." It is a contributor to the potential "500-600 Anderson Street Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1910s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1916-1947 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the utilitarian industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "500-600 South Anderson Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a local historic district under similar criteria (5D3 CHRC Status Code).

HP8. Industrial Building

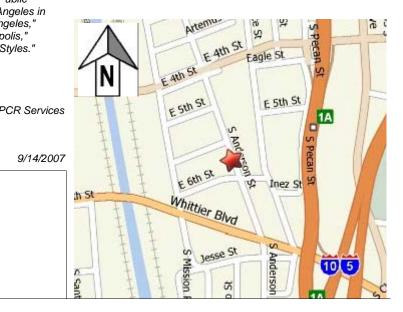
B11. Additional Resource Attributes:	(List attributes and codes)
B12. References:	

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

Peter Moruzzi	1	
233 Wilshire Boulevard, Suite 130		
Santa Monica, CA 90401		
Date of Evaluation:		
	233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	

(This space reserved for official comments.)



State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0 ,	Reviewer	Primary # HRI # Trinomial NRHP State		3D, 3CB, 5B Dat	e	_
Page 1 of 2 Resource Name or #: (Assigned by recorder) 600 S ANDERSON ST P1. Other Identifier: P2. Location: Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) 600 S ANDERSON ST 100 S ANDERSON ST							
 b. USGS 7.5' Quad c. Address: 600 d. UTM: (Give more than one for e. Other Locational Data (e.g. Parce) 	Date Date S ANDERSON	VST Zone	City L	,	1/4 of Sec mE/	; Zip mN	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) A flat roof with parapet and modest cornice caps this one-story utilitarian industrial building of brick masonry construction. Segmental arched openings with plain sills characterize the primary (west) façade. The narrow recessed main entrance, fronted by a metal security door, is located near the north end of the building. Some of the windows have been infilled with plywood or concrete and seismic bolts are visible along the cornice line. As a result of these alterations, the property exhibits a moderate level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial Building	
P4. Resources Present: Building Structure Object Site District	Element of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) West elev, Ikg east, 9/14/08P6. Date Constructed/Age and Sources: □ Prehistoric I Historic Both 1932, Tax AssessorP7. Owner Address:PrivateP8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services One Venture, Suite 150 Irvine, CA 92618P9. Date Recorded: 9/25/2007P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") <i>None</i>	
Location Map 🗹 Building, Structure, and Object Record 🗌 Lin	strict Record Rock Art Record near Feature Record Artifact Record lling Station Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3D, 3CB, 5B
Resource Name or # (Assigned by	recorder) 600 S ANDERSON ST
B1. Historic Name: B2. Common Name	
B3. Original Use: Industrial B4. Present	Use: Industrial
B5. Architectural Style: Utilitarian Industrial	
B6. Construction History: (Construction date, alterations, and date of a <i>Industrial building constructed 1932.</i>	lterations)
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights
Period of Significance:1916-1947Property Type(Discuss importance in terms of historical or architectural context as define Theme: Transportation Improvements and industrial Growth in Bo	

As a good example of a utilitarian industrial masonry building erected in the early 1930s and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." It is a contributor to the potential "500-600 Anderson Street Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1910s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1916-1947 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the utilitarian industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register through survey evaluation as a contributor to a "500-600 South Anderson Industrial District" under Criteria A and C (3D CHRC Status Code). In addition, the property appears eligible for individual listing in the California Register and as a contributor to a California Register eligible district under Criteria 1 and 3 (3CB CHRC Status Code). Further, the property appears eligible for local designation as a contributor to a historic district and as a City of Los Angeles Historic Cultural Monument under similar criteria (5B CHRC Status

HP8. Industrial Building

E 4th St

Fagle St

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B14. Evaluator:	Peter Moruzzi One Venture, Suite 150 Irvine, CA 92618	PCR Services	+++++	E Suite S Ander	S PRO	
Date of Evaluation		9/25/2007	ŦŦ	E 6th St	a Inez St 19	
	(This space reserved for official comments.)		St ++++++++++++++++++++++++++++++++++++	Whittier Blvd S Mission Rd	N. Comment	200

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0 ,		Reviewer			3D, 3CD, 5D3	ate		
Page 1 of 2 Resource Name or #: (Assigned by recorder) 607 S ANDERSON ST P1. Other Identifier: P2. Location: Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) Bot S and S									
 b. USGS 7.5' Quad c. Address: 607 d. UTM: (Give more than one for e. Other Locational Data (e.g. Parce) 	large and/or linear r	,	lone	City	1/4 of Los Angeles ; ate)	1/4 of Sec mE/	; Zip mN	90023	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This two-story utilitarian industrial building is rectangular in plan, of brick masonry construction, and capped by a wood truss roof with parapet. Second story fenestration consists of large, square, deeply recessed openings with steel-framed, multi-pane glazing centered by awning type windows. In contrast, metal slats cover ground floor windows. A large vehicle entrance is situated near

the north end of the primary (east) elevation. Other than visible seismic bolting, the building exhibits a high level of physical integrity.

HP8. Industrial Building

P4. Resources Present:	 Building 	Structure Object	Site	District	Element of District	Other (Isolates, etc	.)
					(View, dat East elev, P6. Date (□ Pre 1928, Tax P7. Owne SENEGR/ 625 S AN	iption of Photo: e, accession #) <i>Ikg NW, 9/2008</i> Constructed/Age and S historic	ources:
				ACE	P8. Recor (Name, aff Peter Mon PCR Serv 233 Wilsh Santa Mon P9. Date F P10. Surv	ded by: iiliation, and address) uzzi ices ire Boulevard, Suite 130 hica, CA 90401 Recorded: 9/14/2007	

P11. Report Citation: (Cite survey report and other sources, or enter "none.") None

Attachments:

	🗌 Contii
Location Map	🗹 Buildi

P3b. Resource Attributes: (List attributes and codes)

nuation Sheet

ing, Structure, and Object Record Archaeological Record

	✓	District Re
d		Linear Fe
		Milling Sta

ecord ature Record ation Record

Rock Art Record Artifact Record Photograph Record

Sketch Map

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NRHP Status Code:	3D, 3CD, 5D3
Resource Name or #	(Assigned by recorder) 607	S ANDERSON ST	
B1. Historic Name:			
B2. Common Name			
B3. Original Use: Industrial	B4. Present Use: Industrial		
B5. Architectural Style: Utilitarian Industrial			
B6. Construction History: (Construction date, alterations,	and date of alterations)		
Industrial building constructed 1928.			
B7. Moved? ✔ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Locatio	אי: ייי	
B9a. Architect: Unknown	B9b. Builder: U	nknown	
B10. Significance: Theme: Industrial Architecture	Area Boyle He	aights	
Period of Significance: 1916-1947 Pr	roperty Type Industrial	Applicable	e Criteria A, C
(Discuss importance in terms of historical or architectural con Theme: Transportation Improvements and industrial of			Also address integrity.)

As a good, representative example of a utilitarian industrial building of brick masonry construction erected in the 1920s and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." It is a contributor to the potential "500-600 Anderson Street Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1910s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1916-1947 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the utilitarian industrial style and those influenced by the Moderne architectural style. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "500-600 South Anderson Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a local historic district under similar criteria (5D3 CHRC Status Code).

HP8. Industrial Building

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4th St

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E 5th St

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130	PCR Services	++++		5 Anders	D S Peca	
	Santa Monica, CA 90401	- / /	Ŧ	E 6th 5	st log	Inez St	
Date of Evaluation	on:	9/14/2007	st	the production	<	(main)	
	(This space reserved for official comments.)			Ission Rd	T Blvd	S Anderson St	5 5010

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION PRIMARY RECORD			Primary # HRI # Trinomial				
	Other Listings Review Code	Reviewer	NRHP Status Code	3D, 3CD, 5D3 Da	te		
Page 1 of 2 Resource Name or #: (Assigned by recorder) 608 S ANDERSON ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) 608 S ANDERSON ST							
 b. USGS 7.5' Quad c. Address: 608 d. UTM: (Give more than one for la e. Other Locational Data (e.g. Parce) 	o ,	Zone	City Los Angele ;	1/4 of Sec s mE/	; Zip mN	90023	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) A flat roof with parapet caps this one-story utilitarian industrial building. Rectangular in plan and of brick masonry construction, the building is punctuated by vehicle and pedestrian openings near the north end of its primary (west) elevation. Roll-up metal doors and metal bars cover the building's entrances and windows. In addition, several of its window openings have been infilled with brick. As a result, the building exhibits a low to moderate level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial Baseline P4. Resources Present: ✓ Building Structure Object Site D	uilding District ✓Element of District □Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) West elev, lkg SE, 9/14/07 P6. Date Constructed/Age and Sources: Prehistoric Historic Both 1922, Tax Assessor P7. Owner Address: HERMAN, GARY J TR ETAL 1201 S OLIVE ST LOS ANGELES CA, CA 90015 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/14/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") <i>None</i>	
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Record Sketch Map Archaeological Record	 District Record Linear Feature Record Milling Station Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code:	3D, 3CD, 5D3				
Resource Name or # (Assigned b	y recorder) 608 S ANDERSON ST					
B1. Historic Name:						
B2. Common Name K. Scion Inc.						
B3. Original Use: Industrial B4. Preser	t Use: Industrial					
B5. Architectural Style: Utilitarian Industrial						
36. Construction History: (Construction date, alterations, and date of alterations) Constructed in 1922.						
B7. Moved? ✓ No Yes Unknown Date: B8. Related Features:	Original Location:					
B9a. Architect: Unknown	B9b. Builder: Unknown					
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights					
Period of Significance: 1916-1947 Property Type	e Industrial Applicab	ole Criteria A, C				
(Discuss importance in terms of historical or architectural context as defir Theme: Transportation Improvements and industrial Growth in E		. Also address integrity.)				

As a good, representative example of a Utilitarian Industrial building of brick masonry construction erected in the 1920s and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." Although a number of its window openings have been infilled, it contributes to a potential industrial district due to its mass, form, and materials. It is a contributor to the potential "500-600 Anderson Street Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1910s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1916-1947 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the utilitarian industrial style and those influenced by the Moderne architectural style. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "500-600 South Anderson Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a local historic district under similar criteria (5D3 CHRC Status Code).

HP8. Industrial Building

Fagle 5L

E 5th S

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130	PCR Services	ŦŦ	S Anderson	5 pec	1
Date of Evaluation	Santa Monica, CA 90401	9/14/2007	手手	EGUN	Inez St 2	
	(This space reserved for official comments.)		E 7th St	Whittier Blvd	S Anderson St	Sana

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	5 5	Reviewer	Primary # HRI # Trinomial NRHP Status		03 Date		_
Page 1 of 2 Resource Name or #: (Assigned by recorder) 611 S ANDERSON ST P1. Other Identifier: P2. Location: Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) 611 S ANDERSON ST							
 b. USGS 7.5' Quad c. Address: 611 d. UTM: (Give more than one for le. Other Locational Data (e.g. Parc 	Date T S ANDERSON arge and/or linear resources)	; R IST Zone	City Los	of 1/4 of Se Angeles mE/	c ; Zip mN	90023	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This three-story utilitarian industrial building is rectangular in plan, of brick masonry construction, and capped by a flat roof with parapet. Four of its deeply recessed window openings located on its primary (east) elevation have been infilled with concrete block; others contain horizontal metal slats. A few of the windows on the third floor appear to be original with metal-framed multi-pane glazing. Metal fire escapes are attached to the second and third story east façade. On the ground floor a large roll-up metal door blocks the freight opening. Ground floor fenestration consists of non-original frames and glazing. As a result of these alterations, the building exhibits a rather low level of physical integrity.

P3b. Resource A P4. Resources F	Attributes: (List attributes and codes) HP8. Industrial Building Present: ✓ Building Structure Object Site Display	<i>ilding</i> strict ✓Element of District □Other (Isolates, etc.)
		 P5b Description of Photo: (View, date, accession #) East elev, Ikg NW, 9/14/07 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1929, Tax Assessor P7. Owner Address: SENEGRAM HOLDING CO 625 S ANDERSON ST LOS ANGELES CA, CA 90023 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/14/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Cita	tion: (Cite survey report and other sources, or enter "none.")	
Attachments:	NONE □ Continuation Sheet □ Location Map ☑ Building, Structure, and Object Record □ Sketch Map □ Archaeological Record □ Other: (List) □	 ✓ District Record ☐ Rock Art Record ☐ Linear Feature Record ☐ Artifact Record ☐ Milling Station Record ☐ Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NRHP Statu	us Code:	3D, 3CD, 5D3
Resource Name or # (Assigned by recorder)	611 SANDERSON	I ST	
B1. Historic Name:				
B2. Common Name				
B3. Original Use: Industrial	B4. Present Use: Inc	lustrial		
B5. Architectural Style: Utilitarian Industrial				
B6. Construction History: (Construction date, alterations, a	nd date of alterations)			
Industrial building constructed 1929.				
B7. Moved? ✓ No ○ Yes ○ Unknown Date: B8. Related Features:	Original	Location:		
B9a. Architect: Unknown	B9b. Build	der: Unknown		
B10. Significance: Theme: Industrial Architecture	Area B	oyle Heights		
Period of Significance: 1916-1947 Pro	perty Type Industria	Ι	Applicable	Criteria A, C
(Discuss importance in terms of historical or architectural content	ext as defined by theme	e, period, and geograp	phic scope. A	Also address integrity.)
Theme: Transportation Improvements and industrial G	rowth in Boyle Heigh	ts, 1913-1945		
611 South Anderson Street is significant for its associa	tion with the industri	al development of L	Los Angeles	s, specifically

warehouses and manufacturing facilities. As a good, representative example of a utilitarian industrial building of brick masonry construction erected in the 1920s and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." Although many of its window openings have been infilled and others replaced with non-original frames, the building is a contributor to the potential "500-600 Anderson Street Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1910s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1916-1947 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the utilitarian industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "500-600 South Anderson Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the

HP8. Industrial Building

4th SI

5th St

E 5th S

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130	PCR Services		Shindlerson	S pecan	
	Santa Monica, CA 90401		1 7	E 6th St St	Inez St 12	
Date of Evaluation	on:	9/14/2007	T	Whittin 候		
	(This space reserved for official comments.)		+++++++ E 7th St	Whittier Blvd	S Anderson St	Schief

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION PRIMARY RECORD			Primary # HRI # Trinomial NRHP Status Code	3D, 3CD, 5D3			
	Other Listings Review Code	Reviewer		Da	ite		_
Page 1 of 2 Resource Name or #: (Assigned by recorder) 613 S ANDERSON ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) 613 S ANDERSON ST							
b. USGS 7.5' Quad c. Address: 613 d. UTM: (Give more than one for I e. Other Locational Data (e.g. Parc	0	s) Zone	City Los Angel	1/4 of Sec es mE/	; Zip mN	90023	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This three-story utilitarian industrial building is rectangular in plan, of brick masonry construction, and capped by a wood truss roof with parapet. Four of its deeply recessed window openings located on its primary (east) elevation have been infilled with concrete block; many of its other windows contain non-original wood frames and glazing. Metal fire escapes are attached to the second and third story east façade. The building's main entrance has been infilled and now contains a small door. As a result of these alterations, the building exhibits a rather low level of physical integrity.

P3b. Resource Attri	ibutes: (List attribut	tes and codes)	HP8. Industrial B	uilding		
P4. Resources Pres	sent: 🗹 Building	Structure Object	Site D	istrict VEler	ment of District	Other (Isolates, etc.)
					(View, date East elev, F P6. Date C Pret 1916, Tax P7. Owner SENEGRA 625 S ANA LOS ANGE P8. Record (Name, affi Peter Moru PCR Servi 233 Wilshi Santa Moru P9. Date R P10. Surve	Address: M HOLDING CO DERSON ST ELES CA, CA 90023 ded by: iliation, and address) uzzi ces re Boulevard, Suite 130 dica, CA 90401 Recorded: 9/14/2007
P11. Report Citation	n: (Cite survey rep	ort and other sources, or e	enter "none.")			
Attachments:	NONE [Location Map [Sketch Map [Other: (List)	 Continuation Sheet Building, Structure, and Archaeological Record 	l Object Record		ecord ature Record ation Record	 Rock Art Record Artifact Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3D, 3CD, 5D3
Resource Name or # (Assign	ned by recorder) 613 S ANDERSON ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Industrial B4. P	resent Use: Industrial
B5. Architectural Style: Utilitarian Industrial	
B6. Construction History: (Construction date, alterations, and da	te of alterations)
Industrial building constructed 1916.	
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights
Period of Significance: 1916-1947 Property	Type Industrial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as	defined by theme, period, and geographic scope. Also address integrity.)
Theme: Transportation Improvements and industrial Growth	in Boyle Heights, 1913-1945

As a good, representative example of an early utilitarian industrial building of brick masonry construction erected in in 1916 and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." Although many of its window openings have been infilled and others replaced with non-original frames, the building is significant as an early example of a three-story industrial building in the City. As such, it is a contributor to the potential "500-600 Anderson Street Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1910s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laving new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1916-1947 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the utilitarian industrial style and those influenced by the Moderne architectural style. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "500-600 South Anderson Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a HP8. Industrial Building

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E 5th St

E 5th St

Inez St

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10 5

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ise St

Rio St

Sth St

5

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130	PCR Services		F
	Santa Monica, CA 90401		+ F	E 6th 5
Date of Evaluation	on:	9/14/2007		Whittie
	(This space reserved for official comments.)		4+++++++++++++++++++++++++++++++++++++	S Mission Rd

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0,		Primary # HRI # Trinomial NRHP Status Code 3D, 3CD, 5D3					
	Review Code	_ Reviewer			Da	ate		_
Page 1 of 2 Resource Name or #: (Assigned by recorder) 622 S ANDERSON ST P1. Other Identifier: P2. Location: Not for Publication Image: Unrestricted a. County Los Angeles								
and (P2b and P2c or P2d. Attach	a Location Map as necessa	ry.)						
b. USGS 7.5' Quad c. Address: 622 d. UTM: (Give more than one for	S ANDERSO large and/or linear resources)	Zone	City	,	1/4 of Sec mE/	; Zip mN	90023	В.М.
e. Other Locational Data (e.g. Parc	el #, directions to resource, el	evation, etc., a	s appropriat	ie)				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Trapezoidal in plan and capped by a flat roof with parapet this one-story utilitarian industrial building is of brick masonry construction. Segmental arched window openings with plain sills and steel-framed, multi-pane glazing characterize the primary (west) elevation. The narrow main entrance, fronted by a metal security gate, is located near the south end of the building. A metal roll-up door fronts the primary freight entrance situated near the center of the façade. The property exhibits a moderate to high level of physical integrity.

P3b. Resource A P4. Resources P	ttributes: (List attributes: Resent: 🗹 Building	,,	HP8. Indust	rial Building	Element of District	Other (Isolates, etc.)
P11 Report Citat	in the survey of	SUNMAX PRODUCE U.S.A.	o22 i	SUNN PRODUCE U.S.A.	(View, dat West elev P6. Date P7. Owne BAK,PHIL 622 S AN LOS ANG P8. Reco (Name, af Peter Mon PCR Serv 233 Wish Santa Mo P9. Date P10. Surv	ifiliation, and address) <i>ruzzi</i>
None	(,,,,,,,,,,,,,,	,		,		
Attachments:	 NONE Location Map Sketch Map 	 Continuation Sheet Building, Structure, and Archaeological Record 	l Object Rec	ord 🗌 Lii	strict Record near Feature Record illing Station Record	 Rock Art Record Artifact Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3D, 3CD, 5D3
Resource Name or # (Assigned	by recorder) 622 S ANDERSON ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Industrial B4. Prese	ent Use: Industrial
B5. Architectural Style: Utilitarian Industrial	
B6. Construction History: (Construction date, alterations, and date or <i>Industrial building constructed 1923.</i>	f alterations)
B7. Moved? ✓ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights
Period of Significance: 1916-1947 Property Ty	be Industrial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as def	ined by theme, period, and geographic scope. Also address integrity.)
Theme: Transportation Improvements and industrial Growth in	Boyle Heights, 1913-1945

As a good, representative example of a utilitarian industrial building of brick masonry construction erected in the 1920s and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." As such, it is a contributor to the potential "500-600 Anderson Street Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1910s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1916-1947 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architectural style. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "500-600 South Anderson Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a local historic district under similar criteria (5D3 CHRC Status Code).

HP8. Industrial Building

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	ŦŦ
Date of Evaluation	on:	9/14/2007	1
	(This space reserved for official comments.)		E 7th St



State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0 ,	Reviewer	Primary # HRI # Trinomial NRHP Statu	us Code 3B, 3CB, 5	B Date	
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Public and (B2b and B2c or B2d Attack		igned by reco		631 S ANDERSON S		
and (P2b and P2c or P2d. Attach b. USGS 7.5' Quad c. Address: 631 d. UTM: (Give more than one for e. Other Locational Data (e.g. Parc	Date T S ANDERSON large and/or linear resources)	; R NST Zone	City Lo	ps <i>Angeles</i> ; mE/	ec ; Zip mN	B.M. 90023

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Capped by a wood truss roof with stepped parapet, this one-story industrial building exhibits elements of the Moderne architectural style. Of reinforced concrete construction and rectangular in plan, the building's fenestration consists of steel-framed, multi-pane fixed and casement windows fronted by mesh screens. A roll-up metal freight door occupies the northernmost bay of the primary (east) elevation. A smaller roll-up door fronts the main entrance, which centers the symmetrical building. Highly characteristic of the Moderne style are the elongated stepped pilasters with their rounded tops that segment each bay and the incised horizontal bands above and below the windows. The building exhibits a relatively high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial Bu	ilding
P4. Resources Present: ✓ Building Structure Object Site Dis	strict Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) East elev, lkg NW, 9/2008 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1937, Building permit P7. Owner Address: SENEGRAM HOLDING COMPANY 625 S ANDERSON ST LOS ANGELES CA, CA 90023 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/14/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") <i>None</i>	
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Record Sketch Map Archaeological Record	 ✓ District Record ☐ Rock Art Record ☐ Linear Feature Record ☐ Artifact Record ☐ Milling Station Record ☐ Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3				NRHP Stat	us Code:	3B, 3CB,	5B
	Resource Name or #	(Assigned by	recorder)	631 S ANDERSO	N ST		
B1. Historic Name:							
B2. Common Name							
B3. Original Use: Industri	ial	B4. Present	Jse: Ind	lustrial			
B5. Architectural Style:	Moderne						
B6. Construction History:	(Construction date, alterations	, and date of al	terations)				
1937: Industrial bldg constru	cted for owner Brin Brothers, no	o arch, enginee	r Edwin F.	Rudolph, \$10000 co	ost.		
B7. Moved? ✓ No □ B8. Related Features:	Yes 🗌 Unknown 🛛 Date:		Original L	ocation:			
B9a. Architect: Edwin F. R	udolph		B9b. Build	ler: Unknown			
B10. Significance: Theme:	Industrial Architecture		Area Bo	oyle Heights			
Period of Significance	e: 1916-1947 P	roperty Type	Industrial	1	Applicable	e Criteria	A, C
(Discuss importance in terms	s of historical or architectural co	ntext as define	d by theme	, period, and geogra	aphic scope.	Also addre	ess integrity.)
Theme: Transportation I	mprovements and industrial	Growth in Bo	yle Heigh	ts, 1913-1945			
property is highly reflecti contributor to the potenti	ntative example of a Moderr ve of the theme "Transporta al "500-600 Anderson Stree conomic growth of the Los A	tion Improven t Industrial Dis	nents and strict" that	Industrial Growth t is closely tied to t	in Boyle He the strong c	eights." As lemand fo	s such, it is a r industrial

space arising from the economic growth of the Los Angeles region starting in the 1910s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1916-1947 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the utilitarian industrial style and those influenced by the Moderne architectural style. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register through survey evaluation as a contributor to a "500-600 South Anderson Industrial District" under Criteria A and C, and is individually eligible for National Register listing for its embodiment of the Moderne architectural style (3B CHRC Status Code). In addition, the property appears eligible for local designation as a contributor to a historic area in the California Register and as a contributor to a California Register eligible district under Criteria 1 and 3 (3CB CHRC Status Code). Further, the property appears eligible for local designation as a contributor to a historic

HP8. Industrial Building

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	H
Date of Evaluation		9/14/2007	ŦŦ
	(This space reserved for official comments.)		E 7th St



State of California – The Resources A DEPARTMENT OF PARKS AND REC	• •		Primary HRI #	/#				
PRIMARY RECORD	Other Listings Review Code	Revie			2S2, 5S1	Date		
Page 1 of 3 Resource Name or #: (Assigned by recorder) 650 S AVENUE 21 P1. Other Identifier: P2. Location: Image: Not for Publication Image: Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) and county Los Angeles								
b. USGS 7.5' Quad c. Address: 650 d. UTM: (Give more than one for l e. Other Locational Data (e.g. Parc	Date S large and/or linear res	T AVENUE 21 sources) Zone	City	; 1/4 of Los Angeles ; riate)	1/4 of Sec mE/	; Zip mN	90031	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Located on the same parcel as the former Pabst Brewery, the large two- and four-story former Edison Electric Company power plant occupies the southeast corner of the large lot. Of brick masonry construction and capped by stepped front gabled roofs with parapets and concrete coping, the utilitarian industrial building consists of a tall south portion and an attached shorter north portion. Deeply recessed segmental arched windows with concrete sills punctuate the primary (east) elevation. Within the window openings the frames and glazing have been replaced. Faux brackets interrupted by pilasters adorn the primary façade. The building's south portion features a row of six round openings near the gable peak; the north portion's gable features a single round window that surmounts a large round arched opening above large industrial double doors. The property has been converted for use as artist space, offices, and a small gallery. Despite the window replacements, the building exhibits a high level of physical integrity.

P3b. Resource Attributes:	(List attribut	es and codes)	HP8. Industri	ial Building	HP13. C	Community center/social ha	11
P4. Resources Present:	Building	Structure Object	Site	District	Element of District	Other (Isolates, etc.)	
					(View, data East elev, P6. Date C □ Prel 1903, Tax P7. Owner CARLSON 1920 N M LOS ANGE P8. Recor (Name, aff Peter More PCR Serve 233 Wilshi Santa Mor P9. Date F P10. Surve	Assessor r Address: N INDUSTRIES MAIN ST ELES CA, CA 90031 rded by: filiation, and address) uzzi tices tire Boulevard, Suite 130 nica, CA 90401 Recorded: 9/18/2007	rces:]Both
P11. Report Citation: (Ci None	te survey rep	ort and other sources, or	enter "none.")				
		 Continuation Sheet Building, Structure, an Archaeological Record 		rd 🗌 Line	trict Record ear Feature Record ing Station Record	 Rock Art Record Artifact Record Photograph Record 	

	a – The Resources Agency OF PARKS AND RECREATION		Primary # HRI #		
BUILDIN	G, STRUCTURE, AND OBJ	IECT RECO	RD		
Page 2 of 3	Resource Name or # (Assi	igned by recorder) 6	NRHP Status Co 650 S AVENUE 21	de: 2 <i>S</i> 2, 5S1	
	e: Edison Electric Company Building ne Edison Electric Company Building Public utility B4.	Present Use: Com	munity center		
B5. Architectural B6. Construction <i>Constructed in 19</i>	I Style: Utilitarian industrial h History: (Construction date, alterations, and d				
B7. Moved? Noved?	☑ No Yes Unknown Date: ures:	Original Lo	cation:		
	e: Theme: Development of public utilities	Area Boy ty Type Public utilit as defined by theme, p	ty App period, and geographic s	blicable Criteria <i>A, C</i> scope. Also address integrity	/.)
Theme: Transp	portation - Railroad Competition Fosters Go	ods Movement, 188	85-1912		
to exhibit a higi previously been California Regi	s an exceptional example of a power compa h level of physical and historical integrity. D n determined eligible for the National Regis ister (2S2 CHRC Status Code). Under simila al Monument (5S1 CHRC Status Code).	ue to its historical a ter by consensus th	associations and archit prough the Section 100	tectural merit the property 6 process and is listed in	∕ has the
B12. References LA City Bldg Perm Library California the Making," Davi Greg Hise "Magne Marcus Whiffen "/	esource Attributes: (List attributes and codes) : nits, LA County Tax Assessor, Sanborn Maps, L/ Index, Los Angeles Times, William Deverell "Los id Gebhard & Robert Winter "Architecture in Los etic Los Angeles: Planning the 20th Century Meti American Architecture Since 1780: A Guide to th	s Angeles in Angeles," ropolis,"	ial Building F	HP13. Community center/soc	cial hall
B13. Remarks:			N		
B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services			
Date of Evaluation	·	9/18/2007			
	(This space reserved for official comments.)				

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET	Primary # HRI # Trinomial
Page 81 of 3 Resource Name or #	# (Assigned by recorder) 650 AVENUE 21
Recorded by Peter Moruzzi	Date 9/18/2007 Continuation Update

B10 Significance (Continued)

Industrial Development in Boyle Heights, Industrial and Agricultural Buildings after the 1880s boom

650 Avenue 21 is significant for its association with early industrial development in Los Angeles. It represents the growth of Los Angeles from a regional city to a nationally important center of industry. Furthermore, it is an important site of early Los Angeles labor history.

Within the greater Boyle Heights area the 1894 Sanborn maps indicate that industrial development near the east side of the Los Angeles River was sparse with much of the land subdivided for residential use. Two notable exceptions were the Charles Stern & Sons Model Winery and Distillery located at Mission Road and Macy Street, and, on the opposite (south) side of Macy Street, the Southern California Packing Company (packers of fruits and vegetables). Building types formerly associated with the Charles Stern Winery included fermenting house, wine cellar, coopers shop, brandy cellar, and warehouse. In addition to packing facilities adjacent to the railroad platforms there were once large warehouse buildings facing North Anderson Street (this portion later renamed Mission Road). The Los Angeles Terminal Railroad's passenger and freight depots were situated further south at East 1st and South Myers Streets. There is one example of an industrial property in the survey area constructed prior to 1912 in Boyle Heights with enough historical significance and architectural integrity to be eligible as an historic resource. The resource, the Edison Electric Company power plant, is located at 650 South Avenue 21 and was constructed in 1903. Its rarity as a property type and its remarkably high level of integrity make it an especially significant resource in the area.

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF PRIMARY RECORD	,		Primary # HRI # Trinomial			
	Other Listings	_ ·		553		
	Review Code	Reviewer		Date		—
Page 1 of 3 P1. Other Identifier: P2. Location: Other Publica and (P2b and P2c or P2d. Attach a		0	rder) 752 S BC a. County Los Ar)YLE Avenue ngeles		
b. USGS 7.5' Quad	Date	T ; R	; 1/4 of	1/4 of Sec	;	B.M.
c. Address: 752	S E	BOYLE Avenue	City Los Angeles		Zip 90023	
d. UTM: (Give more than one for la e. Other Locational Data (e.g. Parce Oriented with the primary (west) ele	I #, directions to resource, o	elevation, etc., as	,	mE/	mN	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two-story; rectangular plan; Craftsman single-family residence; front gable roof with dormers; wood clapboard siding; wood-frame roof; wood stud-wall structure; recessed porch with boxed columns above a wood porch-wall; steeply pitched eaves with exposed roof rafter tails supported by brackets; exposed king-post truss supported by brackets at the intersection of the gables; double-hung single-light windows with a transom.

P3b. Resource Attribut	es: (List attributes	and codes)			
P4. Resources Present	: 🗹 Building	Structure Object Sit	e District Eler	ment of District	her (Isolates, etc.)
F11. Report Citation:	(Cite survey report	and other sources, or enter "no	bre.")		ssion #) kg NE, Sept 2007 inted/Age and Sources: I Historic Both ess: VID G AND /E CA, CA 90023 : and address) evard, Suite 130 A 90401 ed: 9/1/2007 e: (Describe)
	cation Map	Continuation Sheet Building, Structure, and Object Archaeological Record		ature Record Arti	ck Art Record fact Record otograph Record

State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S3
Resource Name or # (Assigned	by recorder) 752 S BOYLE Avenue
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Residential B4. Prese	nt Use: Residential
B5. Architectural Style: Craftsman	
B6. Construction History: (Construction date, alterations, and date of	alterations)
1908: Residence constructed for owner Mrs. Theresa W. Vecchis, archit	ect P. Hall, for \$2,000.
B7. Moved? ✔ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: <i>P. Hall</i>	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance: 1873-1912 Property Typ	•••
(Discuss importance in terms of historical or architectural context as defi 1. Theme: House and Yard	ned by theme, period, and geographic scope. Also address integrity.)
Residences Associated with Railroad, Horsecar, and Cable Car	Suburbs, 1873-1912

752 Boyle Avenue is significant for its association with the earliest Boyle Heights residential developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it is one of the oldest extant residences in the survey area.

Often, the early suburbs were aided by a local or interurban train line that connected the subdivision to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N st	Park 25 Clines 2 Street
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	rd S	S.St. Louis
Date of Evaluation		9/1/2007	St And 10.5	Terrace Heights Ave
	(This space reserved for official comments.)		to over the state of the state	Terrace Heights Ave Heights Ave Whitter BAVE Whitter BAVE

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Hollenbeck

DEPARTMENT OF PARKS AND REC CONTINUATION SHE	HRI					
Page 82 of 3	Resource Name or #	(Assigned by recorder)	752 BOYLE Avenue			
Recorded by Jon Wilson		Date	9/1/2007	Continuation	Update	

Drimony #

B10 Significance (Continued)

State of California - The Resources Agency

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

2. Theme: Arts and Crafts Movement: 1895-1918, Single-Family Residences

Craftsman

752 Boyle Avenue is significant for its association with the architectural styles and culture of early 20th century residential architecture. It represents the influence of the Arts and Crafts Movement on the architects, designers, and builders working in the survey area during the first few decades of the twentieth century. Furthermore, 752 Boyle Avenue represents the identity and values of the occupants.

The American Craftsman movement, which advocated hand craftsmanship, was a derivative of the late nineteenth-century Arts and Crafts movement in England. The architecture of the American Craftsman style was defined by its use of natural materials, hand craftsmanship, and multilevel eaves. The Craftsman style single-family residence was a once ubiquitous style found throughout the United States. However, because of their wide covered front porches, which functioned as an outdoor room, there were many more constructed in warmer climate regions of the country.

The Craftsman style single-family residence was an important house type constructed in Los Angeles during the first two decades of the twentieth century. The style was adaptable across socioeconomic categories and included both large highly crafted homes for the affluent class, and small Craftsman Cottages for the working class. The Craftsman dwelling and the smaller Craftsman Cottage were common within the survey area.

Character-defining features of the Craftsman single-family residence include one or two stories, covered front porch supported by boxed columns above a porch wall, low-pitched gable roofs often with multilevel eaves and exposed rafter tails, entrance set back on covered porch, wide eaves and decorative brackets, natural materials including wood, stone, and clinker brick, clapboard or shingle siding, and craftsman style windows and doors. In contrast to earlier styles, the Craftsman could be built by either an unskilled craftsman using plans from books or with kits fully cut and shipped from mail order houses such as Pacific Ready-Cut Homes, or by master builders who used the architectural vocabulary of the Craftsman style to create complex and highly detailed residential architecture.

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC			Primary # HRI #					
PRIMARY RECORD			Trinomial NRHP Stat	tua Cada d	583			
	Other Listings		NKIF SIdi		555			
	Review Code	Reviewer			C	Date		
Page 1 of 2	Resource Name or #: (A	ssigned by reco	der)	755 S BO	YLE Avenue			
P1. Other Identifier:								
P2. Location: Not for Publica	ation 🗹 Unrestricted		a. County	Los Ang	geles			
and (P2b and P2c or P2d. Attach	a Location Map as necess	ary.)						
b. USGS 7.5' Quad	Date	T ; R	; 1	1/4 of	1/4 of Sec	;		B.M.
c. Address: 755	S E	BOYLE Avenue	City L	Los Angeles		Zip	90023	
d. UTM: (Give more than one for I	arge and/or linear resources	s) Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parc	el #. directions to resource.	elevation, etc., as	appropriate	e)				
	- , , -	, ,		,				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Three-story; rectangular plan; 1920s commercial building; flat roof with parapet; brick exterior walls; parapet with decorative brickwork; recessed arched entryway with keystone; arched window openings; band course dividing ground floor from second story; decorative brickwork; fire escape above primary entrance; windows on the ground floor and second story divided into three sections by thick mullions; arched double casement windows on the ground floor; aluminum windows (alteration).

P3b. Resource Attributes: (List attributes and codes)
P4. Resources Present: ✓ Building Structure Object Site District Element of District Other (Isolates, etc.)
PSb Description of Photo: (View, date, accession #) East Elevation, Lkg W, Sept 2007P6. Date Constructed/Age and Sources: Prehistoric Pfe. Date Constructed/Age and Sources: Pfe. Date Recorded: Pfe. Da
Attachments: NONE Continuation Sheet District Record Rock Art Record Location Map Building, Structure, and Object Record Linear Feature Record Artifact Record Sketch Map Archaeological Record Milling Station Record Photograph Record Other: (List) Other: (List) District Record District Record

State of California – The Resources Agency	
DEPARTMENT OF PARKS AND RECREATION	1

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NRHP Status Code:	5S3
Resource N	ame or # (Assigned by recorder)	755 S BOYLE Avenue	
B1. Historic Name:			
B2. Common Name			
B3. Original Use: Residential	B4. Present Use: Res	idential	
B5. Architectural Style: Renaissance Reviva	al		
B6. Construction History: (Construction date,	alterations, and date of alterations)		
1925: Multi-family residence constructed.			
B7. Moved? ☑ No Yes Unknown B8. Related Features:	Date: Original L	ocation:	
B9a. Architect: Unknown	B9b. Builde	er: Unknown	
B10. Significance: Theme: See Below	Area		
Period of Significance: 1913-1945	Property Type Residentia	al Applicab	le Criteria A, C
(Discuss importance in terms of historical or archit Theme: Commercial Development Related			Also address integrity.)

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

755 Boyle Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) **B12. References:**

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N st	Park 25 Flours St.
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	rd St. S.	171151154
Date of Evaluation	on:	9/1/2007	LAA LAA	ace Helan
	(This space reserved for official comments.)		to St 134	Inex St Inex St Corrace Heights Ave Rogers Ave Whittier Blvd St St St St St St St St St St St St St

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State of California – The Resources A DEPARTMENT OF PARKS AND REC	0,		Primary # HRI #			
PRIMARY RECORD			Trinomial NRHP Status Code	3S, 3CS, 5S1		
	Other Listings Review Code	Reviewer			•	
Page 1 of 3 P1. Other Identifier: P2. Location:	Resource Name or #: (Ass ation Vnrestricted	igned by recc	rder) 101 N BC	OYLE AVE ngeles		
and (P2b and P2c or P2d. Attach	a Location Map as necessary	y.)				
b. USGS 7.5' Quad	Date 1	; R	; 1/4 of	1/4 of Sec	;	В.М.
c. Address: 101	N BOYLE	AVE	City Los Angeles		Zip 90033	
d. UTM: (Give more than one for I	arge and/or linear resources)	Zone	•	mE/	mN	
e. Other Locational Data (e.g. Parc Oriented with the primary (east) ele			,	corner with 1st S	treet.	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Three-story; rectangular plan; brick Romanesque Revival commercial building; flat roof with high parapet; brick, stucco (alteration), cast-iron, cast-stone, and decorative plaster exterior walls; load-bearing brick walls; concrete foundations; cast-iron pilasters with classical ornamentation; band coursing dividing the floors; arched bay rising from the ground level and arching over a window on the third floor; decorative cast-stone window surround and arched pediment above two Solomonic columns; a decorative cast-stone pediment on the south parapet; a rounded corner turret cantilevering from the third floor with a metal surface; a bronze sign reading "Cummings Block" below the turret; aluminum and glass doors on the ground floor (alteration); double-hung windows on the second and third floor; fixed storefront windows behind metal security bars on the ground floor (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ✓ Building Structure Object Site District	Element of District Other (Isolates, etc.)
<image/>	 P5b Description of Photo: (View, date, accession #) East Elevation, Lkg W, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1889 P7. Owner Address: ASAMBLEAS DE DIOS EBENEZER 126 N ST LOUIS ST LOS ANGELES CA, CA 90033 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: V NONE Continuation Sheet	ict Record Rock Art Record

Attachments:

- ✓ Continuation Sheet Location Map
 - Building, Structure, and Object Record Archaeological Record

District Record Linear Feature Record Milling Station Record

Rock Art Record Artifact Record Photograph Record

DPR 523B (1/95) PCR Services Corporation
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Sketch Map

Other: (List)

State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

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Memorial Medical

Center

State St

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BUILDING, STRUCTURE, AND OBJECT RECORD

, , , ,	
Page 2 of 3	NRHP Status Code: 3S, 3CS, 5S1
Resource Name or # (Assigned	by recorder) 101 N BOYLE AVE
B1. Historic Name: Cummings Block B2. Common Name Boyle Hotel	
B3. Original Use: Commercial B4. Prese	nt Use: Commercial and Residential
B5. Architectural Style: Romanesque Revival	
B6. Construction History: (Construction date, alterations, and date of	f alterations)
1889: Cummings Hotel constructed for owner George Cummings, W. R.	Norton architect.
B7. Moved? ✔ No Yes Unknown Date:	Original Location:
B8. Related Features:	-
B9a. Architect: W.R. Norton	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance: 1873-1912 Property Typ	
(Discuss importance in terms of historical or architectural context as defi	ned by theme, period, and geographic scope. Also address integrity.)
101 North Boyle Avenue is a designated City of Los Angeles H	istoric Cultural Monument (#891).
1. Theme: Commercial Development Related to Street Railway Technological Developments in Construction	Transportation, 1913-1934; Commercial Architecture and
101 Boyle Avenue is significant for its association with the earlie	est Boyle Heights commercial developments triggered by the
	lowntown. It represents the impact of transportation technology on
the growth patterns of Los Angeles. Also, 101 Boyle Avenue is	one of the oldest extant commercial building in the survey area.
The subdividing and populating of Boyle Heights between 1873 which connected Boyle Heights to Downtown Los Angles from r	and 1912 was facilitated by the introduction of the street car outes along Cesar Chavez Avenue, 1st Street, 4th Street, Whittier
Avenue, and other thoroughfares. Although 1st Street was the p	
Heights subdivision, Brooklyn (Cesar Chavez) Avenue, 4th Stre	
development during 1887-1912 as a result of the railway. Most this period were two-story with the ground floor functioning as c	
The Cummings Block located at 101 Boyle Avenue on the corne	er of 1st Street and Boyle Street was constructed by George
B11. Additional Resource Attributes: (List attributes and codes) B12. References:	
Historic-Cultural Monument Application for the Boyle Hotel-Cummings B	-
Boyle Heights Historical Society, 2007. California Department of Parks and Recreation survey form for 103-105	Boyle
Avenue, Richard Starzak, 1994.	Boyle
LA City Building Permits, Los Angeles Times, Sanborn Maps	
B13. Remarks:	White

Clarence B14. Evaluator: Jon Wilson PCR Services egas Gless St 233 Wilshire Boulevard, Suite 130 st Santa Monica, CA 90401 9/1/2007 Date of Evaluation: 2 (This space reserved for official comments.) 101 S Boyle Ave 5 Clarence yd St S Gless St State St emus St

State of California – The Resources A DEPARTMENT OF PARKS AND REC		Primary # HRI #	
CONTINUATION SHEET		Trinomial	
Page 84 of 3	Resource Name or #	(Assigned by recorder) 101 BO	YLEAVE
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

2. Theme: Commercial Architecture and Technological Developments in Construction

Romanesque Revival

101 Boyle Avenue is significant for its association with the architectural styles and culture of late 19th/early 20th century commercial architecture. It represents the influence of the Romanesque style of architecture on the architects, designers, and builders working in the survey area at the end of the nineteenth century. Furthermore, 101 Boyle Avenue represents the identity and values of the occupants.

The Romanesque Revival style originated in Chicago in the office of architect Henry Hobson Richardson. Richardson studied at the Ecole des Beaux Arts in Paris and his studies in the Beaux Arts style influenced his architecture. The Romanesque Revival style incorporated architectural elements from Spanish, Italian, and southern French Romanesque architecture. This style is characterized by building materials of large, rock-faced masonry, and wide arches. The style was often used for public and commercial buildings, although there were some Romanesque Revival residences. During the late nineteenth century, several Romanesque buildings were constructed in Los Angeles, with few remaining today. The primary character-defining features of the style are two or three stories, rounded arches over the primary entrance, covered entranceway and porch, squared stone masonry, and asymmetrical elevations.

State of California – The Resources Age DEPARTMENT OF PARKS AND RECR		Primary # HRI # Trinomial		
	Other Listings	NRHP Status Cod		
Page 1 of 3	Review Code Re Resource Name or #: (Assigned	viewer by recorder) 1542	CALADA ST	
 P1. Other Identifier: P2. Location: Not for Publication and (P2b and P2c or P2d. Attach at b. USGS 7.5' Quad c. Address: 1542 d. UTM: (Give more than one for late) e. Other Locational Data (e.g. Parce) 	Location Map as necessary.) Date T CALADA ST rge and/or linear resources) Zon	; R ; 1/4 of City Los Ange e ;		; B.M. Zip <i>90023</i> mN
	and its major elements. Include de and steel grain silos dominates ituated southwest of the main si	sign, materials, condition, a the large parcel in which tructures. Although addit	they are located. S	maller silos and
P3b. Resource Attributes: (List attribu P4. Resources Present: ✓ Building	tes and codes) HP8. Inc	<i>lustrial Building</i>	of District Other P5b Description of Pl (View, date, accessic North and west elevs	on #)
			P6. Date Constructed Prehistoric 1933, Building permit P7. Owner Address ADM MILLING CO 4666 FARIES PKW DECATUR ILL, CA 6	ts : 'Y
			P8. Recorded by: (Name, affiliation, and Peter Moruzzi PCR Services 233 Wilshire Bouleva Santa Monica, CA 90	ard, Suite 130 0401
			P9. Date Recorded: P10. Survey Type: Intensive Level Surve	(Describe)
P11. Report Citation: (Cite survey rep None	port and other sources, or enter "no	ne. ')		
Attachments: NONE	 Continuation Sheet Building, Structure, and Object I Archaeological Record 	District Record District Record Linear Feature Milling Station	Record Artifac	Art Record t Record graph Record

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	
Page 2 of 3	NRHP Status Code: 3S, 3CS, 5S3
Resource Name or # (Assigned by	recorder) 1542 CALADA ST
B1. Historic Name:V.O.Milling CompanyB2. Common NameCentennial Mills	
B3. Original Use: Industrial B4. Present B5. Architectural Style: Utilitarian B4.	Use: Industrial
B6. Construction History: (Construction date, alterations, and date of al	terations)
Warehouse constructed 1933 for owner V.O. Milling Co., architect CP Kels Permits for grain silos not located.	
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: CP Kelso	B9b. Builder: Jones-Hettelsater Construction Co.
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights
Period of Significance: 1913-1945 Property Type	Industrial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as define Theme: Industrial Buildings and Complexes into the Modern Era, Properties in Boyle Heights erected between 1913-1945; Transpo 1913-1945	1913-1945, Architecturally Distinctive Examples of Industrial
This massive grain silo is highly redolent of an industrial district ar and height. Along with its association with the railroad, this proper	ty reflects the theme "Transportation Improvements and

and height. Along with its association with the railroad, this property reflects the theme "Transportation Improvements and Industrial Growth in Boyle Heights." As a rare and apparently highly intact example of the type, this property is a contributor to the potential "Union Pacific Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1926-1953 represent the period when the area's most representative and/or notable extant buildings significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the Art Deco, Moderne, and Late Moderne architectural styles. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles.

B11. Additional Resource Attributes: (List attributes and codes) HP8. Industrial Building B12. References: LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles." B13. Remarks: E 14th St B14. Evaluator: Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Union Pacific Ave Santa Monica, CA 90401 Esperanza 9/18/2007 Date of Evaluation: Mirasol び Calzona St pence -os Palos (This space reserved for official comments.) Estudillo 5 5 \$ Noakes SI AVe E Washington Blvd Union Pacific lobart

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 85 of 3	Resource Name or #	(Assigned by recorder) 1542 C	ALADA ST
Recorded by Peter Moruzzi		Date	9/18/2007 Continuation Update

B10 Significance (Continued)

Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register through survey evaluation as a contributor to a "Union Pacific Industrial District" under Criteria A and C, and appears individually eligible for National Register listing due to the rarity of the property as an architectural type in Los Angeles (3B CHRC Status Code). In addition, the property appears eligible for individual listing in the California Register and as a contributor to a California Register eligible district under Criteria 1 and 3 (3CB CHRC Status Code). Further, the property appears eligible for local designation as a contributor to a historic district and as a City of Los Angeles Historic Cultural Monument under similar criteria (5B CHRC Status Code).

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF			Primary # HRI #	ŧ				
PRIMARY RECORD	Other Listings		Trinomia NRHP St	-	3S, 3CS, 5S ⁻	1		
	Review Code	Reviewer _				Date		
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Publica and (P2b and P2c or P2d. Attach a		·	der) a. Count		ESAR E CHA	AVEZ Avenue	9	
b. USGS 7.5' Quad	Date T	; R	;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 1030	E CESAR E CHAVE	EZ Avenue	City	Los Angeles	;	Zip	90033	
d. UTM: (Give more than one for la e. Other Locational Data (e.g. Parce <i>Primary (north) elevation oriented n</i>	I #, directions to resource, eleva	ation, etc., as	appropria	; ite)	mE/	mN		

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story, rectangular plan, five-bay primary elevation, Italianate residence with an ornate bay window; hipped roof, brick walls; wrap-around covered porch with a secondary roof structure; wide wood cornice with decorative bracketing; decorative structural posts and brackets supporting the porch roof; double-hung sash windows with ornate wood casing; entrance door behind metal security door (alteration); driveway on east side of building.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ☑ Building □ Structure □ Object □ Site □ District	Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) West Elevation, Lkg S, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric ♥ Historic Both 1890 P7. Owner Address: RAMIREZ,LYDIA M TR ETAL 621 EASTMONT AVE LOS ANGELES CA, CA 90022 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
	strict Record Rock Art Record

Milling Station Record

Photograph Record

Other: (List)

DPR 523B (1/95) PCR Services Corporation

Sketch Map

Archaeological Record

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	
Page 2 of 3 Resource Name or # (Assigned by re B1. Historic Name:	se: Residential
B7. Moved? ✓ No Yes Unknown Date: C B8. Related Features:	Driginal Location:
B10. Significance: Theme: See Below A	
 Theme: House and Yard Residences Associated with Railroad, Horsecar, and Cable Car Sul 1030 Cesar Chavez Avenue is significant for its association with the triggered by the construction of public railcars that connected Boyle transportation technology on the growth patterns of Los Angeles. All 	e earliest Boyle Heights residential developments that were Heights to downtown. It represents the impact of
Often, the early suburbs were aided by a local or interurban train lin residential development in Boyle Heights was sparked by the horse Heights to downtown Los Angeles. Although the early horsecar that Boyle Heights to downtown, it appears population growth and devel Cable Railway" which invested \$1,000,000 in 1889 for new tracks a	car, cable car, and later the electric car connecting Boyle tran along 1st Street was the first public railcar to connect lopment in Boyle Heights was triggered by the "Los Angeles

B11. Additional Resource Attributes: (List attributes and codes)

B12. References:

Streets in Boyle Heights.

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator:Jon Wilson233 Wilshire Boulevard, Suite 130Santa Monica, CA 90401

Date of Evaluation:

(This space reserved for official comments.)



PCR Services

9/1/2007

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DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET			HRI # Trinomial			
Page 86 of 3		Resource Name or #	(Assigned by recorder)	1030 CESAR E CHAV	/EZ Avenue	
Recorded by	Jon Wilson		Date	9/1/2007	Continuation	Update

Primary #

B10 Significance (Continued)

State of California – The Resources Agency

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

2. Theme: Late 19th/Early 20th Century Residential Architecture, 1885-1910, Single Family Residences

Queen Anne Style

2504 1st Street is significant for its association with the architectural style and culture of late 19th/early 20th century residential architecture. It represents the influence of Victorian architecture on the architects, designers, and builders working in the survey area at the turn of the century. Furthermore, 2504 1st Street represents the identity and values of the occupants.

Queen Anne architecture was an architectural style initiated in England as a reaction against the balance, symmetry, and proportion of classical architecture. The Queen Anne style residence was imported to the United States from England during the late nineteenth century. The architecture of the Queen Anne style was defined by its asymmetrical facades adorned with architectural ornamentation and by its irregular plan. In addition the primary elevation of a Queen Anne usually had multiple gables, turrets, towers, and dormers of differing heights. The Queen Anne's were popular in the United States for their ability to be custom designed, allowing upper middle class and wealthy homeowners to have an original house that represented their identity publicly through architecture.

Although Queen Anne architecture was often a style associated with the upper middle- and wealthy-class, smaller more modest Queen Anne's were also constructed for the middle- and working class. The modest single-family Queen Anne cottage was a once ubiquitous housing style constructed throughout the United States from the 1880s through the first decade of the twentieth century. The Queen Anne cottages were smaller and less decorative than the custom Queen Anne residences of the upper middle and wealthy classes. The Queen Anne cottages were often built by real estate speculators in early Los Angeles residential subdivisions. The Queen Anne cottage is an important architectural style associated with working- and middle-class architectural culture in Los Angeles. Character-defining features of the Queen Anne style include one to two stories in height, asymmetrical primary elevation with a covered front porch, a front gable roof with multi-level eaves or hipped roof with a front gable over a rounded single-story bay on the primary elevation, a setback entrance under a covered porch supported with spindlework detailing, and tall narrow windows.

State of California – The Resources A DEPARTMENT OF PARKS AND REC			Primary # HRI #	#				
PRIMARY RECORD			Trinomia	-	-00			
	Other Listings		NRHP St	atus Code	553			
	Review Code	Reviewer _			D	ate		
Page 1 of 3	Resource Name or #: (Assi	igned by recor	der)	1510 E C	ESAR E CHA	/EZ Avenu	е	
P1. Other Identifier:								
P2. Location: Over the Public	ation 🗹 Unrestricted		a. Count	ty Los Ai	ngeles			
and (P2b and P2c or P2d. Attach	a Location Map as necessary	/.)						
b. USGS 7.5' Quad	Date T	; R	;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 1510	E CESAR E CHA	VEZ Avenue	City	Los Angeles		Zip	90033	
d. UTM: (Give more than one for	arge and/or linear resources)	Zone		;	mE/	mN		
	al market and a second se	votion ata ar	annronria	ate)				
 e. Other Locational Data (e.g. Parc 	el #, directions to resource, elev	valion, etc., as	approprio	(0)				

Milling Station Record Photograph Record

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story; irregular plan, Queen-Anne style single-family residence; front-gable roof with conical roof over attached front tower bay; heavy-texture stucco exterior wall (alteration); wood-frame structure; attached tower bay topped with decorative spire; attached porch with ornamental wood structural posts; metal security gate over door (alteration); double-hung windows with wood framing and casing.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ☑ Building □ Structure □ Object □ Site □ D	District Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) North Elevation, Lkg SE, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Historic Both 1890 P7. Owner Address: MAURICE AND ARLENE ROSENTH 8900 ALTO CEDRO DR BEVERLY HILLS CA, CA 90210 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Continuation Sheet	 District Record Rock Art Record Linear Feature Record Artifact Record

Sketch Map

Other: (List)

Archaeological Record

State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NRHP Status Code:	5S3
Resource Name or	# (Assigned by record	er) 1510 E CESAR E CHAVEZ	Avenue
B1. Historic Name:			
B2. Common Name			
B3. Original Use: Residence	B4. Present Use:	Residential	
B5. Architectural Style: Queen Ann			
B6. Construction History: (Construction date, alteratio	ns, and date of alteratio	ns)	
1890: Residence constructed.			
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Origi	nal Location:	
B9a. Architect: Unknown	B9b.	Builder: Unknown	
B10. Significance: Theme: See Below	Area		
Period of Significance: 1873-1912	1 2 21	••	ble Criteria A, C
(Discuss importance in terms of historical or architectural	context as defined by th	eme, period, and geographic scop	e. Also address integrity.)
1. Theme: House and Yard			
Residences Associated with Railroad, Horsecar, a	nd Cable Car Suburb	s, 1873-1912	

1510 Cesar Chavez Avenue is significant for its association with the earliest Boyle Heights residential developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it is one of the oldest extant residences in the survey area.

Often, the early suburbs were aided by a local or interurban train line that connected the subdivision to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N State Stat
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130	PCR Services	Lo Co
	Santa Monica, CA 90401		ALL PLANT
Date of Evaluation	on:	9/1/2007	Polo Base State
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DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET			HRI # Trinomial		
Page 87 of 3		Resource Name or #	(Assigned by recorder)	1510 CESAR E CHAVEZ Avenue	
Recorded by	Jon Wilson		Date	9/1/2007 Continuation	Update

Primary #

B10 Significance (Continued)

State of California – The Resources Agency

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

2. Theme: Late 19th/Early 20th Century Residential Architecture, 1885-1910, Single Family Residences

Queen Anne Style

1510 Cesar Chavez Avenue is significant for its association with the architectural style and culture of late 19th/early 20th century residential architecture. It represents the influence of Victorian architecture on the architects, designers, and builders working in the survey area at the turn of the century. Furthermore, 1510 Ceasar Chavez Avenue represents the identity and values of the occupants.

Queen Anne architecture was an architectural style initiated in England as a reaction against the balance, symmetry, and proportion of classical architecture. The Queen Anne style residence was imported to the United States from England during the late nineteenth century. The architecture of the Queen Anne style was defined by its asymmetrical facades adorned with architectural ornamentation and by its irregular plan. In addition, the primary elevation of a Queen Anne usually had multiple gables, turrets, towers, and dormers of differing heights. The Queen Anne's were popular in the United States for their ability to be custom designed, allowing upper middle class and wealthy homeowners to have an original house that represented their identity publicly through architecture.

Although Queen Anne architecture was often a style associated with the upper middle- and wealthy-class, smaller more modest Queen Anne's were also constructed for the middle- and working class. The modest single-family Queen Anne cottage was a once ubiquitous housing style constructed throughout the United States from the 1880s through the first decade of the twentieth century. The Queen Anne cottages were smaller and less decorative than the custom Queen Anne residences of the upper middle and wealthy classes. The Queen Anne cottages were often built by real estate speculators in early Los Angeles residential subdivisions. The Queen Anne cottage is an important architectural style associated with working- and middle-class architectural culture in Los Angeles. Character-defining features of the Queen Anne style include one to two stories in height, asymmetrical primary elevation with a covered front porch, a front gable roof with multi-level eaves or hipped roof with a front gable over a rounded single-story bay on the primary elevation, a setback entrance under a covered porch supported with spindlework detailing, and tall narrow windows.

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF			Primary = HRI #	#				
PRIMARY RECORD				l atus Code	5S1, 5D3			
	Other Listings Review Code	Reviewer _			,	Date		_
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Publica and (P2b and P2c or P2d. Attach a		ŗ	der) a. Coun		CESAR E CHA .ngeles	AVEZ Avenue	9	
b. USGS 7.5' Quad	Date T	; R	;	1/4 of	1/4 of Sec	; ;		B.M.
c. Address: 2006	E CESAR E CHAVI	EZ Avenue	City	Los Angeles	s	Zip	90033	
d. UTM: (Give more than one for la	rge and/or linear resources)	Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parce Oriented with primary elevation (non				,	eneue.			

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two-story, rectangular-plan, set back from street; early twentieth-century single-family residence; cross gable-on-hip roof; stucco exterior walls (altered); wood roof framing; wood stud-walls; brick foundation; asphalt roofing; decorative wood brackets; exposed roof-framing extending beyond exterior wall creating wide eaves; aluminum slider windows (altered).

Noncontributing one-story commercial building on Cesar Chavez.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ✓ Building Structure Object Site	District Element of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) North Elevation, Lkg S, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Pfilter Both 1908
	P7. Owner Address: PEZESHKI,BEHROOZ AND EDNA 3467 ARDSLEY PL ENCINO CA, CA 91436
	P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Local Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Continuation Sheet	District Record Rock Art Record

Attachments:

- Location Map Sketch Map Other: (List)
- ✓ Continuation Sheet
- Building, Structure, and Object Record Archaeological Record

District Record Linear Feature Record Milling Station Record

Rock Art Record Artifact Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status	Code: 5S1, 5D3
Resource Name or # (Assigned	by recorder) 2006 E CESAR E CH	HAVEZ Avenue
B1. Historic Name: B2. Common Name		
B3. Original Use: Residential B4. Pres	ent Use: Residential	
B5. Architectural Style: Craftsman		
B6. Construction History: (Construction date, alterations, and date	of alterations)	
1906: Residence constructed for owner Mrs. S.F. Knox, H.E. and H. G	eorge Beer Builders.	
B7. Moved? ☑ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:	
B9a. Architect: None	B9b. Builder: H. George Beer	
B10. Significance: Theme: See Below	Area	
Period of Significance: 1873-1912 Property Ty	vpe Commercial	Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as de 1. Theme: House and Yard		ic scope. Also address integrity.)
Residences Associated with Railroad, Horsecar, and Cable Ca	ar Suburbs, 1873-1912	

2006 Cesar Chavez Avenue is significant for its association with the earliest Boyle Heights residential developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it is one of the oldest extant residences in the survey area.

Often, the early suburbs were aided by a local or interurban train line that connected the subdivision to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N Bridge St	Buttania St.
B14. Evaluator:	Jon Wilson	PCR Services	White	
	233 Wilshire Boulevard, Suite 130		White	
	Santa Monica, CA 90401		Memorial	
Date of Evaluation	on:	9/1/2007	Medical Center	NAL 11 11 11 12
	(This space reserved for official comments.)		15 online of State	New Jersey St Michigan Ave 5005 N

DEPARTMENT OF PARKS AND RECREATION		HRI #	
CONTINUATION SHEET		Trinomial	
Page 88 of 3	Resource Name or #	(Assigned by recorder) 2006	CESAR E CHAVEZ Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

Primary #

B10 Significance (Continued)

State of California - The Resources Agency

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

2. Theme: Arts and Crafts Movement: 1895-1918, Single-Family Residences

Craftsman

2006 Cesar Chavez Avenue is significant for its association with the architectural styles and culture of early 20th century residential architecture. It represents the influence of the Arts and Crafts Movement on the architects, designers, and builders working in the survey area during the first few decades of the twentieth century. Furthermore, 2006 Cesar Chavez Avenue represents the identity and values of the occupants.

The American Craftsman movement, which advocated hand craftsmanship, was a derivative of the late nineteenth-century Arts and Crafts movement in England. The architecture of the American Craftsman style was defined by its use of natural materials, hand craftsmanship, and multilevel eaves. The Craftsman style single-family residence was a once ubiquitous style found throughout the United States. However, because of their wide covered front porches, which functioned as an outdoor room, there were many more constructed in warmer climate regions of the country.

The Craftsman style single-family residence was an important house type constructed in Los Angeles during the first two decades of the twentieth century. The style was adaptable across socioeconomic categories and included both large highly crafted homes for the affluent class, and small Craftsman Cottages for the working class. The Craftsman dwelling and the smaller Craftsman cottage were common within the survey area.

Character-defining features of the Craftsman single-family residence include one or two stories, covered front porch supported by boxed columns above a porch wall, low-pitched gable roofs often with multilevel eaves and exposed rafter tails, entrance set back on covered porch, wide eaves and decorative brackets, natural materials including wood, stone, and clinker brick, clapboard or shingle siding, and craftsman style windows and doors. In contrast to earlier styles, the Craftsman could be built by either an unskilled craftsman using plans from books or with kits fully cut and shipped from mail order houses such as Pacific Ready-Cut Homes, or by master builders who used the architectural vocabulary of the Craftsman style to create complex and highly detailed residential architecture.

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF		Prima HRI #	-			
PRIMARY RECORD	Other Listings Review Code	Trino NRHF Reviewer	P Status Code	,	te	
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Publica and (P2b and P2c or P2d. Attach a	Resource Name or #: (Assig tion	a. Co		CESAR E CHAVE ngeles	-Z Avenue	
 b. USGS 7.5' Quad c. Address: 2018 d. UTM: (Give more than one for late. Other Locational Data (e.g. Parce Primary elevation oriented north, no.) 	I #, directions to resource, eleva	Zone ation, etc., as appro	; 1/4 of ity Los Angeles ; opriate)	1/4 of Sec s mE/ Parcel No	; Zip 90033 mN . 5183001020	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story; two-bay; rectangular plan; Moderne style commercial building; flat roof; concrete walls finished with stucco; concrete foundations; two structural bays; decorative Modern detailing with recessed plaster panels divided by raised plaster fascias; corrugated metal storefront security grate on east bay (alteration); storefront display windows and door on west bay (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:	Building Structure Object	Site District Ele	ement of District Other (Isolates, etc.)
			P5b Description of Photo: (View, date, accession #) North Elevation, Lkg S, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric I Historic Both 1930 P7. Owner Address: ESQUENAZI,NATHAN C AND ESTH 836 COFFMAN DR MONTEBELLO CA, CA 90640 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
			P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (0	Cite survey report and other sources, or	enter "none.")	
	NE Continuation Sheet ation Map Z Building, Structure, an tch Map Archaeological Record		Record Rock Art Record Feature Record Artifact Record Station Record Photograph Record

DPR 523B (1/95) PCR Services Corporation

Other: (List)

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code:	5S1, 5D3
Resource Name or # (Assign	ed by recorder) 2018 E CESAR E CHAVEZ A	lvenue
B1. Historic Name: B2. Common Name		
B3. Original Use: Commercial B4. Pr	esent Use: Commercial	
B5. Architectural Style: Moderne		
B6. Construction History: (Construction date, alterations, and date 1930: Commercial Building constructed.	e of alterations)	
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:	
B9a. Architect: Unknown	B9b. Builder: Unknown	
B10. Significance: Theme: See Below	Area	
Period of Significance: 1913-1945 Property	Type Commercial Applicat	ole Criteria A, C
(Discuss importance in terms of historical or architectural context as Theme: Commercial Development Related to Street Railway	Transportation, 1913-1934	e. Also address integrity.)
Multifamily Rental Properties, Live/Work Properties/ Busines	s commercial Properties	

2018 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References: LA City Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

Date of Evaluation:

B14. Evaluator:Jon Wilson233 Wilshire Boulevard, Suite 130Santa Monica, CA 90401

9/1/2007

PCR Services

(This space reserved for official comments.)

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 89 of 3	Resource Name or #	(Assigned by recorder) 2018 Cl	ESAR E CHAVEZ Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the properties eligible under this theme located along Cesar Chavez Avenue were constructed by developer H. Gorelink and designed by architect Harry Genser. The architecture of these buildings tended to be in the Mediterranean style.

State of California – The Resources A DEPARTMENT OF PARKS AND REC	o ,		Primary # HRI #						
PRIMARY RECORD	Other Listings		Trinomia	l atus Code	5S1, 5D3				
	Review Code	Reviewer			c	Date			
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Public	Resource Name or #: (Assi ation I Unrestricted		der) a. Count		CESAR E CHA ngeles	VEZ Avenu	e		
and (P2b and P2c or P2d. Attach	a Location Map as necessary	/.)							
and (P2b and P2c or P2d. Attach b. USGS 7.5' Quad	a Location Map as necessary Date T		;	1/4 of	1/4 of Sec	;		B.M.	
•	• •	; R		1/4 of Los Angeles		; Zip	90033	B.M.	
b. USGS 7.5' Quad	Date T E CESAR E CHA	; R VEZ Avenue				,	90033	В.М.	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story, three-bay, rectangular plan; 1920s brick commercial building; flat roof; brick walls with party walls on the east and west; wood floors; concrete foundation; three-bay primary elevation divided with four brick pilasters; raised rectangular decorative brick pattern in recessed spaces between pilasters; stepped brick corbel on parapet; fixed storefront windows above a knee-wall (alteration); aluminum and glass doors (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:	Building		Site	District	Element of District	Other (Isolates, et) .)
P11. Report Citation: (C	Eite survey rep		enter "none.	.")	(View, date North Elev P6. Date C □ Pre 1924 P7. Owne KATZ,FRA 111 N TH LOS ANG P8. Recor (Name, aff Jon Wilson PCR Serv 233 Wilsh Santa Mor P9. Date F P10. Surv	iliation, and address)	Sources:
Attachments: NON	-	Continuation Sheet	1 Object Re		strict Record	Rock Art Record Artifact Record	

Other: (List)

Archaeological Record

Milling Station Record

Artifact Record Photograph Record

Sketch Map

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJEC	TRECORD
Page 2 of 3	NRHP Status Code: 5S1, 5D3
Resource Name or # (Assigned	by recorder) 2024 E CESAR E CHAVEZ Avenue
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Commercial B4. Prese	nt Use: Commercial
B5. Architectural Style: 1920's Commercial Building B6. Construction History: (Construction date, alterations, and date of the state)	falterations)
	t, \$6,500 cost. Originally constructed as a mixed-use store and dwelling.
B7. Moved? 🔽 No 🗌 Yes 🗌 Unknown 🛛 Date:	Original Location:
B8. Related Features:	
B9a. Architect: Louis Scisorek	B9b. Builder: Sam Resches
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Property Typ	be Commercial Applicable Criteria
(Discuss importance in terms of historical or architectural context as def	ined by theme, period, and geographic scope. Also address integrity.)
Theme: Commercial Development Related to Street Railway Tr	ansportation, 1913-1934
Multifamily Rental Properties, Live/Work Properties/ Business (
wullianily Renal Fropenies, Live/Work Fropenies/ Dusiness	Commercial Properties
	Commercial Properties

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

transportation technology on the growth patterns of Los Angeles.

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

PCR Services

Date of Evaluation:	9/1/200
(This space reserved for o	official comments.)

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 90 of 3	Resource Name or #	(Assigned by recorder) 2024 C	ESAR E CHAVEZ Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the properties eligible under this theme located along Cesar Chavez Avenue were constructed by developer H. Gorelink and designed by architect Harry Genser. The architecture of these buildings tended to be in the Mediterranean style.

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECI PRIMARY RECORD	REATION Other Listings	Primary # HRI # Trinomial NRHP Status Code viewer	,	
Page 1 of 3 P1. Other Identifier: P2. Location:	Resource Name or #: (Assigned ation Unrestricted a Location Map as necessary.)		CESAR E CHAVEZ A Angeles	lvenue
b. USGS 7.5' Quad c. Address: <i>2031</i> d. UTM: (Give more than one for la	Date T E CESAR E CHAVEZ A		1/4 of Sec es mE/ m	; B.M. Zip 90033
e. Other Locational Data (e.g. Parce	o ,	, etc., as appropriate)	ner of Cesar E. Chave	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two-story, square-plan, 1920s commercial and residential building; flat roof; stucco exterior walls; wood-framing roof; wood studwall structure; concrete foundations; narrow eaves above second-story windows and below parapet; wood casing around secondstory windows; aluminum and glass doors (alteration); double-hung windows.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:	Building Structure Obje	ct Site District	Element of District Othe	er (Isolates, etc.)
			Prehistoric 1922 P7. Owner Address FEGEN,SOLOMON 9200 W SUNSET LOS ANGELES CA P8. Recorded by: (Name, affiliation, a Jon Wilson PCR Services 233 Wilshire Boule Santa Monica, CA	ion #) ig N, Sept 2007 ted/Age and Sources: I Historic □ Both s: I BLVD NO 404 a, CA 90069 nd address) vard, Suite 130 90401
	-/		P9. Date Recorded P10. Survey Type: Intensive Level Sur	(Describe)
P11. Report Citation: (C	ite survey report and other sources, o	or enter "none.")		
Attachments: NON	IE Continuation Sheet	Di	strict Record	Art Record

- Location Map Sketch Map Other: (List)
- ✓ Building, Structure, and Object Record

Archaeological Record

Linear Feature Record Milling Station Record

Artifact Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S1, 5D3
Resource Name or # (Assigned by	y recorder) 2031 E CESAR E CHAVEZ Avenue
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Commerical and Residential B4. Present	t Use: Commercial and Residential
B5. Architectural Style: 1920s Residenital and Commercial Building	
B6. Construction History: (Construction date, alterations, and date of a	alterations)
1922: Commercial building and apartments constructed for owner/contract	
Febuary 1967: Repair to rear wall of commercial bldg., Dr. Gegin owner, o	cost \$400.
B7. Moved? ✔ No │ Yes │ Unknown Date:	Original Location:
B8. Related Features:	Original Eccation.
bo. Relateu Features.	
B9a. Architect: None	B9b. Builder: M Turck
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Property Type	Commercial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as defin	ed by theme, period, and geographic scope. Also address integrity.)
Theme: Commercial Development Related to Street Railway Tra	

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2031 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) **B12. References:**

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

PCR Services

Date of Evaluation:	9/1/200
(This space reserved for official com	nments.)



DEPARTMENT OF PARKS AND RE	ite of California – The Resources Agency PARTMENT OF PARKS AND RECREATION ONTINUATION SHEET		
Page 91 of 3	Resource Name or #	(Assigned by recorder) 2031 Cl	ESAR E CHAVEZ Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the properties eligible under this theme located along Cesar Chavez Avenue were constructed by developer H. Gorelink and designed by architect Harry Genser. The architecture of these buildings tended to be in the Mediterranean style.

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD		HI Tr NI	rimary # RI # rinomial RHP Status Code 5	,		
Page 1 of 3 P1. Other Identifier: P2. Location: Other Publics and (P2b and P2c or P2d. Attach		signed by recorder a		ESAR E CHAVEZ	Avenue	
 b. USGS 7.5' Quad c. Address: 2100 d. UTM: (Give more than one for I e. Other Locational Data (e.g. Parc Oriented with the primary (north) el 	Date E CESAR E CHA arge and/or linear resources) el #, directions to resource, el	T; R A <i>VEZ Avenue</i> Zone evation, etc., as ap	opropriate)	mE/	; Zip 90033 mN St. Louis Street	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story; rectangular plan; 1920s mixed-use residential and commercial building with classical detailing; flat roof; exposed brick on the second story and stuccoed brick on the ground floor; second-story windows have decorative window casing; corner window has decorative engaged columns, head, and sill; four decorative plaster Corinthian pilasters divide the bays on the ground floor; a decorative belt-course divides the ground floor from the second floor; storefront windows and security bars on ground floor windows (alteration); aluminum sliders on second story (alteration); metal security doors on ground floor (alteration).

P3b. Resource Attributes: (List attributes and codes)	
P4. Resources Present: ☑ Building □ Structure □ Object □ Site □ D	District VElement of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) North Elevation, Lkg SE, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric Historic Both 1915 c. P7. Owner Address: DE LA TORRE, MARIO AND GRACE 305 N SOTO ST NO D LOS ANGELES CA, CA 90033 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Image: Continuation Sheet Location Map Image: Continuation Sheet Sketch Map Image: Archaeological Record Other: (List) Other: (List)	 District Record Linear Feature Record Milling Station Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S1, 5D3
Resource Name or # (Assigned b	y recorder) 2100 E CESAR E CHAVEZ Avenue
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Commerical and Residential B4. Preser	t Use: Commerical and Residential
B5. Architectural Style: 1920s Residential and Commercial Building	3
B6. Construction History: (Construction date, alterations, and date of 1928: <i>Commercial building constructed.</i>	alterations)
B7. Moved? 🔽 No 🗌 Yes 🗌 Unknown 🛛 Date:	Original Location:
B8. Related Features:	
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Property Type	e Mixed use Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as defin	ed by theme, period, and geographic scope. Also address integrity.)

1. Theme: Ethnic/Cultural and Gender Diversity

Commercial, Institutional and Religious Buildings Associated with Associated with Japanese-American Culture in Boyle Heights

2100 Cesar Chavez Avenue is significant for its association with Japanese-American history in Los Angeles. Commercial and religious spaces in Boyle Heights that were once or still used by Japanese-Americans served as sites of Japanese-American identity and culture. Furthermore, the Los Angeles Japanese Hospital was the Los Angeles headquarters of the Japanese lay Buddhist organization and was important in the struggle for the civil rights of Japanese-Americans.

Early 20th Century Boyle Heights also had a significant Japanese population. Many Japanese in California worked as laborers for the railroads and in agriculture. Many women immigrants from Japan were "picture brides" who came to California through arranged marriages. The primary neighborhood for Japanese immigrants was "Sho-Tokyo," the area of present-day "Little Tokyo" in downtown Los Angeles. Because Boyle Heights was just across the Los Angeles River from "Sho-Tokyo," many Japanese-Americans settled in Boyle Heights. Most Boyle Heights Japanese-Americans lived near 1st Street and Soto Avenue. The Japanese population of Boyle Heights fell dramatically after the forced detention of ethnic Japanese along the West Coast during World War II. Property Types: Commercial, Institutional and Religious Buildings Associated with Japanese-American Culture in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

DIZ. Relefences.

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator:Jon Wilson233 Wilshire Boulevard, Suite 130Santa Monica, CA 90401

Date of Evaluation:

9/1/2007

PCR Services

(This space reserved for official comments.)			

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 92 of 3	Resource Name or #	(Assigned by recorder) 2100 C	ESAR E CHAVEZ Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

2. Theme: Commercial Development Related to Street Railway Transportation, 1913-1934

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2100 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the properties eligible under this theme located along Cesar Chavez Avenue were constructed by developer H. Gorelink and designed by architect Harry Genser. The architecture of these buildings tended to be in the Mediterranean style.

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0,	Reviewer _		l atus Code	5S1, 5D3	ate		
Page 1 of 3 P1. Other Identifier: P2. Location: Ot for Public and (P2b and P2c or P2d. Attach			der) a. Count		CESAR E CHAV Angeles	'EZ Avenu	e	
b. USGS 7.5' Quad	Date T	; R	;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 2101	E CESAR E CHA	VEZ Avenue	City	Los Angele	es	Zip	90033	
d. UTM: (Give more than one for	large and/or linear resources)	Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parc				,	- Ava and St La	uio St		
Oriented with primary (south) eleva	alion lacing south. Located on f	norunwest corr	ier or Cesa	ar E. Chave.	z Ave. and St. LO	uis st.		

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story; three-bay; rectangular plan; 1920s commercial building; flat roof; exterior wood-stud walls finished with stucco; wood roofframing; wood-stud wall construction; concrete foundations; stepped parapet; roll-up corrugated metal security grate doors on north and south commercial space (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ☑ Building □ Structure □ Object □ Site □ District	Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) South Elevation, Lkg N, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric I Historic □ Both 1921 P7. Owner Address: CORTES, MAGDALENO B AND GLE 830 W SUFFOLK AVE MONTEBELLO CA, CA 90640 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	

Attachments:

NONE
Location Map
Sketch Map
Other: (List)

Continuation Sheet

Building, Structure, and Object Record
 Archaeological Record

District Record
 Linear Feature Record
 Milling Station Record

Rock Art Record
 Artifact Record
 Photograph Record

State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NRHP Status Code:	5S1, 5D3
Resource Name or #	(Assigned by recorder) 2101	E CESAR E CHAVEZ A	/enue
B1. Historic Name:			
B2. Common Name			
B3. Original Use: Commercial	B4. Present Use: Commerce	ial	
B5. Architectural Style: 1920s Commercial Building			
B6. Construction History: (Construction date, alterations,	and date of alterations)		
1921: Commercial building constructed, for \$5,000.			
B7. Moved? 🗸 No 🗌 Yes 🗌 Unknown Date:	Original Locatio	n:	
B8. Related Features:			
B9a. Architect: None	B9b. Builder: Ur	known	
B10. Significance: Theme: See Below	Area	IKI OWI	
	roperty Type Commercial	Annlicah	le Criteria A, C
(Discuss importance in terms of historical or architectural cor		••	
Theme: Commercial Development Related to Street			Also address integrity.)
meme. Commercial Development Related to Street		- 130 1	

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2101 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

Date of Evaluation:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

PCR Services

(This space reserved for official comments.)			

State of California – The Resources DEPARTMENT OF PARKS AND RE CONTINUATION SH	CREATION	Primary # HRI # Trinomial	
Page 93 of 3	Resource Name or #	(Assigned by recorder) 2101 C	ESAR E CHAVEZ Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the properties eligible under this theme located along Cesar Chavez Avenue were constructed by developer H. Gorelink and designed by architect Harry Genser. The architecture of these buildings tended to be in the Mediterranean style.

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECI		Primary # HRI #	
PRIMARY RECORD	Other Listings Review Code Review	Trinomial NRHP Status Code 5S1, 5D3 ar Date	
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Publica and (P2b and P2c or P2d. Attach a		a. County Los Angeles	
b. USGS 7.5' Quad c. Address: <i>2104</i> d. UTM: (Give more than one for la	Date T ; E CESAR E CHAVEZ Avenu arge and/or linear resources) Zone el #, directions to resource, elevation, etc.	e City Los Angeles Zip 90033 ; mE/ mN	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story; two-bay; rectangular plan; 1920s brick commercial building; flat roof; brick exterior walls; decorative brick pattern on parapet; fixed storefront windows (alteration) above brick knee-wall; aluminum and glass doors (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ✓ Building Structure Object Site District ✓ Ele	ement of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) <i>North Elevation, Lkg S</i> P6. Date Constructed/Age and Sources: ☐ Prehistoric
	 P7. Owner Address: PEREZ, LEODEGARIO AND 2647 ARVIA ST LOS ANGELES CA, CA 90065 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey

Attachments:

Location MapSketch MapOther: (List)

□ NONE

Continuation Sheet

✓ Building, Structure, and Object Record□ Archaeological Record

District Record
 Linear Feature Record
 Milling Station Record

Rock Art Record
 Artifact Record
 Photograph Record

Primary # HRI#

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	I	NRHP Status Code:	5S1, 5D3
Resource Name or #	(Assigned by recorder) 2104 E	CESAR E CHAVEZ Ave	enue
B1. Historic Name: B2. Common Name			
B3. Original Use: Commercial	B4. Present Use: Commercial		
B5. Architectural Style: 1920s Commerical Building			
 B6. Construction History: (Construction date, alterations, 1929: Commercial building constructed. B7. Moved? ✓ No ○ Yes ○ Unknown Date: 	and date of alterations) Original Location:		
B8. Related Features:			
B9a. Architect: Unknown	B9b. Builder: Unkr	nown	
B10. Significance: Theme: See Below	Area		
Period of Significance: 1913-1945 Pr	operty Type Commercial	Applicable	Criteria A, C
(Discuss importance in terms of historical or architectural con	text as defined by theme, period,	and geographic scope.	Also address integrity.)
Theme: Commercial Development Related to Street F	ailway Transportation, 1913-1	1934	

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2104 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) **B12. References:**

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

PCR Services

Date of Ev	aluation:	9/1/200
	(This space reserved for officia	al comments.)



9/1/2007

State of California – The Resources A DEPARTMENT OF PARKS AND RE CONTINUATION SH	CREATION	Primary # HRI # Trinomial	
Page 94 of 3	Resource Name or #	(Assigned by recorder) 2104 Cl	ESAR E CHAVEZ Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF	, , , , , , , , , , , , , , , , , , ,		Primary # HRI #	#				
PRIMARY RECORD			Trinomia		5S1, 5D3			
	Other Listings Review Code	Reviewer				Date		
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Publica			der) a. Count			AVEZ Avenue	9	
 and (P2b and P2c or P2d. Attach a b. USGS 7.5' Quad c. Address: 2107 d. UTM: (Give more than one for la e. Other Locational Data (e.g. Parce Oriented with primary (south) elevation 	Date T E CESAR E CHAV urge and/or linear resources) I #, directions to resource, elevation	, R <i>EZ Avenue</i> Zone ation, etc., as	City appropria	,	mE/	c ; Zip mN	90033	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two-story; rectangular plan; 1920s commercial building; flat roof; brick exterior walls; wood-frame roof; interior wood stud-walls; wood floors, concrete foundations; arched doorway with Solomonic engaged columns; plaster floral ornamentation above arched entrance; arched window casing on the second story; decorative plaster band frames opening on the ground floor; belt course divides the ground floor and that second story; decorative plaster shields and step on parapet; metal security door over primary entrance (alteration); roll-up metal security grates over two ground-floor commercial spaces; aluminum windows and fixed windows on second story (alteration); one-half of north second-story window covered and struccoed over (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:	Building Structure Object	Site District	Element of District Other (Isolates, etc.)
			 P5b Description of Photo: (View, date, accession #) South Elevation, Lkg N, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1927 P7. Owner Address: 2107 CESAR CHAVEZ LLC 1539 FOLKSTONE TERRACE RD WESTLAKE VLG CA, CA 91361 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (C	Cite survey report and other sources, or	enter "none.")	

Attachments:

NONE
 Location Map
 Sketch Map
 Other: (List)

Continuation Sheet

Building, Structure, and Object Record
 Archaeological Record

District Record
 Linear Feature Record
 Milling Station Record

Rock Art Record
 Artifact Record
 Photograph Record

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 5S1, 5D3
Resource Name or # (Assigned by a	recorder) 2107 E CESAR E CHAVEZ Avenue
B1. Historic Name: B2. Common Name	
B3. Original Use: Commercial B4. Present U	Jse: Commercial
B5. Architectural Style: 1920s Commerical Building	
B6. Construction History: (Construction date, alterations, and date of all	,
1927: Hotel and commerical space constructed for owners Max and Lane V	Inograd, JR Schenk architect, H. Rudnick contractor, for \$25,000.
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: J.R. Schenk	B9b. Builder: H. Rudnik
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Property Type	Commercial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as defined	by theme, period, and geographic scope. Also address integrity.)
Theme: Commercial Development Related to Street Railway Trans	sportation, 1913-1934
Multifamily Rental Properties, Live/Work Properties/ Business Con	nmercial Properties

2107 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

Date of Evaluation:	9/1/200
(This space reserved for official co	mments.)

State of California – The Resources DEPARTMENT OF PARKS AND RE CONTINUATION SH	CREATION	Primary # HRI # Trinomial	
Page 95 of 3	Resource Name or #	(Assigned by recorder) 2107 Cl	ESAR E CHAVEZ Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0,	Reviewer _			,	Date		
Page 1 of 2 P1. Other Identifier: P2. Location: Ot for Public and (P2b and P2c or P2d. Attach	Resource Name or #: (Assignation Vnrestricted a Location Map as necessary		der) a. Count		CESAR E CH/ ngeles	AVEZ Avenu	е	
b. USGS 7.5' Quad	Date T	; R	;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 2116	E CESAR E CHAV	/EZ Avenue	City	Los Angeles	5	Zip	90033	
d. UTM: (Give more than one for	large and/or linear resources)	Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parc	el #, directions to resource, elev	vation, etc., as	appropriat	te)				
Oriented with primary (north) eleva	tion facing north. Located on the	e south side o	f Cesar Ch	avez Avenu	е.			

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two-story; rectangular plan; early twentieth-century wood-frame commercial and residential building; wood clapboard siding with tile knee wall below storefront windows (alteration); wood roof framing; wood stud-walls; concrete foundation; narrow eaves above second-story windows and below parapet; two storefront aluminum and glass doors (alteration); one central door and doorway with a transom leading to second-story residential space; fixed storefront windows (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ☑ Building ☐ Structure ☐ Object ☐ Site ☐ D	District
<image/>	 P5b Description of Photo: (View, date, accession #) North Elevation, Lkg SE, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1908 P7. Owner Address: RENDEL, DAVID AND MOLLY TRS 354 S REEVES DR BEVERLY HILLS CA, CA 90212 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
Attachments:	District Record Rock Art Record
Location Map 🗹 Building, Structure, and Object Record	Linear Feature Record Artifact Record

Sketch Map Other: (List)

Archaeological Record

Linear Feature Record Milling Station Record

Artifact Record Photograph Record

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S1, 5D3
Resource Name or # (Assigned)	oy recorder) 2116 E CESAR E CHAVEZ Avenue
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Commerical and Residential B4. Prese	nt Use: Commerical and Residential
B5. Architectural Style: Eary Twentieth-Century Mixed-Use	
B6. Construction History: (Construction date, alterations, and date of	falterations)
1908: Commercial and residential building constructed for H.E. Beer and	I H.G. Beer for \$5,000.
B7. Moved? 🔽 No 🗌 Yes 🗌 Unknown Date:	Original Location:
B8. Related Features:	
B9a. Architect: H.E. Beer and H.G. Beer	B9b. Builder: H. E. Beer and H. G. Beer
B10. Significance: Theme: See Below	Area
Period of Significance: 1887-1912 Property Typ	e Mixed use Applicable Criteria A, C

(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.) Theme: Commercial Development Related to Street Railway Transportation, 1887-1912

2116 Cesar Chavez Avenue is significant for its association with the earliest Boyle Heights commercial developments triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, 2116 Cesar Chavez Avenue is one of the oldest extant commercial building in the survey area.

The streetcar connected Boyle Heights to downtown Los Angles from routes along Cesar Chavez Avenue, 1st Street, 4th Street, Whittier Avenue, and other thoroughfares. Although 1st Street was the primary commercial corridor during the early years of the Boyle Heights subdivision, Brooklyn (Cesar Chavez) Avenue, 4th Street, and Stephenson (Whittier) Avenue also had commercial development during 1887-1912 as a result of the railway. Most of the commercial buildings constructed in Boyle Heights during this period were two-story with the ground floor functioning as commercial space while the second story was residential.

B11. Additional Resource Attributes: (List attributes and codes) **B12. References:**

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

Date of Ev	aluation:	9/1/200
	omments.)	

State of California – The Resources A DEPARTMENT OF PARKS AND REC			Primary # HRI #				
PRIMARY RECORD	Other Listings		Trinomial NRHP Status Code	5S1, 5D3			
	Review Code	Reviewer		Da	te		
Page 1 of 3 P1. Other Identifier: P2. Location: Ot for Public and (P2b and P2c or P2d. Attach	Resource Name or #: (Assi ation I Unrestricted a Location Map as necessary			CESAR E CHAV	EZ Avenu	e	
b. USGS 7.5' Quad	Date T	; R	; 1/4 of	1/4 of Sec	;		B.M.
c. Address: 2120	E CESAR E CHA	/EZ Avenue	City Los Angele	es	Zip	90033	
d. UTM: (Give more than one for	arge and/or linear resources)	Zone	;	mE/	mN		
e. Other Locational Data (e.g. Parc	el #, directions to resource, elev	vation, etc., a	s appropriate)				
Oriented with primary (north) eleva	tion facing north. Located on th	e south side o	of Cesar E. Chavez Av	eneue.			

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story; rectangular plan; 1920s commercial building; brick exterior walls; wood stud-walls; concrete foundation; decorative brick stepping and patterns on parapet; glass doors with aluminum frames; wood paneled door underneath (alteration); fixed glass display windows (alteration); fixed glass transoms (alteration); fixed glass display windows.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:	Building Structure Object	Site District	Element of District Other (Isolates, etc.)
			 P5b Description of Photo: (View, date, accession #) North Elevation, Lkg SE, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric Historic Both 1921 P7. Owner Address: KOSMAN, RIVA INC 5769 ALDEA AVE ENCINO CA, CA 91316 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (C	Cite survey report and other sources, or en	nter "none.")	
	IE ☐ Continuation Sheet ation Map ☑ Building, Structure, and ch Map ☐ Archaeological Record	Object Record	trict Record Rock Art Record ear Feature Record Artifact Record ling Station Record Photograph Record

Other: (List)

Primary # HRI#

.)

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NRHP Status Code:	5S1, 5D3
Resource Name or #	(Assigned by recorder)	2120 E CESAR E CHAVEZ A	venue
B1. Historic Name:			
B2. Common Name			
B3. Original Use: Commercial	B4. Present Use: Co	ommercial	
B5. Architectural Style: 1920s Commercial Building			
B6. Construction History: (Construction date, alterations	, and date of alterations)		
1921: Commerical building constructed for owner A. Knoff, I	De Luxe Bld. Co. archited	t, H. Gorelnik builder,for \$13,000	
B7. Moved? 🗸 No 🗌 Yes 🗌 Unknown Date:	Original	Location:	
B8. Related Features:	5		
Poe Architecti De Luna Did Ce		dari 11 Caralnik	
B9a. Architect: De Luxe Bld. Co.		der: H Gorelnik	
B10. Significance: Theme: See Below	Area	na fa f	
-	Property Type Comme	••	le Criteria A, C
(Discuss importance in terms of historical or architectural co	•		Also address integrity
Theme: Commercial Development Related to Street	Railway Transportatio	n, 1913-1934	

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2120 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) **B12. References:**

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

Date of Evaluation:	9/1/200
(This space reserved	for official comments.)

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 97 of 3	Resource Name or #	(Assigned by recorder) 2120 Cl	ESAR E CHAVEZ Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC			Primary # IRI #				
PRIMARY RECORD			rinomial IRHP Status Code	551 5D3			
	Other Listings		INHE Status Code	551, 505			
	Review Code	Reviewer		Da	te		
Page 1 of 3	Resource Name or #: (Assig	gned by recorde	er) 2137 E	CESAR E CHAVI	EZ Avenu	е	
P1. Other Identifier:							
P2. Location: Not for Publica	ation 🗹 Unrestricted	a	a. County Los A	Ingeles			
and (P2b and P2c or P2d. Attach	a Location Map as necessary	.)					
b. USGS 7.5' Quad	Date T	; R	; 1/4 of	1/4 of Sec	;		B.M.
c. Address: 2137	E CESAR E CHAV	/EZ Avenue	City Los Angele	S	Zip	90033	
d. UTM: (Give more than one for la	arge and/or linear resources)	Zone	;	mE/	mN		
e. Other Locational Data (e.g. Parce	el #, directions to resource, elev	ation, etc., as a	appropriate)				
Oriented with the primary (south) el	levation facing south. Located o	on the north side	e of Cesar E. Chave	z Avenue.			

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) *Two-story; three-bay; rectangular-plan; 1920s mixed-use residential and commercial building; flat roof with a parapet; brick exterior walls; concrete foundations; decorative brickwork on pilasters, above ground-floor openings, window casing, and on parapet; glass, aluminum, and wood entrance doors (alteration).*

P3b. Resource Attributes: (L	ist attributes and codes)
------------------------------	---------------------------

P4. Resources Present: ✓ Building Structure Object Site □	District VElement of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) South Elevation, Lkg N, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric Prehistoric Both 1920 P7. Owner Address: VALDES, VALDEMAR AND MARIA L 326 W GLENDON WAY SAN GABRIEL CA, CA 91776 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Image: Continuation Sheet Location Map Image: Sketch Map Building, Structure, and Object Record Sketch Map Archaeological Record	 District Record Rock Art Record Linear Feature Record Artifact Record Milling Station Record Photograph Record

Other: (List)

Primary # HRI#

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S1, 5D3
Resource Name or # (Assigned	by recorder) 2137 E CESAR E CHAVEZ Avenue
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Commercial and Residential B4. Prese	ent Use: Commercial and Residential
B5. Architectural Style: 1920s Residential and Commercial Buildi	ng
B6. Construction History: (Construction date, alterations, and date of	of alterations)
1924: Commercial and residential building constructed for owner H. Go	relnik, Harry Genser architect, H. Gorelnik contractor, for \$19,000.
	Opticianal Lange days
B7. Moved? V No Yes Unknown Date:	Original Location:
B8. Related Features:	
B9a. Architect: H. Genser	B9b. Builder: H. Gorelnik
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Property Ty	pe Commercial and Residential Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as de	fined by theme, period, and geographic scope. Also address integrity.)
Theme: Commercial Development Related to Street Railway T	ransportation, 1913-1934

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2137 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) **B12. References:**

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

PCR Services

Date of Evalu	lation:	9/1/200
	ents.)	



9/1/2007

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 98 of 3	Resource Name or #	(Assigned by recorder) 2137 Cl	ESAR E CHAVEZ Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

State of California – The Resources Age DEPARTMENT OF PARKS AND RECR			Primary # HRI #					
PRIMARY RECORD			Trinomial	tus Code 🗄	5S1, 5D3			
	Other Listings Review Code	Reviewer _			,	Date		
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Publicat		-	der) a. County			AVEZ Aven	le	
and (P2b and P2c or P2d. Attach a b. USGS 7.5' Quad	Date T) ; R	; 1	I/4 of	1/4 of Se	c ;		B.M.
c. Address: 2138	E CESAR E CHAVI	EZ Avenue	City L	os Angeles		Zip	90033	
d. UTM: (Give more than one for la	rge and/or linear resources)	Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parcel	#, directions to resource, eleva	ation, etc., as	appropriate	e)				
Oriented with primary (north) elevation Street and Cesar E. Chavez Aveneu	0	south side o	f Cesar E. C	Chavez Aven	eue. Locate	ed on the co	mer of Chio	cago

Other (Isolates, etc.)

Both

P5b Description of Photo: (View, date, accession #)

P7. Owner Address: KOSMAN, HYMAN AND RIVA

5769 ALDEA AVE ENCINO CA, CA 91316 P8. Recorded by:

Jon Wilson PCR Services

(Name, affiliation, and address)

233 Wilshire Boulevard, Suite 130 Santa Monica. CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey

1923

North Elevation, Lkg SW, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Historic

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two-story; rectangular plan; 1920s mixed-use residential and commercial building; flat roof; load-bearing brick walls; wood floors; concrete foundations; decorative detailing including an arched doorway; a belt course dividing the ground floor from the second story, decorative window and air vent casing on the second story, and an ornamental window on the second floor with brackets supporting an elliptical pediment window head; metal security doors and roll-up security grate (alteration); double-hung and singlehung windows; aluminum slider windows on second-storycorner windows.

P4. Resources P	Present:	Building		Site	District	Element of District
						P5b Desc (View, da
and an	-		6.	and the second	and the	North Ele P6. Date

P3b. Resource Attributes: (List attributes and codes)



P11. Report Citation: (Cite survey report and other sources, or enter "none.")

Attachments: NONE Location Map Sketch Map Other: (List)

Continua	tion Sheet
Duilding	Ctructure

✓ Building, Structure, and Object Record Archaeological Record



Linear Feature Record Milling Station Record

Rock Art Record Artifact Record Photograph Record

Primary # HRI#

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S1, 5D3
Resource Name or # (A	Assigned by recorder) 2138 E CESAR E CHAVEZ Avenue
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Commerical and Residential E	34. Present Use: Commerical and Residential
B5. Architectural Style: 1920s Residential and Commerce	ial Building
B6. Construction History: (Construction date, alterations, and	nd date of alterations)
1923: Stores and apartments constructed for owner J. Linson,	H. Gorelnik contractor, for \$20,000.
B7. Moved? ✔ No Yes Unknown Date:	Original Location:
B8. Related Features:	
B9a. Architect: None	B9b. Builder: H GoreInik
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Prop	perty Type Commercial and Residential Applicable Criteria A, C
(Discuss importance in terms of historical or architectural conte	ext as defined by theme, period, and geographic scope. Also address integrity.)
Theme: Commercial Development Related to Street Ra	ilway Transportation, 1913-1934

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2138 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934. Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) **B12. References:**

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

Date of Evaluation:	9/1/200	
(This space re	served for official commen	ts.)

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 99 of 3	Resource Name or #	(Assigned by recorder) 2138 C	ESAR E CHAVEZ Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF	,		Primary # HRI #				
PRIMARY RECORD	Other Listings Review Code	Reviewer	Trinomial NRHP Status Code	,	Date		
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Publication and (P2b and P2c or P2d. Attach attac		Ĩ		E CESAR E CHA Angeles	VEZ Avenue	9	
 b. USGS 7.5' Quad c. Address: 2202 d. UTM: (Give more than one for la e. Other Locational Data (e.g. Parce Oriented with the primary (south) elements 	Date T E CESAR E CHAVE rge and/or linear resources) I #, directions to resource, elever	; R EZ Avenue Zone ation, etc., as	City Los Angel; ; s appropriate)	1/4 of Sec les mE/	; Zip mN	90033	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two story, rectangular-plan, 1920s commercial building; flat roof with a parapet; brick exterior walls; decorative brickwork on stepped parapet, glazed-brick window surrounds and belt-course; a pair of arched windows on the second story above primary entrance; double-hung windows on second story; aluminum and glass storefront windows and doors (alteration).

P3b.	Resource	Attributes:	(List attributes and codes))
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P4. Resources Present: ✓ Building □ Structure □ Object □ Site	District Element of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) North Elevation, Lkg SE, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Pfilosoft 1918
	P7. Owner Address: ZARGARI,NEMAT AND MINOO 924 WELLESLEY AVE LOS ANGELES CA, CA 90049
	P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "non	e.")
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object R Sketch Map Archaeological Record	 District Record Rock Art Record Linear Feature Record Milling Station Record Photograph Record

Other: (List)

Primary # HRI#

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S1, 5D3
Resource Name or # (Assigned	by recorder) 2202 E CESAR E CHAVEZ Avenue
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Commercial and Residential B4. Pres	ent Use: Commercial and Residential
B5. Architectural Style: 1920s Commerical Building	
B6. Construction History: (Construction date, alterations, and date	of alterations)
1922: Commercial and Residential Building constructed for owner H. G	orelink, H. Gorelink builder, for \$10,000.
B7. Moved? ☑ No □ Yes □ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: None	B9b. Builder: H. Gorelink
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Property Ty	pe Commercial and Residential Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as de	fined by theme, period, and geographic scope. Also address integrity.)
Theme: Commercial Development Related to Street Railway T	ransportation, 1913-1934

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2202 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) **B12. References:**

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

Date of Evaluation:	9/1/200	
(This space re	served for official commen	ts.)

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial		
Page 100 of	Resource Name or #	(Assigned by recorder) 2202 Cl	ESAR E CHAVEZ Avenue	
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update	

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC			Primary HRI #	#					
PRIMARY RECORD			Trinomia	-					
	Other Listings		NRHP St	atus Code	551, 503				
	Review Code	Reviewer			[Date			
Page 1 of 3	Resource Name or #: (Assi	igned by recor	der)	2209 E C	CESAR E CHA	VEZ Avenu	е		
P1. Other Identifier:									
P2. Location: Not for Publica	ation 🗹 Unrestricted		a. Coun	ty Los A	ngeles				
and (P2b and P2c or P2d. Attach	a Location Map as necessary	/.)							
b. USGS 7.5' Quad	Date T	; R	;	1/4 of	1/4 of Sec	;		B.M.	
c. Address: 2209	E CESAR E CHA	VEZ Avenue	City	Los Angeles	6	Zip	90033		
d. UTM: (Give more than one for la	arge and/or linear resources)	Zone		;	mE/	mN			
e. Other Locational Data (e.g. Parce	el #. directions to resource. elev	vation, etc., as	appropria	ate)					
er etner zeraneriar zata (ergi r area									

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One story; rectangular-plan; 1920s Renaissance Revival commercial building; flat roof with a parapet; brick and stucco (alteration) exterior walls; wood stud-walls on interior; concrete foundations; decorative brickwork; terra cotta horizontal band below parapet; arched windows openings with keystone on east elevation; door with metal security bars (alteration); windows with metal security bars (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ✓ Building Structure Object Site District ✓ Elem	nent of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) <i>East Elevation, Lkg NE, Sept 2007</i> P6. Date Constructed/Age and Sources: Prehistoric
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey

Attachments:

Location Map
 Sketch Map
 Other: (List)

NONE

- Continuation Sheet
- ☑ Building, Structure, and Object Record☑ Archaeological Record

District Record
 Linear Feature Record
 Milling Station Record

Rock Art Record
 Artifact Record
 Photograph Record

State of Californ	ia – The Resourc	es Agency
DEPARTMENT	OF PARKS AND	RECREATION

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code	5S1, 5D3
Resource Name or # (Assigned by	recorder) 2209 E CESAR E CHAVEZ	Avenue
B1. Historic Name: Gorelink Bank and Stores B2. Common Name		
B3. Original Use: Commercial B4. Present B5. Architectural Style: Renaissance Revival		
B6. Construction History: (Construction date, alterations, and date of al 1927: Commercial building constructed by owner H. Gorelink, Louis Selder		00.
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Original Location:	
B9a. Architect: Louis Selden	B9b. Builder: H. Gorelink	
B10. Significance: Theme: See Below Period of Significance: 1913-1945 Property Type	Area Commercial Applic	able Criteria A, C
(Discuss importance in terms of historical or architectural context as define 1. Theme: Commercial Development Related to Street Railway Tr Technological Developments in Construction	d by theme, period, and geographic sco	pe. Also address integrity.)
Multifamily Rental Properties, Live/Work Properties/ Business Cor	nmercial Properties	
2209 Cesar Chavez Avenue is significant for its association with the were triggered by the construction of public railcars that connected transportation technology on the growth patterns of Los Angeles.		
Between 1913 and 1934, Boyle Heights was extensively developed buildings were built along Cesar Chavez Avenue (Brooklyn Avenue Avenue). These boulevards became commercial strips largely bed continued to serve the Boyle Heights area into the 1930s, after wh According to the 1921 Sanborn Fire Insurance maps, automobile- primary commercial strips of Boyle Heights.	e), 1st Street, 4th Street, and Whitti cause of their proximity to rail lines. nich they were increasingly supplant	er Avenue (Stephenson The Yellow Line street cars ed by automobiles.
B11. Additional Resource Attributes: (List attributes and codes) B12. References:		
LA County Building Permits, Los Angeles Times, Sanborn Maps		

B13. Remarks:

Date of Evaluation:

B14. Evaluator:Jon Wilson233 Wilshire Boulevard, Suite 130Santa Monica, CA 90401

9/1/2007

(This space reserved for official comments.)				

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial		
Page 101 of	Resource Name or #	(Assigned by recorder)	2209 CESAR E CHAVEZ Avenue	
Recorded by Jon Wilson		Date	9/1/2007 🗌 Continuation	Update

B10 Significance (Continued)

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the properties eligible under this theme located along Cesar Chavez Avenue were constructed by developer H. Gorelink and designed by architect Harry Genser. The architecture of these buildings tended to be in the Mediterranean style.

2. Theme: Commercial Architecture and Technological Developments in Construction

Renaissance Revival

2209 Cesar Chavez Avenue is significant for its association with the period revival architectural styles and culture of early 20th century commercial architecture. It represents the influence of period revival architecture on the architects, designers, and builders working in the survey area during the early 20th century. Furthermore, 2209 Cesar Chavez Avenue represents the identity and values of the occupants.

The period revival styles grew in popularity just after World War I, and were patterned after buildings of earlier stylistic periods. The Italian Renaissance Revival style was a common architectural style for public and commercial buildings throughout Southern California. Renaissance Revival commercial buildings were characterized by their Palladian style arched apertures, hipped roof, and wide eaves with brackets. The highly ornate Renaissance Revival buildings were usually designed by architects or master builders. The Italian Renaissance Revival style is an important architectural movement associated with the identity of Southern California as Mediterranean. Closely associated with the Spanish Colonial Revival style, the Italian Renaissance Revival style is a derivative of renaissance-era Italian domestic architecture that differs from Spanish-inspired designs in several identifiable ways. Character-defining features of the Renaissance Revival style include a symmetrical façade, low-pitched hipped roof typically covered by ceramic tiles, deep overhanging boxed eaves with decorative carved brackets, stucco sheathing, upper-story windows smaller and less elaborate than windows below, extensive use of arches for first story entries and windows, and entrances accented by classical columns or pilasters.

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	REATION Other Listings	ן ר ז	Primary # HRI # Trinomial NRHP Status Co		ite		_
Page 1 of 3 P1. Other Identifier: P2. Location: Other Public and (P2b and P2c or P2d. Attach		2	- /	B E CESAR E CHAV	EZ Avenu	e	
b. USGS 7.5' Quad	Date T	; R	; 1/4 of	1/4 of Sec	;		B.M.
c. Address: 2218	E CESAR E CHAVEZ	Avenue	City Los An	geles	Zip	90033	
				<i>_ ·</i>			
d. UTM: (Give more than one for	large and/or linear resources) Zo	one	;	mE/	mN		

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story, rectangular-plan, 1920s commercial building; flat roof with parapet; brick exterior walls; decorative brickwork; decorative engaged columns; stepped horizontal band above commercial spaces; aluminum and glass storefront windows and doors (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:		oject Site District	Element of District Other (Isolates, etc.)
			P5b Description of Photo: (View, date, accession #) North Elevation, Lkg SE, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric ☑ Historic □ Both 1928
89¢			P7. Owner Address: DANESHRAD,DAVIS 11850 WILSHIRE BLVD 101 LOS ANGELES CA, CA 90025
			P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
and	- and	1	P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (C	Cite survey report and other source	s, or enter "none.")	
Attachments:	IE Continuation She	et 🗌 Di	istrict Record

Location Map Sketch Map Other: (List)

Building, Structure, and Object Record

Archaeological Record

Linear Feature Record Milling Station Record

Artifact Record Photograph Record

DPR 523B (1/95) PCR Services Corporation

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code:	5S1, 5D3
Resource Name or # (Assign	ned by recorder) 2218 E CESAR E CHAVEZ Av	renue
B1. Historic Name:		
B2. Common Name		
B3. Original Use: Commercial B4. Pr	esent Use: Commercial	
B5. Architectural Style: 1920s Commercial Building		
B6. Construction History: (Construction date, alterations, and da	te of alterations)	
1928: Commercial building constructed.		
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:	
B9a. Architect: Unknown	B9b. Builder: Unknown	
B10. Significance: Theme: See Below	Area	
Period of Significance: 1913-1945 Property	Type Commercial Applicabl	e Criteria A, C
(Discuss importance in terms of historical or architectural context as	defined by theme, period, and geographic scope.	Also address integrity.)
Theme: Commercial Development Related to Street Railway	/ Transportation, 1913-1934	

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2218 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes)
B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

Date of Evaluation:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

(This space reserved for official comments.)				

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 102 of	Resource Name or #	(Assigned by recorder) 2218 Cl	ESAR E CHAVEZ Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF			Primary # HRI #			
PRIMARY RECORD	Other Listings Review Code		Trinomial NRHP Status Cod	- ,	Date	
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Publica and (P2b and P2c or P2d. Attach a	Resource Name or #: (Assig tion	Ĩ	,	E CESAR E CHA s Angeles	AVEZ Avenue	
 b. USGS 7.5' Quad c. Address: 2222 d. UTM: (Give more than one for late of the context of the con	Date T E CESAR E CHAVI Irge and/or linear resources)	; R EZ Avenue Zone	; 1/4 of City Los Ange ; appropriate)	1/4 of Sec eles mE/	,	В.М. 90033

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story, rectangular-plan, 1920s commercial building; flat roof with parapet; brick exterior walls; decorative brickwork; decorative engaged columns; stepped horizontal band above commercial spaces; aluminum and glass storefront windows and doors (alteration).

P3b. Resource Attributes: (List	attributes and codes)		
P4. Resources Present: Bu	uilding Structure Object Site I	District Clement of District	Other (Isolates, etc.)
	S 9 C DISCOUNT	(View, data North Elev P6. Date C P6. Date C P7. Owne RODRIGL 2886 CU SAN MAR P8. Recor (Name, aff Jon Wilso PCR Serv 233 Wilsh Santa Mor P9. Date F P10. Surv	filiation, and address) n ices ire Boulevard, Suite 130 nica, CA 90401 Recorded: 9/1/2008
P11. Report Citation: (Cite surv	vey report and other sources, or enter "none.")		
Attachments: NONE	Archaeological Record	 District Record Linear Feature Record Milling Station Record 	 Rock Art Record Artifact Record Photograph Record

DPR 523B (1/95) PCR Services Corporation

Primary # HRI#

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S1, 5D3
Resource Name or # (Assigned	by recorder) 2222 E CESAR E CHAVEZ Avenue
B1. Historic Name: B2. Common Name	
B3. Original Use: Commercial B4. Press	ent Use: Commercial
B5. Architectural Style: 1920s Commercial Building	
B6. Construction History: (Construction date, alterations, and date of 1928: Commercial building constructed.	of alterations)
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown B10. Significance: Theme:	B9b. Builder: <i>Unknown</i> Area
Period of Significance:1913-1945Property Ty(Discuss importance in terms of historical or architectural context as de Theme: Commercial Development Related to Street Railway T	ined by theme, period, and geographic scope. Also address integrity.)

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2222 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) **B12. References:**

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2008

Date of Evaluation:	9/1/200
(This space reserved for official commen	ts.)

State of California – The Resources DEPARTMENT OF PARKS AND RE CONTINUATION SH	CREATION	Primary # HRI # Trinomial		
Page 103 of	Resource Name or #	(Assigned by recorder) 2222 C	ESAR E CHAVEZ Avenue	
Recorded by Jon Wilson		Date	9/1/2008 Continuation Update	

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC PRIMARY RECORD	5 5	H T	Primary # HRI # Trinomial NRHP Status Co	ode 5S1 5D3			
	Other Listings Review Code			,	ate		_
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Publica and (P2b and P2c or P2d. Attach			,	6 E CESAR E CHAV .os Angeles	/EZ Avenu	e	
b. USGS 7.5' Quad	Date T	; R	; 1/4 of	1/4 of Sec	;		B.M.
c. Address: 2226	E CESAR E CHA	/EZ Avenue	City Los Ar	igeles	Zip	90033	
d. UTM: (Give more than one for I	arge and/or linear resources)	Zone	;	mE/	mN		
e. Other Locational Data (e.g. Parc	el #, directions to resource, elev	vation, etc., as a	appropriate)				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story, rectangular-plan, 1920s commercial building; flat roof with parapet; brick exterior walls; brick foundations; wood stud-wall framing; wood floors; decorative brickwork; aluminum and glass storefront windows and doors (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:	✓ Building Structure Object Site D	istrict Element of District Other (Isolates, etc.)
P11. Report Citation: (C)	A result of the sources, or enter "none."	 P5b Description of Photo: (View, date, accession #) North Elevation, Lkg S, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Pehistoric Both 1918 P7. Owner Address: CHAHINE, HOUDA AND 4110 BELL AVE BELL CA, CA 90201 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
Attachments: NON	NE Continuation Sheet ation Map Suilding, Structure, and Object Record	 District Record Rock Art Record Linear Feature Record Artifact Record

Milling Station Record

Photograph Record

Sketch Map

Other: (List)

Archaeological Record

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5	S1, 5D3
Resource Name or # (Assign	ned by recorder) 2226 E CESAR E CHAVEZ Aven	ue
B1. Historic Name:		
B2. Common Name		
B3. Original Use: Commercial B4. Pr	resent Use: Commercial	
B5. Architectural Style: 1920s Commercial Building		
B6. Construction History: (Construction date, alterations, and da	te of alterations)	
1921: Commercial building constructed for owner Jacob Krasnow, for	pr \$350.00.	
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Original Location:	
B9a. Architect: none B10. Significance: Theme: See Below	B9b. Builder: <i>none</i> Area	
Period of Significance: 1913-1945 Property	Type Commercial Applicable C	criteria A, C
(Discuss importance in terms of historical or architectural context as	defined by theme, period, and geographic scope. All	so address integrity.)
Theme: Commercial Development Related to Street Railway	y Transportation, 1913-1934	

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2226 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the

B11. Additional Resource Attributes: (List attributes and codes)

B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator:Jon Wilson233 Wilshire Boulevard, Suite 130Santa Monica, CA 90401

Date of Evaluation:

9/1/2007

(This space reserved for official comments.)

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF	,		Primary # HRI #				
PRIMARY RECORD			Trinomial NRHP Status Code	5S1, 5D3			
	Other Listings Review Code	Reviewer _		1	Date		
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Publica		·		CESAR E CHA Angeles	VEZ Avenue		
and (P2b and P2c or P2d. Attach a b. USGS 7.5' Quad	Date T) ; R	; 1/4 of	1/4 of Sec			B.M.
c. Address: 2228	E CESAR E CHAV		City Los Angele		, Zip	90033	D.141.
d. UTM: (Give more than one for la	o ,		;	mE/	mN		
e. Other Locational Data (e.g. Parce	I #, directions to resource, eleva	ation, etc., as	s appropriate)				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two story, rectangular-plan, 1920s commercial building; Mansard roof; brick exterior walls; wood structure; concrete foundations; decorative brickwork; decorative terra cotta belt courses and window surrounds; arched windows on second story; roll-up corrugated metal grates over the east ground floor commercial space (alteration); aluminum and glass storefront windows and doors (alteration).

P3b. Resource Attributes: (List attributes and codes)	
P4. Resources Present: ✓ Building Structure Object Site D	District VElement of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) North Elevation, Lkg S, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Pflistoric Both 1920
	P7. Owner Address: Y AND P CESAR LLC 0 P O BOX 79321 LOS ANGELES CA, CA 90079
Le.V.o. inc.	P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Record Sketch Map Archaeological Record Other: (List) Other	 District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record Photograph Record

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

AR E CHAVEZ Avenue	
al	
Applicable Criteria A, C	
eographic scope. Also address inte	grity.)

2228 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, 2228 Cesar Chavez Avenue was constructed as a dance hall on the second story.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator:Jon Wilson233 Wilshire Boulevard, Suite 130Santa Monica, CA 90401

9/1/2007

Date of Evaluation:	9/1/200
(This space reserved	for official comments.)

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	REATION Other Listings	Primary # HRI # Trinomial NRHP Status Code	, ,	e
Page 1 of 3 P1. Other Identifier: P2. Location: Other Public and (P2b and P2c or P2d. Attach		,	CESAR E CHAVE Angeles	Z Avenue
b. USGS 7.5' Quad		R ; 1/4 of	1/4 of Sec	; B.M.
c. Address: 2315	E CESAR E CHAVEZ Ave	ue City Los Angele		Zip 90033
·	large and/or linear resources) Zone el #, directions to resource, elevation, et	;	mE/	mN

South Elevation, Lkg NW, Sept 2007 P6. Date Constructed/Age and Sources:

DE LA TORRE, MARIO AND GRACE

Prehistoric

P7. Owner Address:

P8. Recorded by:

Jon Wilson PCR Services

305 N SOTO ST STE D LOS ANGELES CA, CA 90033

(Name, affiliation, and address)

233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey

1924

Historic

Both

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One story; rectangular-plan; 1920s commercial building; flat roof with a parapet; brick exterior walls; wood stud-walls on the interior; concrete foundations; decorative brickwork on the pilasters and above the commercial spaces; aluminum and glass doors (alteration); fixed storefront display windows with aluminum mullions (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:	Building Structu	re Object	Site	District	Element of District	Other (Isolates, etc.)
		1				iption of Photo: e, accession #)



P11. Report Citation: (Cite survey report and other sources, or enter "none.")

Attachments:

NONE Location Map Sketch Map

Other: (List)

Continuation Sheet

Building, Structure, and Object Record

Archaeological Record

District Record Linear Feature Record Milling Station Record

Rock Art Record Artifact Record Photograph Record

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code:	3CS, 5S1, 5D3
Resource Name or # (Assigned by	recorder) 2315 E CESAR E CHAVEZ	Avenue
B1. Historic Name:		
B2. Common Name		
B3. Original Use: Commercial B4. Present	Use: Commercial	
B5. Architectural Style: 1920s Commercial Buiding		
B6. Construction History: (Construction date, alterations, and date of a	terations)	
1924: Commercial building constructed for owner H. Gorelink, Harry Gense	er architect, H. Gorelink builder, for \$18,0)00.
B7. Moved? 🖌 No 🗌 Yes 🗌 Unknown Date:	Original Location:	
B8. Related Features:		
B9a. Architect: Harry Genser	B9b. Builder: H. Gorelink	
B10. Significance: Theme: See Below	Area	
Period of Significance: 1913-1945 Property Type	Commercial Applica	able Criteria A, C
(Discuss importance in terms of historical or architectural context as define	d by theme, period, and geographic scop	be. Also address integrity.)
1. Theme: Ethnic/Cultural and Gender Diversity		

Commercial, Institutional and Religious Buildings Associated with Jewish-American Culture in Boyle Heights

2315 Cesar Chavez Avenue is significant for its association with Jewish history in Los Angeles. Commercial and religious spaces in Boyle Heights that were once owned by Jews served as sites of Jewish identity and culture. Furthermore, Jewish cultural sites in Boyle Heights were the original business places of well-known Jewish companies that eventually moved to the Westside of Los Angeles.

During the early 20th century, Boyle Heights witnessed a growth of Eastern European immigration. Many of these immigrants were Russian Jews who often had come from other cities such as New York, Cleveland, St. Louis, or Pittsburgh before making their way to Boyle Heights, although many had immigrated directly, largely settling in the vicinity of Brooklyn Avenue and the City Terrace-Wabash area. The Jews of Boyle Heights were largely working class, with many being employed in the garment industry and other industries located in the industrial areas of downtown. Many joined unions and became labor leaders. They lived with their families in apartments and duplexes until they could afford to purchase a single-family house. The primary commercial area for the Jewish community was along Cesar Chavez Avenue (Brooklyn Avenue) and 1st Street. By the end of the 1940s, there were approximately 50,000 Jews living in Boyle Heights.

PCR Services

9/1/2007

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator:Jon Wilson233 Wilshire Boulevard, Suite 130Santa Monica, CA 90401

Date of Evaluation:

(This space	e reserved for	official comr	nents.)	

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 106 of	Resource Name or #	(Assigned by recorder) 2315 (CESAR E CHAVEZ Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

There are several extant commercial buildings along Cesar Chavez Avenue that were historically connected to Jewish-American culture in Boyle Heights. Existing buildings include the site of the original Canter's Deli and Leader's Barber Shop at 2315 Cesar Chavez Avenue, Zellman's Men's Wear located at 2306 Cesar Chavez Avenue, Phillips Music at 2455 Cesar Chavez Avenue, and Karz Plumbing at 310 Chicago Street at the corner of Cesar Chavez. The two-story building located 2203 1st Street was originally a social "lodge" and bath, and it appears to have an existing Mikveh (Ritual Bath) used for bathing rituals prior to marriages. Finally, the Breed Street Shul located at 247 Breed Street constructed in 1922, was the spiritual center for many of the Orthodox Jews in Boyle Heights.

2. Theme: Commercial Development Related to Street Railway Transportation, 1913-1934

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2315 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC PRIMARY RECORD	, , , , , , , , , , , , , , , , , , ,	Reviewer _		Code 3CS, 5S1, 5D	3 Date		
Page 1 of 3 Resource Name or #: (Assigned by recorder) 2330 E CESAR E CHAVEZ Avenue P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) County Los Angeles							
 b. USGS 7.5' Quad c. Address: 2330 d. UTM: (Give more than one for late of the content of the conte	Date CESAR E CHA arge and/or linear resources) el #, directions to resource, ele	F ; R I <i>VEZ Avenue</i> Zone evation, etc., as	; appropriate)	<i>Angele</i> s mE/	; Zip mN	90033	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two story with one-story rear section, rectangular-plan, early twentieth-century commercial building; flat roof with a parapet; brick exterior walls; stepped parapet with decorative brickwork; thick brick pilasters with a brick head; cast pilasters with decorative head on rear section; arched windows on second story; arched entrance bay; aluminum and glass storefront windows and doors (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: Building Structure Object Site Distri	ict Element of District Other (Isolates, etc.)
GET A GRIP ON YOUR THIRST	P5b Description of Photo: (View, date, accession #) North Elevation, Lkg SW, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1915
A TANKA AN	P7. Owner Address: 2330 CESAR CHAVEZ LLC 0 P O BOX 67311 LOS ANGELES CA, CA 90067
	P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Continuation Sheet	District Record Rock Art Record

Attachments:

- Location Map Sketch Map Other: (List)
- ✓ Continuation Sheet
- Building, Structure, and Object Record
- Archaeological Record

District Record Linear Feature Record Milling Station Record

Rock Art Record Artifact Record Photograph Record

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3			NRHP Status Code:	3CS, 5S1, 5D3
	Resource Name or #	(Assigned by recorder) 2330 E CESAR E CHAVEZ A	venue
B1. Historic Name: B2. Common Name	Rosen Block and Lodge			
B3. Original Use:	Commercial	B4. Present Use: (Commercial	
B5. Architectural St	tyle: Early Twentieth-Century Comn	nercial Building		
B6. Construction Hi	istory: (Construction date, alterations,	and date of alterations	·)	
1913: Commercial bu	uilding constructed for owner/builder Joh	nn Rosen, for \$8,000.		
B7. Moved? ✓ I B8. Related Feature		Origina	I Location:	
B9a. Architect: Unk	known	B9b. Bu	ilder: John Rosen	
B10. Significance: 1	Theme: See Below	Area		
Period of Signi	ificance: 1913-1945 Pr	roperty Type Comm	ercial Applicat	ole Criteria A, C
	in terms of historical or architectural cor percial Development Related to Stree	•		. Also address integrity.)

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2330 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

Date of Evaluation:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

(This space reserved for official comments.)						

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial			
Page 107 of	Resource Name or #	(Assigned by recorder)	2330 CE	SAR E CHAVEZ Avenue	
Recorded by Jon Wilson		Date	•	9/1/2007 Continuation	Update

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the properties eligible under this theme located along Cesar Chavez Avenue were constructed by developer H. Gorelink and designed by architect Harry Genser. The architecture of these buildings tended to be in the Mediterranean style.

2. Theme: Social Clubs and Public Service Organizations

2330 Cesar Chavez Avenue is significant for its association with the culture of social clubs and public service organizations in Los Angeles during the period of significance. It is representative of the social, leisure, and political activity in Boyle Heights.

Meeting houses, halls, lodges, and clubhouses were an important part of the history of Boyle Heights. Social clubs in Boyle Heights were mostly constructed during the 1920s by Jewish-Americans, and served as a meeting place for social interaction or for political activism. Existing clubs include the two-story Rosen Block and Lodge constructed for owner John Rosen, located at 2330 Cesar Chavez Avenue.

DEPARTMENT OF PARKS AND RECREATION			Primary # HRI # Trinomia					
PRIMARY RECORD			NRHP Status Code 5S1, 5D3					
	Other Listings							
	Review Code	Reviewer _			Da	ate		
Page 1 of 2	Resource Name or #: (Assi	igned by record	der)	2421 E	CESAR E CHAV	/EZ Avenu	е	
P1. Other Identifier:								
P2. Location: Over the Public	ation 🗹 Unrestricted		a. Count	ty Los A	Angeles			
and (P2b and P2c or P2d. Attach a Location Map as necessary.)								
b. USGS 7.5' Quad	Date T	; R	;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 2421	E CESAR E CHA	VEZ Avenue	City	Los Angele	es	Zip	90033	
d. UTM: (Give more than one for	large and/or linear resources)	Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parc	el #, directions to resource, ele	vation, etc., as	appropria	ate)				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One story; three-bay; rectangular-plan; 1920s commercial building; flat roof with a parapet (alteration); brick exterior walls; wood stud-walls on the interior; concrete foundations; recessed entrance in center bay; aluminum and glass doors (alteration); fixed storefront display windows with aluminum mullions (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ✓ Building Structure Object Site District	Element of District Other (Isolates, etc.)
REAL STATE OF THE SHOP OF THE	 P5b Description of Photo: (View, date, accession #) South Elevation, Lkg N, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric Prehistoric Both 1929 P7. Owner Address: TANIGUCHI, SACHIKO TR 207 S OAKLAND AVE # E PASADENA CA, CA 91101 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
Attachments: NONE Continuation Sheet	District Record Rock Art Record

Attachments:

NONE	
Location Map	
Sketch Map	
Other: (List)	

Continuation Sheet

✓ Building, Structure, and Object Record Archaeological Record

District Record Linear Feature Record Milling Station Record

Rock Art Record Artifact Record Photograph Record

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND O	BJECT RECORD
Page 2 of 3	NRHP Status Code: 5S1, 5D3
Resource Name or # ((Assigned by recorder) 2421 E CESAR E CHAVEZ Avenue
B1. Historic Name: Kenny's Sporting Goods B2. Common Name	
B3. Original Use: Commercial	B4. Present Use: Commercial
B5. Architectural Style: 1920s Commercial Building	
B6. Construction History: (Construction date, alterations, a	and date of alterations)
1929: Commercial building constructed	
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Pro	operty Type Commercial Applicable Criteria A
(Discuss importance in terms of historical or architectural conte Theme: Ethnic/Cultural and Gender Diversity	text as defined by theme, period, and geographic scope. Also address integrity.)
Commercial, Institutional and Religious Buildings Asso	ociated with Associated with Japanese-American Culture in Boyle Heights

2421 Cesar Chavez Avenue is significant for its association with Japanese-American history in Los Angeles. Commercial and religious spaces in Boyle Heights that were once or still used by Japanese-Americans served as sites of Japanese-American identity and culture. Furthermore, it was an important Japanese-American owned business that was important in the struggle for the civil rights for Japanese-Americans.

Early 20th Century Boyle Heights also had a significant Japanese population. Many Japanese in California worked as laborers for the railroads and in agriculture. Many women immigrants from Japan were "picture brides" who came to California through arranged marriages. The primary neighborhood for Japanese immigrants was "Sho-Tokyo," the area of present-day "Little Tokyo" in downtown Los Angeles. Because Boyle Heights was just across the Los Angeles River from "Sho-Tokyo," many Japanese-Americans settled in Boyle Heights. Most Boyle Heights Japanese-Americans lived near 1st Street and Soto Avenue. The Japanese population of Boyle Heights fell dramatically after the forced detention of ethnic Japanese along the West Coast during World War II. Property Types: Commercial, Institutional and Religious Buildings Associated with Japanese-American Culture in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator:Jon Wilson233 Wilshire Boulevard, Suite 130Santa Monica, CA 90401

Date of Evaluation:



PCR Services

9/1/2007

(This space reserved for official comments.)						

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC PRIMARY RECORD			Primary # HRI # Trinomial NRHP State		,	ate		
Page 1 of 3 Resource Name or #: (Assigned by recorder) 2455 E CESAR E CHAVEZ Avenue P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) County Los Angeles								
b. USGS 7.5' Quad	Date T	,	; 1/		1/4 of Sec	;		B.M.
c. Address: 2455	E CESAR E CHAN	/EZ Avenue	City L	os Angeles		Zip	90033	
d. UTM: (Give more than one for la	arge and/or linear resources)	Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parce	el #, directions to resource, elev	vation, etc., as	appropriate	e)				
Oriented with the primary (south) el	evation facing south. Located o	on the north si	de of Cesar	Chavez Ave	enue.			

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One story; rectangular-plan; 1920s commercial building; hipped roof with a parapet; brick finished with stucco exterior walls; corrugated metal over the original transom lights and curved parapet (alteration); aluminum and glass doors (alteration); fixed storefront display windows with aluminum mullions and muntins (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ✓ Building Structure Object Site	District Relement of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) South Elevation, Lkg N, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric Prehistoric Both 1923 P7. Owner Address: B L PARTNERSHIP 1985 ORLANDO RD SAN MARINO CA, CA 91108 P8. Recorded by:
	(Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	P10. Survey Type: (Describe) Intensive Level Survey
Attachments: NONE Continuation Sheet	District Record Rock Art Record

Attachments:

- Location Map Sketch Map Other: (List)
- ✓ Continuation Sheet
- Building, Structure, and Object Record

Archaeological Record

District Record Linear Feature Record Milling Station Record

Rock Art Record Artifact Record Photograph Record

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 5S1, 5D3
Resource Name or # (Assigned by re	ecorder) 2455 E CESAR E CHAVEZ Avenue
B1. Historic Name: <i>Phillips Music Company</i> B2. Common Name	
B3. Original Use: <i>Music Store</i> B4. Present U	se: Commercial
B5. Architectural Style: 1920s Commercial Building B6. Construction History: (Construction date, alterations, and date of alterations) 1923: Commercial building constructed.	erations)
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Original Location:
	B9b. Builder: <i>Unknown</i> Area <i>Commercial</i> Applicable Criteria A, C by theme, period, and geographic scope. Also address integrity.)

Commercial, Institutional and Religious Buildings Associated with Jewish-American Culture in Boyle Heights

2455 Cesar Chavez Avenue is significant for its association with Jewish history in Los Angeles. Commercial and religious spaces in Boyle Heights that were once owned by Jews served as sites of Jewish identity and culture. Furthermore, Jewish cultural sites in Boyle Heights were the original business places of well-known Jewish companies that eventually moved to the Westside of Los Angeles.

During the early 20th century, Boyle Heights witnessed a growth of Eastern European immigration. Many of these immigrants were Russian Jews who often had come from other cities such as New York, Cleveland, St. Louis, or Pittsburgh before making their way to Boyle Heights, although many had immigrated directly, largely settling in the vicinity of Brooklyn Avenue and the City Terrace-Wabash area. The Jews of Boyle Heights were largely working class, with many being employed in the garment industry and other industries located in the industrial areas of downtown. Many joined unions and became labor leaders. They lived with their families in apartments and duplexes until they could afford to purchase a single-family house. The primary commercial area for the Jewish community was along Cesar Chavez Avenue (Brooklyn Avenue) and 1st Street. By the end of the 1940s, there were approximately 50,000 Jews living in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator:Jon Wilson233 Wilshire Boulevard, Suite 130Santa Monica, CA 90401

Date of Evaluation:

(This space reserved for official comments.)



PCR Services

9/1/2007

DEPARTMENT OF PARKS AND RECREATION		HRI #		
CONTINUATION SHE	ET	Trinomial		
Page 109 of	Resource Name or #	(Assigned by recorder) 2455	CESAR E CHAVEZ Avenue	
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update	

Drimony #

B10 Significance (Continued)

State of California - The Resources Agency

There are several extant commercial buildings along Cesar Chavez Avenue that were historically connected to Jewish-American culture in Boyle Heights. Existing buildings include the site of the original Canter's Deli and Leader's Barber Shop at 2315 Cesar Chavez Avenue, Zellman's Men's Wear located at 2306 Cesar Chavez Avenue, Phillips Music at 2455 Cesar Chavez Avenue, and Karz Plumbing at 310 Chicago Street at the corner of Cesar Chavez. The two-story building located 2203 1st Street was originally a social "lodge" and bath, and it appears to have an existing Mikveh (Ritual Bath) used for bathing rituals prior to marriages. Finally, the Breed Street Shul located at 247 Breed Street constructed in 1922, was the spiritual center for many of the Orthodox Jews in Boyle Heights.

2. Theme: Commercial Development Related to Street Railway Transportation, 1913-1934

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2455 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the properties eligible under this theme located along Cesar Chavez Avenue were constructed by developer H. Gorelink and designed by architect Harry Genser. The architecture of these buildings tended to be in the Mediterranean style.

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC PRIMARY RECORD		Reviewer _		l atus Code		ate		
Page 1 of 3 Resource Name or #: (Assigned by recorder) 2459 E CESAR E CHAVEZ Avenue P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) County Los Angeles								
b. USGS 7.5' Quad	Date T	; R	;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 2459	E CESAR E CHAV	/EZ Avenue	City	Los Angele	S	Zip	90033	
d. UTM: (Give more than one for la	arge and/or linear resources)	Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parce	el #, directions to resource, elev	vation, etc., as	appropria	ate)				
Oriented with the primary (south) el	evation facing south. Located o	on the north sid	de of Cesa	ar Chavez A	/enue.			

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One story; three-bay; rectangular-plan; 1920s commercial building; flat roof with a Mission parapet (alteration); brick exterior walls; wood stud-walls on the interior; concrete foundations; egg and dart decorative pattern around the entrance to each commercial space; aluminum and glass doors (alteration); fixed storefront display windows with aluminum mullions (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: Building Structure Object Site District Element	nt of District Other (Isolates, etc.)
<image/> <caption></caption>	 P5b Description of Photo: (View, date, accession #) South Elevation, Lkg NW, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1926 P7. Owner Address: NAVIDBAKHSH,BIJAN CO TR ET AL 0 P 0 BOX 64604 LOS ANGELES CA, CA 90064 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Local Survey

Attachments: NONE

Location Map
Sketch Map
Other: (List)

Continuation Sheet

☑ Building, Structure, and Object Record☑ Archaeological Record

District Record
 Linear Feature Record
 Milling Station Record

Rock Art Record
 Artifact Record
 Photograph Record

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NF	HP Status Code:	5S1, 5D3
Resource Name or # (Assigned by recorde	er) 2459 E C	ESAR E CHAVEZ Ave	nue
B1. Historic Name:				
B2. Common Name				
B3. Original Use: Garage	B4. Present Use:	Commercial		
B5. Architectural Style: Mission Revival				
B6. Construction History: (Construction date, alterations, a	and date of alteratior	ns)		
1926: Garage constructed for owners Amelia, Elizabeth, and S	Sarah Snyder, Louis	Tcisorek archit	ect, for \$7,500.	
B7. Moved? 🔽 No 🗌 Yes 🗌 Unknown Date:	Origin	al Location:		
B8. Related Features:				
B9a. Architect: Louis Tcisorek	B9b. E	Builder: None		
B10. Significance: Theme: See Below	Area			
Period of Significance: 1913-1945 Pro	operty Type Com	mercial	Applicable	Criteria A, C
(Discuss importance in terms of historical or architectural cont	ext as defined by the	eme, period, an	d geographic scope.	Also address integrity.)
Theme: Commercial Development Related to Street R	ailway Transporta	tion, 1913-19	34	

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2459 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) **B12. References:**

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

Date of Ev	aluation:	9/1/200
	(This space reserved for officia	al comments.)

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 110 of	Resource Name or #	(Assigned by recorder) 2459 Cl	ESAR E CHAVEZ Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the properties eligible under this theme located along Cesar Chavez Avenue were constructed by developer H. Gorelink and designed by architect Harry Genser. The architecture of these buildings tended to be in the Mediterranean style.

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0,	Prima HRI # Trinor NRHP Reviewer	nial Status Code	,	te		
Page 1 of 2 Resource Name or #: (Assigned by recorder) 2501 E CESAR E CHAVEZ Avenue P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) 2501 E CESAR E CHAVEZ Avenue							
b. USGS 7.5' Quad	Date T	; R	; 1/4 of	1/4 of Sec	;		B.M.
c. Address: 2501	E CESAR E CHA	VEZ Avenue Ci	y Los Angeles	5	Zip	90033	
d. UTM: (Give more than one for	large and/or linear resources)	Zone	;	mE/	mN		
e. Other Locational Data (e.g. Parc	el #, directions to resource, ele	evation, etc., as approp	oriate)				
Oriented with the primary (south) e	levation facing south. Located	on the northeast corn	er of Cesar Cha	vez Avenue and	Fickett St	treet.	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One story; rectangular-plan; early twentieth-century commercial building; flat roof with a parapet; brick exterior walls; wood stud-wall interiors; concrete foundations; decorative plaster and brickwork; aluminum and glass storefront windows over a kneewall (alteration); aluminum and glass doors (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ✓ Building Structure Object Site District	Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) South Elevation, Lkg NE, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric I Historic □ Both 1907 P7. Owner Address: B L PARTNERSHIP 1985 ORLANDO RD SAN MARINO CA, CA 91108 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007
	P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	

Attachments:

NONE
Location Map
Sketch Map
Other: (List)

Continuation Sheet

✓ Building, Structure, and Object Record
□ Archaeological Record

District Record
 Linear Feature Record
 Milling Station Record

Rock Art Record
 Artifact Record
 Photograph Record

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3			NRH	P Status Code:	5S1, 5D3	
	Resource Name or #	(Assigned by record	er) 2501 E CES	AR E CHAVEZ Av	renue	
B1. Historic Name:	Carson Garage					
B2. Common Name						
B3. Original Use:	Commercial	B4. Present Use:	Commercial			
B5. Architectural St	tyle: Early Twentieth-Century Comn	nercial Building				
B6. Construction H	listory: (Construction date, alterations,	, and date of alteratio	ns)			
1912: Commercial b	ouilding constructed for owner Anna Curro	ow, Surrett and Buck	ey architects, E. F	. Chapton builder,	for \$3,798.	
B7. Moved?	No 🗌 Yes 🗌 Unknown 🛛 Date:	Origin				
B8. Related Feature		Origii	nal Location:			
Do. Related reature	25.					
B9a. Architect: Sur	rrett and Buckley	B9b. I	Builder: <i>E. P. Cha</i>	pton		
B10. Significance:	Theme: See Below	Area				
Period of Sign	lificance: 1887-1912 P	roperty Type Com	mercial	Applicabl	e Criteria	A, C
(Discuss importance	e in terms of historical or architectural cor	ntext as defined by th	eme, period, and g	jeographic scope.	Also addres	ss integrity.)
Theme: Commer	cial Development Related to Street I	Railway Transporta	ntion, 1887-1912			

2501 Cesar Chavez Avenue is significant for its association with the earliest Boyle Heights commercial developments triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, 2501 Cesar Chavez Avenue is one of the oldest extant commercial building in the survey area. During the 1920s it was also the site of Carson Garage.

The streetcar connected Boyle Heights to downtown Los Angles from routes along Cesar Chavez Avenue, 1st Street, 4th Street, Whittier Avenue, and other thoroughfares. Although 1st Street was the primary commercial corridor during the early years of the Boyle Heights subdivision, Brooklyn (Cesar Chavez) Avenue, 4th Street, and Stephenson (Whittier) Avenue also had commercial development during 1887-1912 as a result of the railway. Most of the commercial buildings constructed in Boyle Heights during this period were two-story with the ground floor functioning as commercial space while the second story was residential.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

Date of Eva	Date of Evaluation:			
	ved for official comments.)		

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF			Primary a HRI #	#				
PRIMARY RECORD	Other Listings Review Code	Reviewer		l atus Code		Date		
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Publica and (P2b and P2c or P2d. Attach a		·	der) a. Coun		CESAR E CH, ngeles	AVEZ Avenue	9	
b. USGS 7.5' Quad c. Address: 2600	Date T E CESAR E CHAVE	; R EZ Avenue		1/4 of Los Angele		Zip	90033	В.М.
d. UTM: (Give more than one for la e. Other Locational Data (e.g. Parce Oriented with the primary (north) ele	I #, directions to resource, eleva	ation, etc., as	••••	,	mE/	mN		

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two story, rectangular-plan, 1920s commercial building; flat roof with a parapet; brick exterior walls; stepped parapet with decorative brickwork; stepped brick belt-course divides ground floor and second story; aluminum sliders on the second story windows (alteration); aluminum and glass storefront windows and doors (alteration).

P3b. Resource Attributes: (List attributes and codes)	
P4. Resources Present: ✓ Building Structure Object Site	District Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) North Elevation, Lkg SE, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Historic Both 1923 P7. Owner Address: LUXOR PROPERTIES INC 4751 WILSHIRE BLVD STE 206 LOS ANGELES CA, CA 90010 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Record Sketch Map Archaeological Record	 District Record Linear Feature Record Milling Station Record Photograph Record

DPR 523B (1/95) PCR Services Corporation

Other: (List)

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NRHP Status Code:	5S1, 5D3
Resource Name or # (Assigned by recorder) 2600	E CESAR E CHAVEZ Av	enue
B1. Historic Name:			
B2. Common Name			
B3. Original Use: Commercial	B4. Present Use: Commercia	n/	
B5. Architectural Style: 1920s Commercial Building			
B6. Construction History: (Construction date, alterations, a	and date of alterations)		
1926: Commercial Building Constructed.			
B7. Moved? 🗸 No 🗌 Yes 🗌 Unknown Date:	Original Location):	
B8. Related Features:	Ū		
B9a. Architect: Unknown	B9b. Builder: <i>Uni</i>	known	
B10. Significance: Theme: See Below	Area		
-	perty Type Commercial	Applicable	e Criteria A, C
(Discuss importance in terms of historical or architectural cont		••	
Theme: Commercial Development Related to Street R			······································

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2600 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

Date of Evaluation:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

(This space reserved for official comments.)				

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 112 of	Resource Name or #	(Assigned by recorder) 2600 C	ESAR E CHAVEZ Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the properties eligible under this theme located along Cesar Chavez Avenue were constructed by developer H. Gorelink and designed by architect Harry Genser. The architecture of these buildings tended to be in the Mediterranean style.

State of California – The Resources A DEPARTMENT OF PARKS AND REC	o ,		Primary # HRI #			
PRIMARY RECORD			Trinomial NRHP Status Code	5S1, 5D3		
	Other Listings Review Code	Reviewer		Dat	te	
Page 1 of 3 P1. Other Identifier: P2. Location: Ot for Public and (P2b and P2c or P2d. Attach				CESAR E CHAVE ngeles	EZ Avenue	
b. USGS 7.5' Quad	Date T	; R	; 1/4 of	1/4 of Sec	;	В.М.
c. Address: 2612	E CESAR E CHA	VEZ Avenue	City Los Angeles	S	Zip	90033
d. UTM: (Give more than one for	large and/or linear resources)	Zone	;	mE/	mN	
e. Other Locational Data (e.g. Parc	el #, directions to resource, elev	vation, etc., a	s appropriate)			
Oriented with the primary (north) e	levation facing north. Located o	n the south si	ide of Cesar Chavez.			

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One story; rectangular-plan; 1920s commercial building; flat roof with a parapet; brick exterior walls; wood stud-walls; concrete foundations; decorative brickwork; decorative terra cotta; aluminum and glass storefront windows and doors (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:	Building	Structure Object	Site D	District	Element of District Other (Isolates, etc.)
			A JORGE		 P5b Description of Photo: (View, date, accession #) North Elevation, Lkg SE, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric I Historic □ Both 1926 P7. Owner Address: ESQUENAZI, NATHAN AND ESTHER 836 COFFMAN DR MONTEBELLO CA, CA 90640 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (C	ite survey rep	ort and other sources, or	enter "none.")		-
Attachments: NON		Continuation Sheet Building, Structure, an	d Object Record		trict Record Rock Art Record

OReich Map	
Other: (List)	

Milling Station Record Photograph Record

Primary # HRI#

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S1, 5D3
Resource Name or # (Assign	ed by recorder) 2612 E CESAR E CHAVEZ Avenue
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Commercial B4. Pre	esent Use: Commercial
B5. Architectural Style: 1920s Commercial Buildng	
B6. Construction History: (Construction date, alterations, and dat	e of alterations)
1926: Commercial building constructed for owner, H. Mann, Joseph (Soldberg architect, Mark Zimmer contractor, for \$6,500.
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Joseph Goldberg	B9b. Builder: Mark Zimmer
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Property	Type Commercial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as	defined by theme, period, and geographic scope. Also address integrity.)
Theme: Commercial Development Related to Street Railway	Transportation, 1913-1934

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2612 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) **B12. References:**

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

PCR Services

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(This space reserved for official comments.)			
	luation: (This space reserved for official of		



9/1/2007

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 113 of	Resource Name or #	(Assigned by recorder) 2612 C	ESAR E CHAVEZ Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the properties eligible under this theme located along Cesar Chavez Avenue were constructed by developer H. Gorelink and designed by architect Harry Genser. The architecture of these buildings tended to be in the Mediterranean style.

State of California – The Resources A DEPARTMENT OF PARKS AND REC			Primary a HRI #	#				
PRIMARY RECORD				l atus Code	551 5D3			
	Other Listings		NARE 31		551, 505			
	Review Code	Reviewer _			D	ate		
Page 1 of 3	Resource Name or #: (Assi	gned by recor	der)	2626 E	CESAR E CHA	VEZ Avenu	е	
P1. Other Identifier:								
P2. Location: Not for Public	ation 🗹 Unrestricted		a. Coun	ty Los A	Angeles			
and (P2b and P2c or P2d. Attach	a Location Map as necessary	<i>ı</i> .)						
b. USGS 7.5' Quad	Date T	; R	;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 2626	E CESAR E CHA	/EZ Avenue	City	Los Angele	es	Zip	90033	
d. UTM: (Give more than one for I	arge and/or linear resources)	Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parc	el #, directions to resource, elev	vation, etc., as	appropria	ate)				
Oriented with the primary (north) el	evation facing north. Located o	n the south sid	de of Cesa	ar Chavez.				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two story, rectangular-plan,1920s commercial building; flat roof with a parapet; brick exterior walls; decorative brickwork on stepped parapet, window surrounds, and belt-course; decorative entrance with cast engaged columns and head; stepped brick belt-course divides ground floor and second story; aluminum sliders on the second story windows (alteration); aluminum and glass storefront windows and doors (alteration).

P3b. Resource Attributes: (List attributes and codes)	
P4. Resources Present: ✓ Building Structure Object Site District	Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) North Elevation, Lkg S, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Historic Both 1918 P7. Owner Address: LANSPA, J AND P O BOX 6182 GARDEN GROVE CA, CA 92846 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
□ Location Map ☑ Building, Structure, and Object Record □	District RecordRock Art RecordLinear Feature RecordArtifact RecordMilling Station RecordPhotograph Record

Primary # HRI#

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S1, 5D3
Resource Name or # (Assigne	ed by recorder) 2626 E CESAR E CHAVEZ Avenue
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Commercial and Residential B4. Pre	sent Use: Commercial and Residential
B5. Architectural Style: 1920s Commercial Building	
B6. Construction History: (Construction date, alterations, and date	of alterations)
1924: Commercial building constructed for owner, James Lownethal,	Louis Tcisorek architect, for \$26,000.
B7. Moved? ✓ No 🗌 Yes 🗌 Unknown Date:	Original Location:
B8. Related Features:	original Location.
Don Anthing to the Tribund	
B9a. Architect: Louis Tcisorek	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Property T	ype Commercial and Residential Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as d	efined by theme, period, and geographic scope. Also address integrity.)
Theme: Commercial Development Related to Street Railway	Transportation, 1913-1934

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2626 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) **B12. References:**

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

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(This space reserved for official comments.)					
	luation: (This space reserved for official of				

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		HRI #	Primary # HRI # Trinomial			
Page 114 of	Resource Name or #	(Assigned by recorder)	2626 CES	AR E CHAVEZ Avenue		
Recorded by Jon Wilson		Date		9/1/2007 Continuation	Update	

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the properties eligible under this theme located along Cesar Chavez Avenue were constructed by developer H. Gorelink and designed by architect Harry Genser. The architecture of these buildings tended to be in the Mediterranean style.

D6 Significance (Continued)

Renaissance Revival

Renaissance Revival commercial buildings within the survey area dating from 1885-1910 are significant for their association with the period revival architectural styles and culture of early 20th century commercial architecture. They represent the influence of period revival architecture on the architects, designers, and builders working in the survey area during the early 20th century. Furthermore, they represent the identity and values of the occupants.

The period revival styles grew in popularity just after World War I, and were patterned after buildings of earlier stylistic periods. The Italian Renaissance Revival style was a common architectural style for public and commercial buildings throughout Southern California. Renaissance Revival commercial buildings were characterized by their Palladian style arched apertures, hipped roof, and wide eaves with brackets. The highly ornate Renaissance Revival buildings were usually designed by architects or master builders. The Italian Renaissance Revival style is an important architectural movement associated with the identity of Southern California as Mediterranean. Closely associated with the Spanish Colonial Revival style, the Italian Renaissance Revival style is a derivative of renaissance-era Italian domestic architecture that differs from Spanish-inspired designs in several identifiable ways. Character-defining features of the Renaissance Revival style include a symmetrical façade, low-pitched hipped roof typically covered by ceramic tiles, deep overhanging boxed eaves with decorative carved brackets, stucco sheathing, upper-story windows smaller and less elaborate than windows below, extensive use of arches for first story entries and windows, and entrances accented by classical columns or pilasters.

Commercial, Institutional and Religious Buildings Associated with Jewish-American Culture in Boyle Heights

Properties connected to the Jewish residents of Boyle Heights are significant for their association with Jewish history in Los Angeles. Commercial and religious spaces in Boyle Heights that were once owned by Jews served as sites of Jewish identity and culture. Furthermore, Jewish cultural sites in Boyle Heights were the original business places of well-known Jewish companies that eventually moved to the Westside of Los Angeles.

During the early 20th century, Boyle Heights witnessed a growth of Eastern European immigration. Many of these immigrants were Russian Jews who often had come from other cities such as New York, Cleveland, St. Louis, or Pittsburgh before making their way to Boyle Heights, although many had immigrated directly, largely settling in the vicinity of Brooklyn Avenue and the City Terrace-Wabash area. The Jews of Boyle Heights were largely working class, with many being employed in the garment industry and other industries located in the industrial areas of downtown. Many joined unions and became labor leaders. They lived with their families in apartments and duplexes until they could afford to purchase a singlefamily house. The primary commercial area for the Jewish community was along Cesar Chavez Avenue (Brooklyn Avenue) and 1st Street. By the end of the 1940s, there were approximately 50,000 Jews living in Boyle Heights.

There are several extant commercial buildings along Cesar Chavez Avenue that were historically connected to Jewish-American culture in Boyle Heights. Existing buildings include the site of the original Canter's Deli and Leader's Barber Shop at 2315 Cesar Chavez Avenue, Zellman's Men's Wear located at 2306 Cesar Chavez Avenue, Phillips Music at 2455 Cesar Chavez Avenue, and Karz Plumbing at 310 Chicago Street at the corner of Cesar Chavez. The two-story building located 2203 1st Street was originally a social "lodge" and bath, and it appears to have an existing Mikveh (Ritual Bath) used for bathing rituals prior to marriages. Finally, the Breed Street Shul located at 247 Breed Street constructed in 1922, was the spiritual center for many of the Orthodox Jews in Boyle Heights.

Commercial, Institutional and Religious Buildings Associated with Mexican-American Culture in Boyle Heights

State of California – The Resources A DEPARTMENT OF PARKS AND REC CONTINUATION SHI	CREATION	Primary # HRI # Trinomial		
Page 115 of	Resource Name or #	(Assigned by recorder) 2626	6 CESAR E CHAVEZ Avenue	
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update	

Properties connected to the Mexican-American residents of Boyle Heights from 1913-1945 are significant for their association with Mexican-American history in Los Angeles. Commercial spaces in Boyle Heights that were once or are still used by Mexican-Americans served as sites of Mexican-American identity and culture. Furthermore, cultural sites including Candelas Guitar shop continue to represent the history of Mexican-Americans in Boyle Heights.

Mexican-Americans have resided in Boyle Heights consistently, beginning in the 1880s. The Mexican Americans who lived in early 20th century Boyle Heights were both Californians whose families had lived in California before the state became part of the United States, and later immigrants from Mexico. It appears that some of the early Mexican-American residents of Boyle Heights were displaced from "Sonoratown," which was the area around the pueblo in downtown, when the area was being re-developed. Mexican Americans tended to live not in any one specific neighborhood of Boyle Heights.

There is one extant commercial building along Cesar Chavez Avenue that was historically connected to Mexican-American culture in Boyle Heights. It retains enough historical significance and architectural integrity to convey its importance as a historic resource. The Candelas Guitar shop located at 2724 Cesar Chavez Avenue is the headquarters for the Candelas Guitars, an exceptional-quality classical and Flamenco Guitar manufacturer. The Candelas family came to Boyle Heights from Mexico in 1944.

Multi-family Rental Properties, Live/Work Properties/Business Commercial Properties

Commercial, mixed-use, and multi-family residential properties located within the survey area dating from 1913-1945 are significant for their association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. They represent the impact of transportation technology on the growth patterns of Los Angeles. Also, they are the oldest extant commercial buildings in the survey area.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the properties eligible under this theme located along Cesar Chavez Avenue were constructed by developer H. Gorelink and designed by architect Harry Genser. The architecture of these buildings tended to be in the Mediterranean style.

Theme: Social Clubs and Public Service Organizations

Meeting houses, halls, lodges, and clubhouses within the survey area dating from 1913-1945 are significant for their association with the culture of social clubs and public service organizations in Los Angeles during the period of significance. They are important representative centers of the social, leisure, and political activity in Boyle Heights.

Meeting houses, halls, lodges, and clubhouses were an important part of the history of Boyle Heights. Social clubs in Boyle Heights were mostly constructed during the 1920s by Jewish-Americans, and served as a meeting place for social interaction or for political activism. Existing clubs include the two-story mixed-use Co-Operative Consumers League building designed by Gregory R. Evans, located at 2706 Cesar Chavez Avenue; the two-story Rosen Block and Lodge constructed for owner John Rosen, located at 2330 Cesar Chavez Avenue; the two-story Hollenbeck Masonic Hall Lodge constructed in 1922 and designed by architects A. W. Rangel and John C. Smith and built by May and Grimwood contractors, located at 2124 1st Street; and the two-story building located 2203 1st Street was originally a social "lodge" and bath, and it appears to have an existing Mikveh (Ritual Bath), which was a ceremonial bath used as a cleaning ritual before marriage.

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC			Primary a HRI #	#				
PRIMARY RECORD			Trinomia	-	502			
	Other Listings		NRHP St	atus Code	5D3			
	Review Code	Reviewer				Date		
Page 1 of 3	Resource Name or #: (Assi	gned by recor	der)	2706 E (CESAR E CHA	VEZ Avenu	е	
P1. Other Identifier:								
P2. Location: Not for Publica	ation 🗹 Unrestricted		a. Coun	ty Los A	ngeles			
and (P2b and P2c or P2d. Attach	a Location Map as necessary	<i>ı</i> .)						
b. USGS 7.5' Quad	Date T	; R	;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 2706	E CESAR E CHA	/EZ Avenue	City	Los Angeles	6	Zip	90033	
d. UTM: (Give more than one for la	arge and/or linear resources)	Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parce	el #, directions to resource, elev	vation, etc., as	appropria	ate)				
Oriented with the primary (north) ele	evation facing north. Located o	n the south si	de of Cesa	ar Chavez.				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two story, rectangular-plan, 1920s commercial building; flat roof with a parapet; brick exterior walls; wood-frame roof; load-bearing brick with wood stud-wall interior walls; wood and concrete floors; concrete foundations; stepped parapet with decorative brickwork; decorative terra cotta band at bottom of parapet; arched window openings on the second story; decorative engaged columns divide the ground floor commercial spaces; a decorative stepped lintel above the ground floor commercial spaces; wood and glass panel door below transom window; wood panel door set into stucco wall (alteration); Commercial spaces enclosed with stucco walls (alteration); windows enclosed with stucco (alteration).

P3b. Resource Attributes: (List attributes and codes)	
P4. Resources Present: ☑ Building □ Structure □ Object □ Site □ D	District VElement of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) North Elevation, Lkg S, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric Prehistoric Both 1925 P7. Owner Address: CASA GRANDE EVENTS LLC 2404 WILSHIRE BLVD STE 8A LOS ANGELES CA, CA 90057 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Image: Continuation Sheet Location Map Image: Sketch Map Image: Sketch Map Mathematical Sketch Map Image: Archaeological Record	 District Record Rock Art Record Linear Feature Record Artifact Record Milling Station Record Photograph Record

Other: (List)

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5D3
Resource Name or # (Ass	gned by recorder) 2706 E CESAR E CHAVEZ Avenue
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Commercial B4.	Present Use: Commercial
B5. Architectural Style: Renaissance Revival	
B6. Construction History: (Construction date, alterations, and	date of alterations)
1924: Commercial building constructed for owner Co-Operative C	onsumers League, Gregory R. Evans architect/builder, for \$25,000.
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Gregory R. Evans	B9b. Builder: Gregory R. Evans
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Proper	ty Type Commercial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context a	as defined by theme, period, and geographic scope. Also address integrity.)
1. Theme: Commercial Development Related to Street Ra	ilway Transportation, 1913-1934

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2706 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) **B12. References:**

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

Date of Ev	aluation:	9/1/200
	al comments.)	



State of California – The Resources A DEPARTMENT OF PARKS AND RE CONTINUATION SH	CREATION	Primary HRI # Trinomi	
Page 116 of	Resource Name or #	(Assigned by recorder) 27	706 CESAR E CHAVEZ Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the properties eligible under this theme located along Cesar Chavez Avenue were constructed by developer H. Gorelink and designed by architect Harry Genser. The architecture of these buildings tended to be in the Mediterranean style.

2. Theme: Social Clubs and Public Service Organizations

2706 Cesar Chavez Avenue is significant for its association with the culture of social clubs and public service organizations in Los Angeles during the period of significance. It is representative of the social, leisure, and political activity in Boyle Heights.

Meeting houses, halls, lodges, and clubhouses were an important part of the history of Boyle Heights. Social clubs in Boyle Heights were mostly constructed during the 1920s by Jewish-Americans, and served as a meeting place for social interaction or for political activism. Existing clubs include the two-story mixed-use Co-Operative Consumers League building designed by Gregory R. Evans, located at 2706 Cesar Chavez Avenue.

State of California – The Resources A DEPARTMENT OF PARKS AND REC	o ,		Primary # HRI #				
PRIMARY RECORD	Other Listings		Trinomial NRHP Status Code	5S3, 5D3			
	Review Code	Reviewer		Da	ite		
Page 1 of 3 P1. Other Identifier: P2. Location: Other Public and (P2b and P2c or P2d. Attach			,	E CESAR E CHAV Angeles	EZ Avenu	e	
b. USGS 7.5' Quad	Date T	; R	; 1/4 of	1/4 of Sec	;		B.M.
c. Address: 2724	E CESAR E CHA	/EZ Avenue	City Los Ange	les	Zip	90033	
d. UTM: (Give more than one for	large and/or linear resources)	Zone	;	mE/	mN		
e. Other Locational Data (e.g. Parc	el #, directions to resource, elev	vation, etc., a	s appropriate)				
Oriented with the primary (north) e	levation facing north. Located o	n the south si	ide of Cesar Chavez /	Avenue.			

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One story; rectangular-plan; early twentieth-century commercial building; flat roof with a parapet; brick exterior walls; wood studwalls on interior; concrete foundations; recessed storefront entrances; metal security bars over storefront windows.

P3b. Resource Attributes: (List attributes and codes)

II A A A A A A A A A A A A A A A A A A	P6. Date Constructed/Age and Sources: □ Prehistoric ✓ Historic □ Both 1917
CUITARRAS	P7. Owner Address: DELGADO, TOMAS AND ALEGRIA 1035 BONNER CT LA VERNE CA, CA 91750
	P8. Recorded by: (Name, affiliation, and address) <i>Jon Wilson</i> <i>PCR Services</i> <i>233 Wilshire Boulevard, Suite 130</i> <i>Santa Monica, CA 90401</i>
	P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey

Attachments: NONE

		С
Мар	✓	В
/an		Δ

Continuation Sheet

Building, Structure, and Object Record
 Archaeological Record

District Record
 Linear Feature Record
 Milling Station Record

Rock Art Record
 Artifact Record
 Photograph Record

Other: (List)

Primary # HRI#

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S3, 5D3
Resource Name or #	Assigned by recorder) 2724 E CESAR E CHAVEZ Avenue
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Commercial	B4. Present Use: Commercial
B5. Architectural Style: 1920s Commercial Building	
B6. Construction History: (Construction date, alterations, a	nd date of alterations)
1913: Commercial building constructed for owner P. Navarra,	Frank Catalano builder, for \$900.00.
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Clarence F. Hartje	B9b. Builder: Clarence F. Hartje
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Pro	perty Type Commercial Applicable Criteria A
(Discuss importance in terms of historical or architectural cont	ext as defined by theme, period, and geographic scope. Also address integrity
Theme: Ethnic/Cultural and Gender Diversity	
Commercial, Institutional and Religious Buildings Asso	

2724 Cesar Chavez Avenue is significant for its association with Mexican-American history in Los Angeles. Commercial spaces in Boyle Heights that were once or are still used by Mexican-Americans served as sites of Mexican-American identity and culture. Furthermore, Candelas Guitar shop located at 2724 Cesar Chavez Avenue continues to represent the history of Mexican-Americans in Boyle Heights.

2724 Cesar Chavez Avenue was historically connected to Mexican-American culture in Boyle Heights. It retains enough historical significance and architectural integrity to convey its importance as a historic resource. The Candelas Guitar shop is the headquarters for the Candelas Guitars, an exceptional-quality classical and Flamenco Guitar manufacturer. The Candelas family came to Boyle Heights from Mexico in 1944.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

Date of Evalu	lation:	9/1/200
	ents.)	

State of California – The Resources J DEPARTMENT OF PARKS AND RE CONTINUATION SH	CREATION	Primary # HRI # Trinomial	
Page 117 of	Resource Name or #	(Assigned by recorder) 2724 C	ESAR E CHAVEZ Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

Mexican-Americans have resided in Boyle Heights consistently, beginning in the 1880s. The Mexican Americans who lived in early 20th-century Boyle Heights were both Californians whose families had lived in California before the state became part of the United States, and later immigrants from Mexico. It appears that some of the early Mexican-American residents of Boyle Heights were displaced from "Sonoratown," which was the area around the pueblo in downtown, when the area was being re-developed. Mexican Americans tended to live not in any one specific neighborhood of Boyle Heights.

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD			Primary # HRI # Trinomial			
	Other Listings			5S3		
	Review Code	Reviewer		Date		
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Public: and (P2b and P2c or P2d. Attach	Resource Name or #: (Assi ation I Unrestricted a Location Map as necessary		rder) 2822 E Cl a. County Los An	ESAR E CHAVEZ geles	Z Avenue	
b. USGS 7.5' Quad	Date T	; R	; 1/4 of	1/4 of Sec	;	B.M.
c. Address: 2822	E CESAR E CHA	/EZ Avenue	City Los Angeles		Zip 90033	
d. UTM: (Give more than one for I	arge and/or linear resources)	Zone	;	mE/	mN	
e. Other Locational Data (e.g. Parc	el #, directions to resource, elev	ation, etc., a	s appropriate)			
Oriented with primary (north) eleva	tion facing north. Located on the	e south side c	of Cesar Chavez.			

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) *Two-story; square plan; American Foursquare residential building; hipped roof with a dormer; wood clapboard siding; wood-frame roof; covered recessed entranceway with decorative columns; metal security bars over windows and doors (alteration).*

Single-story non-contributing commercial building (1962) on the north (street-fronting) portion of lot.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ✓ Building Structure Object Site District Element	of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) North Elevation, Lkg SE, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric I Historic Both 1905 P7. Owner Address: SOTO, GLORIA AND 2822 CEASAR CHAVEZ AVE LOS ANGELES CA, CA 91436 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
Attachments: NONE Continuation Sheet District Record	Rock Art Record
 □ Location Map ☑ Sketch Map ☑ Archaeological Record ☑ Difference ☑ Difference ☑ Difference ☑ Milling Station 	

Other: (List)

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3				NRHP Status Code:	5S3	
	Resource Name or #	(Assigned by record	er) 2822	E CESAR E CHAVEZ	Avenue	
B1. Historic Name:						
B2. Common Name						
B3. Original Use: Residential		B4. Present Use:	Residentia	1		
B5. Architectural Style: Americ	an 4-Square					
B6. Construction History: (Const	ruction date, alterations,	and date of alteration	ns)			
1905: Residential building constructe 1962: Non-contributing commercial b						
B7. Moved? ✔ No Yes B8. Related Features:	Unknown Date:	Origin	nal Locatio	n:		
B9a. Architect: Unknown		B9b. I	Builder: <i>Un</i>	known		
B10. Significance: Theme: See	Below	Area				
Period of Significance: 187	73-1912 P r	operty Type Resid	dential	Applica	ble Criteria	А, С
(Discuss importance in terms of histor) 1. Theme: House and Yard	rical or architectural cor	ntext as defined by th	eme, period	l, and geographic scope	e. Also addre	ess integrity.)
Residences Associated with Ra	ilroad, Horsecar, and	Cable Car Suburb	s, 1873-19	12		

2822 Cesar Chavez Avenue is significant for its association with the earliest Boyle Heights residential developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it is one of the oldest extant residences in the survey area.

Often, the early suburbs were aided by a local or interurban train line that connected the subdivision to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

Date of Evaluation:

9/1/2007

(This space reserved for official comments.)							

DEPARTMENT OF PARKS AND RECREATION		Primary # HRI # Trinomial		
Page 118 of	Resource Name or #	(Assigned by recorder) 282	22 CESAR E CHAVEZ Avenue	
Recorded by Jon Wilson		Date	9/1/2007 Continuation	Update

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

2. Theme: Arts and Crafts Movement: 1895-1918, Single-Family Residences

American Foursquare

2822 Cesar Chavez Avenue is significant for its association with the architectural styles and culture of late 19th/early 20th century residential architecture. It represents the influence of the Arts and Crafts Movement on the architects, designers, and builders working in the survey area during the first few decades of the twentieth century. Furthermore, 2822 Cesar Chavez Avenue represents the identity and values of the occupants.

The American Foursquare style, like other Arts and Crafts influenced architecture, developed as a less decorative housing alternative to the Victorian styles popular in the late nineteenth century. The American Foursquare residences were constructed with wood or brick exteriors and could be ordered through house catalogs including Sears and Aladdin. Like the Craftsman, American Foursquares were constructed through the 1930s. Character-defining features of the American Foursquare include one to two stories, square plan, hipped roof with a center dormer, a covered front porch and entranceway supported with boxed columns or colonettes, and wood or brick exterior surfaces.

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC PRIMARY RECORD		Reviewer	Primary # HRI # Trinomial NRHP Status Cod		ate	
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Publica and (P2b and P2c or P2d. Attach				E CESAR E CHAV s Angeles	IEZ AVE	
b. USGS 7.5' Quad	Date T	,	,	1/4 of Sec	;	B.M.
c. Address: 2215 d. UTM: (Give more than one for I e. Other Locational Data (e.g. Parce Oriented with the primary (south) et	el #, directions to resource, elev	Zone vation, etc., a	,	mE/	Zip mN	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) West Building: One story; rectangular-plan; 1920s commercial building; flat roof with a parapet; brick exterior walls; decorative brickwork; aluminum and glass doors and fixed storefront display (alteration).

East Building: One story; rectangular-plan; 1920s commercial building; flat roof with a parapet; brick exterior walls; decorative brickwork; aluminum and glass doors and fixed storefront display (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources I	Present: 🗹 Buildir	g Structure Object	Site Dis	strict Element of	of District	Other (Isolates, etc.)
	MALS 47M				(View, date South Elev P6. Date C Prel 1924 P7. Owned P8. Recor (Name, aff Jon Wilson PCR Servi	filiation, and address) n ices ure, Suite 150
		and the			P10. Surv	Recorded: 9/1/2007 ey Type: (Describe) Level Survey
P11. Report Cita	ation: (Cite survey)	eport and other sources, or e	enter "none.")			
Attachments:	 NONE Location Map Sketch Map Other: (List) 	 Continuation Sheet Building, Structure, and Archaeological Record 	Object Record	 District Record Linear Feature I Milling Station F 		 Rock Art Record Artifact Record Photograph Record

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 5S1, 5D3
Resource Name or # (Assigned by	recorder) 2215 E CESAR E CHAVEZ AVE
B1. Historic Name: New York Café and Restaurant B2. Common Name	
B3. Original Use: Commercial B4. Present	Jse: Commercial
B5. Architectural Style: 1920s Commercial Building	
B6. Construction History: (Construction date, alterations, and date of a	terations)
1924: Commercial building constructed (west building).	
1924: Commercial building constructed (east building).	
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Property Type	Commercial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as define	
Theme: Commercial Development Related to Street Railway Tran	sportation, 1913-1934
Multifamily Rental Properties, Live/Work Properties/ Business Con	nmercial Properties

2215 Cesar Chavez Avenue is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

PCR Services

B14. Evaluator: Jon Wilson One Venture, Suite 150 Irvine, CA 92618

Date of Evaluation:

(This space reserved for official comments.)



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9/1/2007

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 119 of	Resource Name or #	(Assigned by recorder) 2215 Cl	ESAR E CHAVEZ AVE
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the properties eligible under this theme located along Cesar Chavez Avenue were constructed by developer H. Gorelink and designed by architect Harry Genser. The architecture of these buildings tended to be in the Mediterranean style.

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION			Primary # HRI #			
PRIMARY RECORD			Trinomial			
	Other Listings		NRHP Status	Code 5S1, 5D3		
	Review Code	_ Reviewer			Date	
Page 1 of 3	Resource Name or #: (As	signed by reco	rder) 3	310 N CHICAGO ST		
P1. Other Identifier:						
P2. Location: Not for Public	ation 🗹 Unrestricted		a. County	Los Angeles		
and (P2b and P2c or P2d. Attach a Location Map as necessary.)						
b. USGS 7.5' Quad	Date	T;R	; 1/4	of 1/4 of Se	ec;	B.M.
c. Address: 310	N CHICAG	SO ST	City Los	s Angeles	Zip	90033
d. UTM: (Give more than one for I	arge and/or linear resources)	Zone	;	mE/	mN	
e. Other Locational Data (e.g. Parcel #, directions to resource, elevation, etc., as appropriate)						
Oriented with the primary (south) elevation facing south. Located on the northeast corner of Cesar Chavez Avenue and Chicago Street.						

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two-story; eleven bays; rectangular-plan; 1920s mixed-use residential and commercial building; flat roof with a parapet; brick exterior walls; concrete foundations; decorative brickwork on pilasters, window lintels and sills, second story recessed walls between pilasters, and on parapet; glass and aluminum entrance doors with metal security bars (alteration); roll-up security grates; double-hung windows on second story; fixed aluminum window on second-story corner window (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ✓ Building Structure Object Site District Element	of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) South Elevation, Lkg NE, 2007 P6. Date Constructed/Age and Sources: ☐ Prehistoric Historic Both 1924 P7. Owner Address: VALDES, VALDEMAR AND MARIA L 326 W GLENDON WAY SAN GABRIEL CA, CA 91776
	 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Local Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Image: Continuation Sheet Image: District Record Location Map Image: District Record Image: Location Location Sheet Image: Location Sheet	

Archaeological Record

Milling Station Record

Photograph Record

Sketch Map

Other: (List)

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3					NRHP Status (Code: 5S1, 5	5D3
		Resource Name	e or # (Assigned by	recorder) 310	N CHICAGO ST		
B1. Historic Name:	Karz Plumi	bing					
B2. Common Name							
B3. Original Use:	Commercia	al and Residential	B4. Present	Use: Comme	ercial and Residentia	al	
B5. Architectural St	tyle: 19	20s Residential and 0	Commercial Building				
B6. Construction H	istory: (C	onstruction date, alter	ations, and date of a	alterations)			
1924: Commercial a	nd residenti	al building constructed	d for owner H. Gorel	nik, Harry Gense	er architect and con	tractor, for \$23,0	00.
B7. Moved? V B8. Related Feature		s 🗌 Unknown 🛛 Da	ate:	Original Loca	tion:		
B9a. Architect: Hai	rry Genser			B9b. Builder:	Harry Genser		
B10. Significance:	Theme:	See Below		Area			
Period of Sign	ificance:	1913-1945	Property Type	Commercial a	nd Residential A	pplicable Criter	ia A, C
(Discuss importance	in terms of	historical or architectu	ural context as define	ed by theme, per	iod, and geographi	c scope. Also ac	dress integrity.)
Theme: Ethnic/Cu	ultural and	Gender Diversity					

Commercial, Institutional and Religious Buildings Associated with Jewish-American Culture in Boyle Heights

310 Chicago Street is significant for its association with Jewish history in Los Angeles. Commercial and religious spaces in Boyle Heights that were once owned by Jews served as sites of Jewish identity and culture. Furthermore, Jewish cultural sites in Boyle Heights were the original business places of well-known Jewish companies that eventually moved to the Westside of Los Angeles.

During the early 20th century, Boyle Heights witnessed a growth of Eastern European immigration. Many of these immigrants were Russian Jews who often had come from other cities such as New York, Cleveland, St. Louis, or Pittsburgh before making their way to Boyle Heights, although many had immigrated directly, largely settling in the vicinity of Brooklyn Avenue and the City Terrace-Wabash area. The Jews of Boyle Heights were largely working class, with many being employed in the garment industry and other industries located in the industrial areas of downtown. Many joined unions and became labor leaders. They lived with their families in apartments and duplexes until they could afford to purchase a single-family house. The primary commercial area for the Jewish community was along Cesar Chavez Avenue (Brooklyn Avenue) and 1st Street. By the end of the 1940s, there were approximately 50,000 Jews living in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator:Jon Wilson233 Wilshire Boulevard, Suite 130Santa Monica, CA 90401

Date of Evaluation:

9/1/2007

PCR Services

(This space reserved for official comments.)	-



9/1/2007

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 120 of	Resource Name or #	(,,,	
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

There are several extant commercial buildings along Cesar Chavez Avenue that were historically connected to Jewish-American culture in Boyle Heights. Existing buildings include the site of the original Canter's Deli and Leader's Barber Shop at 2315 Cesar Chavez Avenue, Zellman's Men's Wear located at 2306 Cesar Chavez Avenue, Phillips Music at 2455 Cesar Chavez Avenue, and Karz Plumbing at 310 Chicago Street at the corner of Cesar Chavez. The two-story building located 2203 1st Street was originally a social "lodge" and bath, and it appears to have an existing Mikveh (Ritual Bath) used for bathing rituals prior to marriages. Finally, the Breed Street Shul located at 247 Breed Street constructed in 1922, was the spiritual center for many of the Orthodox Jews in Boyle Heights.

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF			Primary HRI #	#				
PRIMARY RECORD			Trinomia	-	S3			
	Other Listings		NKHF 3	alus coue 5	55			
	Review Code	Reviewer				Date		
Page 1 of 3	Resource Name or #: (Ass	igned by reco	rder)	318 N CHI	CAGO ST			
P1. Other Identifier:								
P2. Location: Not for Publica	ition 🗹 Unrestricted		a. Coun	ty Los Ang	eles			
and (P2b and P2c or P2d. Attach a	a Location Map as necessary	y.)						
b. USGS 7.5' Quad	Date T	г; R	;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 318	N CHICAGO) ST	City	Los Angeles		Zip	90033	
d. UTM: (Give more than one for la	arge and/or linear resources)	Zone		; r	nE/	mN		
e. Other Locational Data (e.g. Parce	el #, directions to resource, ele	evation, etc., a	s appropria	ate)				
Oriented with the primary (west) ele				-				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story; rectangular plan; Shotgun cottage single-family residence; front-gable roof; wood clapboard siding; wood-frame roof; wood-frame structure; rounded wood shingles on front gable fascia; boxed eaves; covered front porch at entrance supported with wood posts; windows (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:	Building		Site	District	Element of Distric	ct Other (Isolates, etc.)	
					(View, d West El P6. Date P6. Date 1890 P7. Own SOLOM 108 N A LOS AN P8. Rec (Name, Jon Wils PCR Se 233 Wils	ner Address: ION,JOSEPH TR ALTA VISTA BLVD IGELES CA, CA 90036 Forded by: affiliation, and address) son	rces:]Both
11					P10. Su	e Recorded: 9/1/2007 arvey Type: (Describe) e Level Survey	
P11. Report Citation: (C	tite survey rep	ort and other sources, or e	enter "none.")				
Attachments: NON		Continuation Sheet	Object Dese	_	rict Record	Rock Art Record	

- Location Map Sketch Map Other: (List)
- Building, Structure, and Object Record Archaeological Record

Linear Feature Record Milling Station Record

Artifact Record Photograph Record

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	
BUILDING, STRUCTURE, AND OI	B

Page 2 of 3		NRHP S	status Code: 5S3	
	Resource Name or # (Assigne	d by recorder) 318 N CHICAG	OST	
B1. Historic Name: B2. Common Name				
B3. Original Use: Residential	B4. Pres	sent Use: Residential		
B5. Architectural Style: Sh	notgun Cottage			
B6. Construction History: (C 1895: Residence constructed.	onstruction date, alterations, and date	of alterations)		
B7. Moved? ✔ No Yes B8. Related Features:	s 🗌 Unknown 🛛 Date:	Original Location:		
B9a. Architect: Unknown		B9b. Builder: Unknown		
B10. Significance: Theme:	See Below	Area		
Period of Significance:	1873-1912 Property T	pe Residential	Applicable Criteria A, C	
(Discuss importance in terms of <i>Theme: House and Yard</i>	historical or architectural context as d	efined by theme, period, and gec	graphic scope. Also address inter	grity.)

Primary # HRI #

JECT RECORD

Residences Associated with Railroad, Horsecar, and Cable Car Suburbs, 1873-1912

318 Chicago Street is significant for its association with the earliest Boyle Heights residential developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it is one of the oldest extant residences in the survey area.

Often, the early suburbs were aided by a local or interurban train line that connected the subdivision to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References: LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator:Jon Wilson233 Wilshire Boulevard, Suite 130Santa Monica, CA 90401

9/1/2007

PCR Services

Date of Evaluation:	9/1/200
(This space reserved for official comm	nents.)

State of California – The Resources A DEPARTMENT OF PARKS AND RE CONTINUATION SH	CREATION	Primary # HRI # Trinomial	
Page 121 of	Resource Name or #	(Assigned by recorder) 318 CHI	CAGO ST
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF	,		Primary # HRI #			
PRIMARY RECORD	Other Listings		Trinomial NRHP Status Code	3D, 3CD, 5D3		
	Other Listings Review Code	Reviewer		Date		
Page 1 of 2	Resource Name or #: (Ass	signed by reco	der) 601 S CL	ARENCE ST		
P1. Other Identifier:						
P2. Location: Not for Publica	tion 🗹 Unrestricted		a. County Los An	geles		
and (P2b and P2c or P2d. Attach a	Location Map as necessar	у.)				
b. USGS 7.5' Quad	Date 1	Г; R	; 1/4 of	1/4 of Sec	;	B.M.
c. Address: 601	S CLARENCI	E ST	City Los Angeles		Zip 90023	
d. UTM: (Give more than one for la e. Other Locational Data (e.g. Parce	o ,		; s appropriate)	mE/	mN	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Capped by a flat roof with parapet and trapezoidal in plan, this one-story utilitarian industrial building is of brick masonry construction. Segmental arched openings characterize the steel-framed, multi-pane recessed fenestration. The building's east elevation is punctuated by a large opening with roll-up metal door and a narrow main entrance situated near the façade's northeast corner. Mesh screens or metal security bars front all of the building's openings. Nonetheless, the structure exhibits a relatively high level of overall physical integrity.

P3b. Resource Attr	ributes: (List attrib	outes and codes) H	P8. Industrial Build	ding		
P4. Resources Pre	sent: 🗹 Buildin	g Structure Object	Site Dist	rict Element of Distri	ct Other (Isolates, etc.)	
11				(View, (<i>East ar</i> P6. Da t	escription of Photo: date, accession #) ad north elevs, Ikg SW, 9/2008 te Constructed/Age and Sources Prehistoric I Historic Bo Fax Assessor	
				SHOLI. 1720 E	n er Address: AN,EDWIN AND E 14TH ST NGELES CA, CA 90021	
		25: FOUR 57: FL VII LEV. #. 570 25128 51241	ATS A	(Name, Peter M PCR S 233 Wi		
				P10. S	te Recorded: 9/14/2007 urvey Type: (Describe) ve Level Survey	
P11. Report Citatio	on: (Cite survey r	eport and other sources, or en	ter "none.")			
Attachments:	NONE Location Map Sketch Map	 Continuation Sheet Building, Structure, and C Archaeological Record 	Dbject Record	 District Record Linear Feature Record Milling Station Record 	Rock Art Record Artifact Record Photograph Record	

Other: (List)

State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

Primary # HRI #

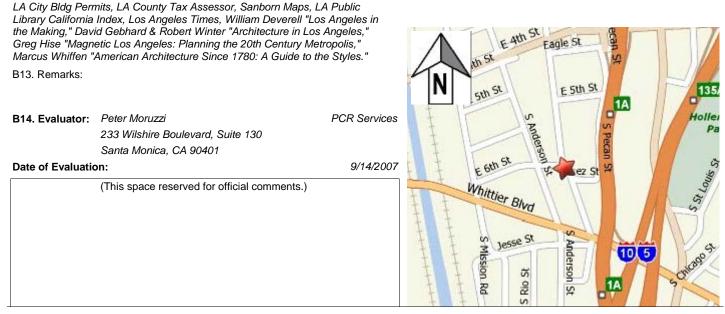
BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3D, 3CD, 5D3
Resource Name or # (Assigned b	y recorder) 601 S CLARENCE ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Industrial B4. Preser	t Use: Industrial
B5. Architectural Style: Utilitarian Industrial	
B6. Construction History: (Construction date, alterations, and date of <i>Industrial building constructed in 1924.</i>	alterations)
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights
Period of Significance: 1916-1947 Property Type	e Industrial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as defir Theme: Transportation Improvements and industrial Growth in E	

As a good, representative example of a utilitarian industrial building of brick masonry construction erected in the 1920s and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." It is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1910s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1916-1947 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. It is an architecturally distinctive representative example of the utilitarian industrial style and influenced by the Moderne architectural style.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

HP8. Industrial Building



State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	5 5	1 1	Primary # HRI # Trinomial NRHP Status Code	3CS, 5S3		
	Review Code	Reviewer		Dat	e	
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Public: and (P2b and P2c or P2d. Attach		0	-,	LARENCE ST ngeles		
 b. USGS 7.5' Quad c. Address: 667 d. UTM: (Give more than one for I e. Other Locational Data (e.g. Parc 	0) Zone	; 1/4 of City Los Angeles ; appropriate)	1/4 of Sec s mE/	; Zip <i>90023</i> mN	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This one-story utilitarian industrial building is of brick masonry construction and capped by a wood truss roof with parapet. Fenestration consists of large fixed plate glass windows topped by multi-pane transoms fronted by metal security bars. Between the bays, near the top of each stylized pilaster, is a small decorative square of colorful glazed tiles. Two large openings for freight handling each containing a roll-up metal door punctuate the primary (east) elevation. Despite the security bars and a layer of recently applied red spray paint to the north half of the building, it continues to exhibit a moderate to high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial Ba	uilding
P4. Resources Present: ☑ Building □ Structure □ Object □ Site □ Di	istrict ✓ Element of District
<image/>	 P5b Description of Photo: (View, date, accession #) East elev, lkg NW, 9/14/07 P6. Date Constructed/Age and Sources: Prehistoric Perbistoric Both 1928, Building permits P7. Owner Address: CLARENCE SUNRISE PROPERTIE 1201 S OLIVE ST LOS ANGELES CA, CA 90015 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/14/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") <i>None</i>	
Attachments: NONE Continuation Sheet	District Record Rock Art Record Linear Feature Record Artifact Record

Milling Station Record

Photograph Record

Sketch Map

Other: (List)

Archaeological Record

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code:	3CS, 5S3
Resource Name or # (Assigned by	recorder) 667 S CLARENCE ST	
B1. Historic Name:		
B2. Common Name		
B3. Original Use: Industrial B4. Present	Use: Industrial	
B5. Architectural Style: Utilitarian Industrial		
B6. Construction History: (Construction date, alterations, and date of a	alterations)	
Warehouse constructed 1928 for owner IH Norton et al, Norton and Wallis 1984: Fire job repair for owner Trust/Rosanthal, engineer Mackintosh and 1987: Earthquake repair for owner Norton Rosenthal, engineer Reiss and	Mackintosh, \$150000 cost.	pany, \$18000
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:	
B9a. Architect: Norton and Wallis	B9b. Builder: Central Building Company	/
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights	
Period of Significance: 1913-1945 Property Type	Industrial Applica	ble Criteria N/A
(Discuss importance in terms of historical or architectural context as define		

As a good, representative example of a utilitarian industrial building of brick masonry construction erected in the 1920s and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." It is a contributor to the potential "South Clarence Industrial District" that is closely tied to the strong demand for commercial space arising from the economic growth of the Los Angeles region in the 1920s. This was a time when the Union Pacific Railroad was removing many of its facilities near the Los Angeles River and laying new streets and spur tracks in order to improve the area for industrial development. Each of the district's contributors is representative of the architecture and urban history of the first third of the twentieth century in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the California Register through survey evaluation as a contributor to an "South Clarence Street Industrial District" under Criteria 1 and 3; it also appears individually eligible for listing in the California Register for architectural merit as an excellent example of a utilitarian industrial building in this part of Los Angeles (3CB CHRC Status Code). Further, the property appears eligible for local designation as a contributor to a historic Cultural Monument under similar criteria (5B CHRC Status Code).

HP8. Industrial Building

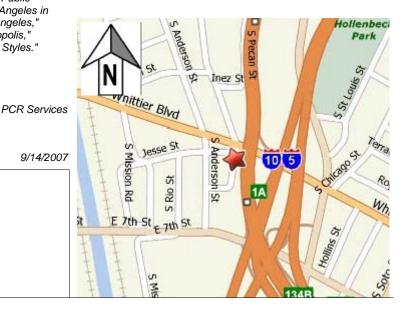
B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi
	233 Wilshire Boulevard, Suite 130
	Santa Monica, CA 90401
Date of Evaluation	n.

(This space reserved for official comments.)



PRIMARY RECORD				Trinomia NRHP St	l atus Code	5S3			
	Other Listings Review Code	Revie					Date		
Page 1 of 3	Resource Name or #: (/	Assigned by	record	ler)	312 CO	RNWELL ST			
1. Other Identifier:									
2. Location: 🗌 Not for Publica	tion 🗹 Unrestricted			a. Coun	ty Los A	ngeles			
		\							
and (P2b and P2c or P2d. Attach a	a Location Map as necess	sary.)							
and (P2b and P2c or P2d. Attach a b. USGS 7.5' Quad	a Location Map as necess Date	• •	; R	;	1/4 of	1/4 of Se	c ;		B.M.
•	Date	• •	; R		1/4 of Los Angele		c ; Zip	90033	B.M.
b. USGS 7.5' Quad	Date CORNW	T TELL ST	; R				- ,	90033	B.M.
b. USGS 7.5' Quad c. Address: 312	Date CORNW arge and/or linear resource	T ELL ST s) Zone		City	Los Angele ;	S	Zip	90033	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two-story; rectangular-plan; Spanish Colonial Revival multi-family residence; flat roof; stucco siding; wood-frame roof; wood studwalls; Solomonic columns; decorative plaster work; arched windows with fanlights; balconettes; Mission red-clay barrel-tile roofing; recessed front porch; metal security door (alteration); fixed windows; louvre windows (alteration).

P3b. Resource Attributes: (List attributes and codes)	
P4. Resources Present: ✓ Building □ Structure □ Object □ Site □ Dist	trict Element of District Other (Isolates, etc.)
<image/>	 P5b Description of Photo: (View, date, accession #) West Elevation, Lkg E, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1930 P7. Owner Address: CHAN, JIMMY Y AND KATY K 424 LADERA ST MONTEREY PARK CA, CA 91754 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
Attachments: NONE Continuation Sheet Image:	District Record Rock Art Record Linear Feature Record Artifact Record Milling Station Record Photograph Record

State of California – The Resources Agency			
DEPARTMENT OF PARKS AND RECREATION			

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NRHP Status Code:	5\$3
Resource Name or #	(Assigned by recorder) 3	12 CORNWELL ST	
B1. Historic Name:			
B2. Common Name			
B3. Original Use: Residential	B4. Present Use: Resid	lential	
B5. Architectural Style: Spanish Colonial Revival			
B6. Construction History: (Construction date, alterations	, and date of alterations)		
1930: Residence constructed.			
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Loc	cation:	
B9a. Architect: Unknown	B9b. Builder:	Unknown	
B10. Significance: Theme: See Below	Area		
Period of Significance: 1913-1945 P	roperty Type Residential	Applicable	e Criteria A, C
(Discuss importance in terms of historical or architectural co	ntext as defined by theme, p	eriod, and geographic scope.	Also address integrity.)
Theme: Commercial Development Related to Street	Railway Transportation, 1	1913-1934	

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

312 Cornwell Street is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

Date of Evaluation:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

PCR Services

(This space reserved for official comments.)		

State of California – The Resources A DEPARTMENT OF PARKS AND RE CONTINUATION SH	CREATION	Primary # HRI # Trinomial	
Page 124 of	Resource Name or #	(Assigned by recorder) 312 CC	ORNWELL ST
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the properties eligible under this theme located along Cesar Chavez Avenue were constructed by developer H. Gorelink and designed by architect Harry Genser. The architecture of these buildings tended to be in the Mediterranean style.

State of California – The Resources A DEPARTMENT OF PARKS AND REC			Primary # HRI #	#				
PRIMARY RECORD	Other Listings Review Code	Reviewer			3D, 3CB, 5B Da	te		
Page 1 of 3 P1. Other Identifier: USC School o P2. Location: Other Public and (P2b and P2c or P2d. Attach	ation V Unrestricted		der) a. Count		ASTLAKE Avenu ngeles	e		
 b. USGS 7.5' Quad c. Address: 1441 d. UTM: (Give more than one for e. Other Locational Data (e.g. Parc 	Date EASTL large and/or linear resources)	F ; R AKE Avenue Zone	City	1/4 of Los Angeles ; itte)	1/4 of Sec s mE/	; Zip mN	90089	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Of the many buildings on this large parcel two stand out: the Raulston Medical Research Building (2025 Zonal Avenue) and the Seely Wintersmith Mudd/McKibben Hall Building (1333 San Pablo Street). The former is an example of the Late Moderne architectural style as applied to a five- and six-story institutional building that is capped by a flat roof. Of reinforced concrete construction, the building expresses the style's characteristic horizontality in steel-framed multi-pane casement window bands framed by prominent bezels, smooth stucco sheathing upper story elevations, and ground floor brick veneer along its primary (south) elevation. In contrast, the 1333 San Pablo Street building is Corporate Modern in its architectural style. The six-story Mudd wing of the reinforced concrete L-shaped building features a monolithic east elevation balanced by plate glass curtain walls with aluminum mullions on its south and north elevations. The building's three-story McKibben Hall wing is similar in its design but with its primary curtain wall facing east. The large building's main entrance area connects both wings near the center.

P3b. Resource Attributes: (List attributes and codes) P4. Resources Present: ✓ Building Structure Object	HP8. Industrial Building		Other (Isolates, etc.)
		(View, data Med. Rsch P6. Date C Prei 1952, 196 P7. Owner UNIVERS, 830 CHIL LOS ANG P8. Recor (Name, aff Peter More PCR Servi 233 Wilshi Santa Mor P9. Date F P10. Surve	iliation, and address) uzzi ices ire Boulevard, Suite 130 nica, CA 90401 Recorded: 9/27/2007
P11. Report Citation: (Cite survey report and other sources, c <i>None</i>	r enter "none.")		
Attachments: □ NONE ✓ Continuation Sheet □ Location Map ✓ Building, Structure, a □ Sketch Map □ Archaeological Reco □ Other: (List) □	nd Object Record	District Record Linear Feature Record Milling Station Record	 Rock Art Record Artifact Record Photograph Record

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 3D, 3CB, 5B
Resource Name or # (Assigned by	recorder) 1441 EASTLAKE Avenue
 B1. Historic Name: USC School of Medicine B2. Common Name USC School of Medicine B3. Original Use: Educational Institution B4. Present B5. Architectural Style: Late Moderne, Corporate Modern B6. Construction History: (Construction date, alterations, and date of a 1952: Medical Research Building (2025 Zonal Avenue) by architects Raim contractor. Circa 1955: Large multi-story addition to east elevation of Medical Research 1961: Seeley Wintersmith Mudd Memorial Lab/Paul S. McKibben Hall Building 	ond Johnson of USC and Albert C. Martin & Assoc., Louis C. Dunn h Building.
B7. Moved? 🖌 No 🗌 Yes 🗌 Unknown 🛛 Date:	Original Location:
B8. Related Features:	
Mature trees, campus setting	
B9a. Architect: Various	B9b. Builder: Various
B10. Significance: Theme: Institutional architecture	Area Boyle Heights
Period of Significance: 1952-1961 Property Type	Institutional/Medical Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as define	d by theme, period, and geographic scope. Also address integrity.)

Theme: Public and Private Health & Medicine

In 1952, USC's School of Medicine relocated from the university's main campus to a 10-acre parcel that the school had purchased in the late 1940s that was situated on the north side of the LA County Hospital. A primary goal of the move was to afford more convenient access to the hospital for its medical students who had been providing patient care at the institution off and on since 1885. After removing all of the site's extant dwellings, the school commissioned a series of educational buildings to be erected over the next five decades including the Medical Research Building in 1952 (with later additions) and the Mudd/McKibben Hall Building in 1961. Both of these buildings are excellent examples of their type and styles designed by master architects Albert C. Martin & Associates (Research Bldg.) and Flewelling & Moody (Mudd/McKibben). Flewelling & Moody also prepared the campus master plan in the late 1950s. Of the many buildings on this 10-acre parcel two stand out for their architectural superiority. The Medical Research Building (now Raulston Med. Rsch. Bldg, 2025 Zonal Ave.) is a very good and highly representative example of the Late Moderne architectural style. Similarly, the Seely Wintersmith Mudd./McKibben Hall Building. In addition, as excellent examples of research and educational facilities associated with the Los Angeles County Hospital this property reflects the theme "Public and Private Schools, Colleges and Universities - Medical Schools."

 B11. Additional Resource Attributes:
 (List attributes and codes)
 HP8. Industrial Building

 B12. References:
 LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public
 Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles,"

Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services		Alcazar St Cathake 13 Orage	3	
Date of Evaluation	on:	9/27/2007	20.	a E	Norfolk St	
	(This space reserved for official comments.)		Ronal Ave N State St Usc Vedical Center	ACCOUNTINGS &	Hazard Park	

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State of California – The Resources Ag DEPARTMENT OF PARKS AND REC CONTINUATION SHE	REATION	Primary # HRI # Trinomial	IRI #				
Page 125 of	Resource Name or #	(Assigned by recorder) 1441	EASTLAKE Avenue				
Recorded by Peter Moruzzi		Date	9/27/2007 🗹 Continuation 🗌 Update				

B10 Significance (Continued)

As a result, the two buildings appear eligible as contributors to the National Register district now known as the "LA County-USC Medical Center District" under Criteria A and C (3D CHRC Status Code). In addition, the property appears eligible for individual listing in the California Register and as a contributor to a California Register eligible district under Criteria 1 and 3 (3CB CHRC Status Code). Further, the property appears eligible for local designation as a contributor to a historic district and as a City of Los Angeles Historic Cultural Monument under similar criteria (5B CHRC Status Code).

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	5 5	Re	H T N				ite		_	
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Public: and (P2b and P2c or P2d. Attach				er) a. Count		ICLID Avenue Angeles				
b. USGS 7.5' Quad c. Address: 401	Date	T EUCLID A	; R Avenue		1/4 of Los Angele	1/4 of Sec	; Zip	90063	B.M.	
d. UTM: (Give more than one for l e. Other Locational Data (e.g. Parc Oriented with the primary (west) ele	el #, directions to resour	rces) Zor ce, elevatior	ne n, etc., as a	ppropria	; ite)	mE/	mN			

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) *Six similar detached single-family residences on one lot in a U-shaped plan.*

One-story; rectangular plan; front-gable roof; wood shiplap siding; wood stud-wall construction; concrete foundations; covered front porch at entrance supported by wood posts; thick wood casing around the windows; windows dived into three sections by thick wood mullions.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ☑ Building □ Structure □ Object □ Site □	District Element of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) East Elevation, Lkg NW, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric ☐ Historic ☐ Both 1913
	P7. Owner Address: MORALES,ALEX AND JULIA TRS 1025 S GARFIELD AVE MONTEREY PARK CA, CA 91754
	P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Continuation Sheet	District Record Rock Art Record

Location Map

Sketch Map

Other: (List)

Building, Structure, and Object Record
 Archaeological Record

District Record
 Linear Feature Record
 Milling Station Record

Rock Art Record
 Artifact Record
 Photograph Record

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 5S3
Resource Name or # (Assigned by	recorder) 401 EUCLID Avenue
B1. Historic Name: B2. Common Name	
B3. Original Use: Residential B4. Present	Use: Residential
B5. Architectural Style: Craftsman	
B6. Construction History: (Construction date, alterations, and date of all	terations)
1913: Residence constructed for owner Elizabeth Miller.	
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: None	B9b. Builder: E. H. Andrews
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Property Type	Residential Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as define Theme: Commercial Development Related to Street Railway Tran Multifamily Rental Properties, Live/Work Properties/ Business Cor	sportation, 1913-1934
401 Euclid Avenue is significant for its association with the comme	

triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential

buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			S comence S come
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	
Date of Evaluation	·	9/1/2007	niranco st
	(This space reserved for official comments.)		anrianco se

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF			Primary # HRI #			
PRIMARY RECORD	-		Trinomial NRHP Status	Code 3D, 3CD, 5D	3	
	Other Listings Review Code	Reviewer			Date	
Page 1 of 3	Resource Name or #: (Assig	gned by reco	rder) 18	500 S EVERGREEN	AVE	
P1. Other Identifier:			•			
P2. Location: Not for Publica			a. County	Los Angeles		
and (P2b and P2c or P2d. Attach a		,				
b. USGS 7.5' Quad	Date T	; R	; 1/4 0	of 1/4 of Sec	;	B.M.
c. Address: 1500	S EVERGREEN A	VE	City Los	Angeles	Zip	90023
d. UTM: (Give more than one for la	rge and/or linear resources)	Zone	;	mE/	mN	
e. Other Locational Data (e.g. Parce	I #, directions to resource, elev	/ation, etc., a	s appropriate)			

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This exceptionally long one-story utilitarian industrial building of reinforced concrete construction occupies the entire south side of the block between Evergreen Avenue and Pico Boulevard. Originally the warehouse for catalog retailer Montgomery Ward, the structure is crowned by a wood truss and sawtooth roof with west-facing glazing. Large clerestory windows face north along 12th Street beneath which are numerous bays containing large delivery openings or modest entrances. The building's main entrance is along Evergreen Avenue.

P3b. Resource At	ttributes: (List attribu	tes and codes)	HP8. Industrial E	Building		
P4. Resources Pr	esent: 🗹 Building	Structure Object	Site C	District	Element of District	Other (Isolates, etc.)
P11. Report Citat	ion: (Cite survey rep	vort and other sources, or e	enter "none.")		(View, date North elev, P6. Date C □ Prel 1935, Tax P7. Owner RYAN JAC 3000 12T LOS ANGE P8. Record (Name, aff Peter Moru PCR Servi 233 Wilshi Santa Mori P9. Date R P10. Surve	Assessor Address: COB LLC H ST ELES CA, CA 90021 ded by: liation, and address) rzzi ces re Boulevard, Suite 130 rica, CA 90401 decorded: 9/17/2007
None Attachments:		Continuation Sheet		V Di	strict Record	Rock Art Record
/		 Building, Structure, and 	Object Record	=	near Feature Record	Artifact Record
	Sketch Map	Archaeological Record			lling Station Record	Photograph Record

Other: (List)

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3 Resource Name or # (Assigned by	NRHP Status Code: 3D, 3CD, 5D3 recorder) 1500 S EVERGREEN AVE
B1. Historic Name: <i>Montgomery Ward Warehouse</i> B2. Common Name	
B3. Original Use: Warehouse B4. Present I B5. Architectural Style: Utilitarian Industrial B6. Construction History: (Construction date, alterations, and date of all	
Industrial building constructed 1935.	
B7. Moved? ✓ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: Industrial Architecture Period of Significance: 1913-1945 Property Type	Area Boyle Heights Industrial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as define Theme: Industrial Buildings and Complexes into the Modern Era, Properties in Boyle Heights erected between 1913-1945; Transpo 1946-1964	d by theme, period, and geographic scope. Also address integrity.) 1913-1945, Architecturally Distinctive Examples of Industrial
This is a very good example of an industrial building of an especial design) that is particularly unusual for its remarkable size. For mai	ny decades it was used as the Montgomery Ward warehouse for

Southern California. In addition, its association with the railroad makes the property highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." It is a contributor to the potential "Hostetter Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. In particular, the years 1931-1946 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the Spanish Colonial Revival, Art Deco, Streamline Moderne, and Moderne styles. Each of the district's contributors is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles.

B12. References	esource Attributes: (List attributes and codes) : nits, LA County Tax Assessor, Sanborn Maps, LA Puk Index, Los Angeles Times, William Deverell "Los Ang	blic	trial Building
the Making," Davi Greg Hise "Magne Marcus Whiffen "A	d Gebhard & Robert Winter "Architecture in Los Ange etic Los Angeles: Planning the 20th Century Metropol American Architecture Since 1780: A Guide to the Sty	eles," ïs,"	E Olympic Blvg Lydia Dr
B13. Remarks:		L	N
B14. Evaluator:	Peter Moruzzi PC	R Services 📐	
	233 Wilshire Boulevard, Suite 130		Ninth Street
	Santa Monica, CA 90401		Junction
Date of Evaluation	on:	9/17/2007	E III SI
	(This space reserved for official comments.)		Soto Street Junction
		H-+	E Lugo St E Wash:

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 127 of	Resource Name or #	(Assigned by recorder) 1500 E	EVERGREEN AVE
Recorded by Peter Moruzzi		Date	9/17/2007 Continuation Update

B10 Significance (Continued)

Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the National Register and California Register through survey evaluation as a contributor to a "Hostetter Industrial District" under Criteria A and C, and 1 and 3, respectively (3D and 3CD CHRC Status Codes). In addition, the property appears eligible for designation as a contributor to a local historic district under similar criteria (5D3 CHRC Status Code).

DEPARTMENT OF DARKS AND RECREATION				Primary # HRI #					
PRIMARY RECORD			-	Trinomial NRHP Status Code 3S, 3CS, 5S3		3S, 3CS, 5S3			
	Review Code _	Revie	wer			Da	ate		
Page 1 of 4 Resource Name or #: (Assigned by recorder) 101 S FICKETT ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) Los Angeles County Los Angeles									
b. USGS 7.5' Quad	Date	т	R	;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 101	S	FICKETT ST		City	Los Angel	es	Zip	90033	
d. UTM: (Give more than one for	large and/or linear	resources) Zone			;	mE/	mN		
e. Other Locational Data (e.g. Pare	cel #, directions to r	esource, elevation, et	c., as a	ppropria	ate)				
Oriented with the primary (east) el	avation faaing agot	I agotad on the corn	or of 1	+ Ctroot	and Eigkat	Ctroot			

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two story, rectangular-plan, Streamline Moderne institutional building; flat roof; concrete masonry unit exterior wall; concrete foundations; two-story arched entrance bay; small chevron topped parapet on east elevation; curved surface at corner of Fickett Street and 1st Street; aluminum slider windows (alteration).

P3b. Resource	Attributes: (List attri	butes and codes)		
P4. Resources	Present: 🗹 Buildir	ng Structure Object Site	District Element of Dis	trict Other (Isolates, etc.)
			(View East P6. L 1930 P7. C MON 3334 GLEI P8. F (Nam Jon U PCR 233 I Sant	Description of Photo: A, date, accession #) Elevation, Lkg SW, Sept 2007 Date Constructed/Age and Sources: Prehistoric I Historic Both Downer Address: DONEDO,LUZVIMINDA L TR OAKMONT VIEW DR NDALE CA, CA 91208 Decorded by: the, affiliation, and address) Wilson Services Wilshire Boulevard, Suite 130 a Monica, CA 90401 Date Recorded: 9/1/2007
TRACT			P10.	Survey Type: (Describe) sive Level Survey
P11. Report Cita	ation: (Cite survey	report and other sources, or enter "none.")		
Attachments:	 NONE Location Map Sketch Map Other: (List) 	 Continuation Sheet Building, Structure, and Object Record Archaeological Record 	 District Record Linear Feature Record Milling Station Record 	

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3S, 3CS, 5S3
Resource Name or # (Assigned by	recorder) 101 S FICKETT ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Institutional B4. Present U	Use: Institutional
B5. Architectural Style: Moderne	
B6. Construction History: (Construction date, alterations, and date of alt	Iterations)
1930: Hospital constructed for owner Los Angeles Japanese Hospital, INC. 1946: Boiler room constructed, Yos Hirose architect, for \$1,500.	
B7. Moved? 🔽 No 🗌 Yes 🗌 Unknown Date:	Original Location:
B8. Related Features:	
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Property Type	Institutional Applicable Criteria A
(Discuss importance in terms of historical or architectural context as defined	d by theme, period, and geographic scope. Also address integrity.)
1. Theme: Ethnic/Cultural and Gender Diversity	

Commercial, Institutional and Religious Buildings Associated with Associated with Japanese-American Culture in Boyle Heights

101 Fickett Street is significant for its association with Japanese-American history in Los Angeles. Commercial and religious spaces in Boyle Heights that were once or still used by Japanese-Americans served as sites of Japanese-American identity and culture. Furthermore, the Los Angeles Japanese Hospital served as the primary hospital for Japanese-Americans and was important in their struggle for civil rights.

Early 20th Century Boyle Heights also had a significant Japanese population. Many Japanese in California worked as laborers for the railroads and in agriculture. Many women immigrants from Japan were "picture brides" who came to California through arranged marriages. The primary neighborhood for Japanese immigrants was "Sho-Tokyo," the area of present-day "Little Tokyo" in downtown Los Angeles. Because Boyle Heights was just across the Los Angeles River from "Sho-Tokyo," many Japanese-Americans settled in Boyle Heights. Most Boyle Heights Japanese-Americans lived near 1st Street and Soto Avenue. The Japanese population of Boyle Heights fell dramatically after the forced detention of ethnic Japanese along the West Coast during World War II. Property Types: Commercial, Institutional and Religious Buildings Associated with Japanese-American Culture in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator:Jon Wilson233 Wilshire Boulevard, Suite 130Santa Monica, CA 90401

Date of Evaluation:

9/1/2007

PCR Services

(This space reserved for official comments.)	-

DEPARTMENT OF PARKS AND RECREATION	HRI#	
CONTINUATION SHEET	Trinomial	
Page 128 of Resource	Name or # (Assigned by recorder) 101 F	ICKETT ST
Recorded by Jon Wilson	Date	9/1/2007 Continuation Update

Drimony #

B10 Significance (Continued)

2. Theme: Public and Private Health & Medicine

State of California - The Resources Agency

101 Fickett Street is significant for its association with the growth of the health industry in Los Angeles. Furthermore, it was constructed by specific ethnicities who might not have been able to receive health care at other city hospitals, represents the growth of Boyle Heights as a diverse and multicultural neighborhood.

Additional land for expanding Los Angeles County Hospital was purchased in 1915. Together the newly purchased parcels extended east of Wood Avenue to State Street between Griffin Avenue and Marengo. A five-story (extant) Service Building located to the rear (east) of the Administration Building was erected in 1917 of concrete and brick masonry construction and originally contained dining rooms and kitchens for convalescent patients and hospital employees.

The hospital complex, which had seemed spacious in the 1910s, again became overcrowded by the 1920s, as Los Angeles continued to grow rapidly. The growth resulted from the development of oil wells, the expansion of the movie industry, real estate speculation, and many new settlers following World War I. Patients had to be housed in long corridors connecting some buildings or in makeshift wards. As the number of yearly admissions at the Los Angeles County Hospital continued to rise, a decision was made in 1923 to construct one large hospital at the current site versus up to four smaller hospitals scattered across the County. In the spring of 1924, the Allied Architects Association was selected to design the new Acute Hospital of which the key principals were Edwin Bergstrom, Myron Hunt, William Richards, Pierpont Davis, and Sumner P. Hunt. Via condemnation, four blocks of land were purchased on the hill to the east of the proposed hospital location, stretching from State Street to Brittania Street between Marengo Street and Griffin Avenue (now Zonal Avenue). The new hospital, originally planned to cost about \$5,000,000, would actually cost nearly \$13,000,000 when completed in 1933, partly resulting from the necessity of more patient beds as the population continued to boom.

In planning the new hospital, a committee of the Allied Architects surveyed hospitals throughout the United States where they studied the latest developments in hospital design and construction. Based on their research, the Allied Architects settled on one large hospital vertically arranged with numerous entrances for different types of personnel (visitors, patients, ambulances, physicians, nurses, etc.) with outpatient services stacked vertically on the various floors. As the plans progressed, however, it became clear that more than 1,500 beds would be needed as the County's population continued to explode during the 1920s. As a result, the building's height was increased from 12 to 20 stories with a capacity of 1,726 beds and 144 bassinets (for newborn babies); in an emergency, with use of all available space, the bed capacity could be increased to 3,600 beds. In addition, over \$1,000,000 was spent preparing the hillside site for the new hospital that would, when completed, support a building that towered over Boyle Heights.

The new hospital's architectural style was described at the time as "the step-back modern monumental" style, its architectural effect being expressed by mass and surface texture following the theory that strength constitutes beauty. Today, the hospital's style is generally referred to as Art Deco. The hillside site and the many entrances needed dictated the hospital's plan. Its construction consisted of a steel frame skeleton covered with a reinforced concrete shell. The building's striking façade and main lobby area were decorated by noted artists and sculptors. S. Cartaino Scarpitta created the sculptures at the hospital's entrance and Hugo Ballin, the noted muralist who had decorated many public and private buildings in Los Angeles, painted the murals in the foyer. Due to the nature of the bond issued to finance the hospital and the dispersal of tax funds over a six-year period, the beginning of construction was delayed until 1929. Finally, in December 1933 the hospital admitted its first patients.

In 1924, Sei Fujii, a Japanese-American lawyer, planned to construct a hospital in Boyle Heights for Japanese and Japanese-Americans to receive medical care. Los Angeles hospitals often discriminated against minority patients and therefore there was a need for a hospital to treat the ethnic Japanese living in Los Angeles. It appears that because the hospital was at least partially owned by Japanese nationals, the project was halted by the state of California because of the California Alien Land Act of 1913, which disallowed Japanese the right to own property in California. Ultimately, the hospital won a California Supreme Court ruling that allowed construction. Fujii continued his fight against discriminatory land laws, and in April 1952, Fujii v. The State of California overturned the California Alien Land Act of 1913 as a violation of the 14th Amendment. The Los Angeles Japanese Hospital was finished in 1930, located at 101 Fickett Street.

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC	Primary # HRI #						
PRIMARY RECORD	Other Listings Review Code	Review	Trinomial NRHP Status C	, ,	ate		
			ii	U	ate		
Page 1 of 3	Resource Name or #: (Assigned by re	corder) 17	39 GRIFFIN AVE			
P1. Other Identifier:							
P2. Location: Not for Publica	ation 🗹 Unrestricted		a. County	Los Angeles			
and (P2b and P2c or P2d. Attach	a Location Map as neces	sary.)					
b. USGS 7.5' Quad	Date	т;	R ; 1/4 of	f 1/4 of Sec	;		B.M.
c. Address: 1739	GRIFF	FIN AVE	City Los A	Angeles	Zip	90031	
d. UTM: (Give more than one for large and/or linear resources) Zone ; mE/ mN e. Other Locational Data (e.g. Parcel #, directions to resource, elevation, etc., as appropriate)							

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries)

This large six-acre property consists of three main buildings (with associated wings and annexes) each representing examples of related architectural styles: Mission Revival (Tower Hall, 1711 Griffin Avenue), the Churrigueresque variant of the Spanish Colonial Revival (Mark Taper Foundation Family Advocacy Center, 1721 Griffin Avenue), and the Mediterranean Revival (Building 50, 1739 Griffin Avenue). The Mission Revival features of Tower Hall are reflected in the round arched courtyard arcade wall with its stepped mission style parapet with faux bell openings and tall square tower attached to the building's front gabled primary elevation. Other elements include red clay tile-covered roofs and parapets, Plateresque style ornamentation near the tower's roofline and lower rectangular opening, and deeply recessed round arched fenestration with wood-framed, multi-pane casements. A thick coat of non-original rough-textured stucco has been applied to the building's surfaces. The Family Advocacy Center expresses the Churrigueresque variant of the Spanish Colonial Revival style in the elaborate relief decoration surrounding the main entrance area. A low-pitched hipped roof covered with clay tiles crowns the two-story building, which is sheathed in smooth stucco. Fenestration consists primarily of steel-framed, multi-pane casements. (Continued on page 3)

P3b. Resource Attributes: (List attributes and codes) P4. Resources Present: ✓ Building Structure Object	HP8. Industrial Building HP14. Government building □ Site □ District ✓ Element of District □ Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) <i>Tower Hall (1711 Griffin) East elev, 9/14/0</i> P6. Date Constructed/Age and Sources Prehistoric Prehistoric Bot <i>Various dates</i>
	P7. Owner Address: L A COUNTY 500 W TEMPLE ST LOS ANGELES CA, CA 90012 P8. Recorded by:
	(Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/27/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or <i>None</i>	enter "none.")
Attachments: NONE Continuation Sheet	District Record Rock Art Record

Milling Station Record

Photograph Record

Sketch Map

Other: (List)

Archaeological Record

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 3D, 3CB, 5B
Resource Name or # (Assigned by	recorder) 1739 GRIFFIN AVE
B1. Historic Name: College of Osteopathic Physicians and Surgeons	
B2. Common Name Tower Hall, Mark Taper Fndn Advocacy Cntr, Bldg 50	0
B3. Original Use: Institutional B4. Present	Use: Institutional
B5. Architectural Style: Mission Revival/Churrigueresque/Med Reviv	ral
B6. Construction History: (Construction date, alterations, and date of a	lterations)
North Hall/Building 50 (1739 Griffin Ave.): Constructed circa 1920, moved	to current location in 1921.
Tower Hall (1711 Griffin Ave.): Constructed circa 1925. 1937: Laboratory Bldg with Classrooms (1721 Griffin Avenue, now Mark T	aper Foundation Family Advocacy Center) by architect Louis L. Dorr.
B7. Moved? 🗸 No 🗸 Yes 🗌 Unknown Date: 1921	Original Location: Only North Hall: Daly St. and Mission Rd.
B8. Related Features:	
Don Analytical Mariana	Dob Dutition Marian
B9a. Architect: Various	B9b. Builder: Various
B10. Significance: Theme: Institutional architecture	Area Boyle Heights
Period of Significance: 1920-1937 Property Type	Institutional Applicable Criteria A, C

(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.) Theme: Social Clubs and Public Service Organizations

This large property consists of at least three main buildings each with associated wings and annexes representing very good examples of three architectural styles: Mission Revival, the Churrigueresque variant of the Spanish Colonial Revival, and the Mediterranean Revival. The College of Osteopathic Physicians and Surgeons initially occupied the property in 1921 with the relocation of an older building from their former site five blocks south to their new Griffin Avenue campus (It appears that this building, now known as North Hall/Bldg. 50, is located at 1739 Griffin Ave). Additional buildings were constructed on the property in the following decades. The school changed its name to the California College of Medicine (CCM) in 1961. In 1968, after becoming affiliated with the University of California, CCM moved from ifs Griffin Avenue property to UC Irvine at which time the Los Angeles County Hospital took over CCM's Griffin Avenue campus.

Due to the its association with the Los Angeles County Hospital, the property's three identified buildings appear eligible as contributors to the National Register district now known as the "LA County-USC Medical Center District" under Criteria A and C (3D CHRC Status Code). In addition, the property appears eligible for individual listing in the California Register and as a contributor to a California Register eligible district under Criteria 1 and 3 (3CB CHRC Status Code). Further, the property appears eligible for local designation as a contributor to a historic district and as a City of Los Angeles Historic Cultural Monument under similar criteria (5B CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) B12. References: HP8. Industrial Building

HP14. Government building

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles." N Main St B13. Remarks: NCOCK Griffin Ave Workman Sichel St 1 MISSON Rd Ċ PCR Services B14. Evaluator: Peter Moruzzi Dah 233 Wilshire Boulevard, Suite 130 Daly 5 Alhambra Rd Santa Monica, CA 90401 S Date of Evaluation: 9/27/2007 (This space reserved for official comments.) 5 Zonal Ave N State St Usc adics

State of California – The Resources A DEPARTMENT OF PARKS AND RE CONTINUATION SH	Primary # HRI # Trinomial				
Page 130 of	Resource Name or #	(Assigned by recorder)	1739 GRIFFIN AVE		
Recorded by Peter Moruzzi		Date	9/27/2007	Continuation	Update

P3 Description (Continued)

An implied mission style parapet caps the center bay. Building 50 represents a simplified version of the Mediterranean Revival style with its hipped clay-tiled roof, smooth stucco finish, and fenestration (although its windows appear to have been replaced).

				Primary # HRI #		
PRIMARY RECORD	Other Listings Review Code	Reviewer	Trinomial NRHP Status		Date	
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Publication of the problem of the prob	Resource Name or #: (Assigning the second se		der) a. County	HAZARD PARK Los Angeles		
 b. USGS 7.5' Quad c. Address: d. UTM: (Give more than one for la e. Other Locational Data (e.g. Parce Located on the corner of Norfolk and Content of the corner of Norfolk and Content of the corner of Norfolk and Content of N	Date T HAZARD PA rge and/or linear resources) #, directions to resource, elev	; R IRK Zone	City Los		Zip mN	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Early twentieth-century park; 25-acre City of Los Angles Department of Recreation and Parks owned park; before it was a park, the fresh-water wetlands at the park served the local agricultural community; Southern Pacific Rail Road tracks run through the park; the park slopes east with many full-height trees including Sycamores and Oaks.

One brick community building.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:	 Building 	Structure Object	✓ Site	District Elem	ent of District	Other (Isolates, etc.)
	Å				(View, date <i>Lkg South,</i> P6. Date C	iption of Photo: e, accession #) , <i>Sept 2007</i> Constructed/Age and Sources: historic
		Lafa.			P8. Recor	•
		V			Jon Wilson PCR Servi	ices ıre, Suite 150
					P10. Surve	Recorded: 9/1/2007 ey Type: (Describe) Level Survey
P11. Report Citation: (C	ite survey rep	ort and other sources, or e	enter "none.")			
Sket		Continuation Sheet Building, Structure, and Archaeological Record	Object Record		cord ture Record ion Record	 Rock Art Record Artifact Record Photograph Record
DPR 523B (1/95) PCR Services Co	rporation					

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 5S3
Resource Name or # (Assigned by	recorder) HAZARD PARK
B1. Historic Name: Hazard Park B2. Common Name Hazard Park	
B3. Original Use: Recreational B4. Present	Jse: Recreational
B5. Architectural Style:	
B6. Construction History: (Construction date, alterations, and date of al	terations)
Early twentieth-century.	
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance: 1890s-1920s Property Type	Recreational Applicable Criteria C
(Discuss importance in terms of historical or architectural context as define Theme: Land Use and Site Development	d by theme, period, and geographic scope. Also address integrity.)

City Beautiful Influences, Boulevards and Residential Parks, 1890s-1920s

Hazard Park is significant for its association with the architectural and landscape styles and culture of late 19th/early 20th century landscape design. It represents the influence of the City Beautiful movement on the architects, designers, and builders working in the survey area at the turn of the century. Furthermore, Hazard Park signifies the presence of its associated adjacent residential development.

Although the City of Los Angeles is well-known for having fewer public open spaces than many other large cities in the United States, turn-of-the-century Los Angeles did have several large residential parks designed with walkways, lakes, and planted landscapes. The earliest Los Angeles parks included the 3,500-acre Griffith Park, Westlake Park, Eastlake Park, Echo Park, Exposition Park, and Hollenbeck Park.

Hazard Park, a representative example of a residential park in Boyle Heights adjacent to the Los Angeles County Medical Center, was donated to the city in the late nineteenth-century. The 25-acre Hazard Park was originally used as a water reservoir (zanjas) for Boyle Heights agriculture and managed by the municipal water district. The City of Los Angeles converted the land into Hazard

B11. Additional Resource Attributes: (List attributes and codes)

B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

Date of Evaluation:

B14. Evaluator: Jon Wilson One Venture, Suite 150 Irvine, CA 92618

9/1/2007

PCR Services

(This space reserved for official comments.)

DEPARTMENT OF DARKS AND RECREATION				Primary # HRI #				
PRIMARY RECORD	Other Listings Review Code	Reviewer			3S, 3CS, 5S3 Da	te		
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Publication of the provided of the p	Resource Name or #: (Ass tion Vunrestricted	0	order) a. Coun	-	NBECK PARK			
 b. USGS 7.5' Quad c. Address: d. UTM: (Give more than one for la e. Other Locational Data (e.g. Parce Located on the corner of 4th Street and Content of the Street and Content of the Street and Content of the Street and Content of Street	Date HOLLENBECK P rge and/or linear resources) #, directions to resource, ele	T ; F PARK Zone	City	1/4 of Los Angeles ; ate)	1/4 of Sec mE/	; Zip mN	B.M.	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Early twentieth-century park; roughly 20-acre City of Los Angles Department of Recreation and Parks owned park; the land for the park was donated from the Workman and Hollenbeck estates; the park's landscape consists of a man-made lake surrounded by slightly sloped hills and full-height trees.

Existing Buildings: Bandstand; community building; utilitarian buildings.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources	Present: 🗹	Building	Structure	Object	✓ Site	District	Eleme	nt of District	Other (Iso	olates, etc.)
۲			12.00				7	(View, date <i>Lkg North,</i> P6. Date C	iption of Photo e, accession # Sept 2007 Constructed/A historic IF)	ources:
	15							P7. Owne	r Address:		
				12		- une		P8. Recor	ded by:		
	ALC: N			1 mar				•	iliation, and ac	ldress)	
-			-	H			-	Jon Wilson			
-								PCR Servi	ices ire, Suite 150		
N. Longing								Irvine, CA	-		
and the state							100	P9. Date F	Recorded: 9/	/1/2007	
S DAR				-States				P10. Surve		escribe)	
								Intensive L	evel Survey		
A		547	- HORE	and the second second			8				
P11. Report Cita	ation: (Cite s	urvey repo	ort and other	sources, or e	enter "none	.")					
Attachments:	 NONE Location Sketch M 	· –	Building, S	on Sheet tructure, and gical Record		cord	District Reco Linear Featu	re Record	Rock Art F Artifact Re Photograp	ecord	
	Other: (Li	•		jical Necolu			Milling Static				

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT RE	
Page 2 of 3 Resource Name or # (Assigned by recor	NRHP Status Code: 3S, 3CS, 5S3 der) HOLLENBECK PARK
B1. Historic Name: Hollenbeck Park B2. Common Name Hollenbeck Park B3. Original Use: Recreational B4. Present Use: B5. Architectural Style: B6. Construction History: (Construction date, alterations, and date of alterati Early twentieth-century Early twentieth-century	Recreational
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: Orig B8. Related Features:	jinal Location:
B9a. Architect: Unknown B9b.	. Builder: Unknown
B10. Significance: Theme: See Below Area	a
(Discuss importance in terms of historical or architectural context as defined by t Theme: Land Use and Site Development	
City Beautiful Influences, Boulevards and Residential Parks, 1890s-19. Hollenbeck Park is significant for its association with the architectural a century landscape design. It represents the influence of the City Beaut working in the survey area at the turn of the century. Furthermore, Holl adjacent residential development. Although the City of Los Angeles is well-known for having fewer public States, turn-of-the-century Los Angeles did have several large resident landscapes. Early parks included the 3,500-acre Griffith Park, Westlak Hollenbeck Park. Hollenbeck Park is an excellent representative exam	and landscape styles and culture of late 19th/early 20th tiful movement on the architects, designers, and builders lenbeck Park signifies the presence of its associated copen spaces than many other large cities in the United tial parks designed with walkways, lakes, and planted re Park, Eastlake Park, Echo Park, Exposition Park, and

B11. Additional Resource Attributes: (List attributes and codes)

from land donated by John E. Hollenbeck and William Workman.

B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

Date of Evaluation:

B14. Evaluator: Jon Wilson One Venture, Suite 150 Irvine, CA 92618

(This space reserved for official comments.)



PCR Services

9/1/2007

Boyle Heights. Hollenbeck Park, which is located on 4th Street and is one of Los Angeles' first parks, was established in 1892

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		HRI #	Primary # HRI # Trinomial	
Page 132 of	Resource Name or #	(Assigned by recorder)	HOLLENBECK PARK	
Recorded by Jon Wilson		Date	9/1/2007 🗌 Continuatio	n 🗌 Update

B10 Significance (Continued)

Originally Hollenbeck Park included a masonry boat house and a round wooden bandstand. The 21-acre park appears to have been influenced by the City Beautiful Movement with its central man-made lake, carefully landscaped paths, and its symmetrical rows of tall trees. During the 1950s, the Golden State Freeway was constructed along the edge of the park

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0 ,	Reviewer	Primary # HRI # Trinomial NRHP Stat		_ Date		
Page 1 of 2 Resource Name or #: (Assigned by recorder) 620 LAMAR ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) 620 LAMAR ST							
 b. USGS 7.5' Quad c. Address: 620 d. UTM: (Give more than one for e. Other Locational Data (e.g. Parce) 	large and/or linear resources	,	City L	/4 of 1/4 of S .os Angeles ; mE/ e)	ec ; Zip 90031 mN	B.M.	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) An American Colonial Revival style façade disguises the nature of this large one-story industrial building. Of reinforced concrete construction and sheathed in smooth stucco, the building features a wood truss roof with parapet and shallow cornice interrupted by an oversized portico. Four full height Doric columns support the triangular pediment, which is punctuated by a fanlight vent. The multi-pane and paneled double entry doors centering the portico are topped by a broken pediment with stylized urn. Flanking the entrance on either side are pairs of multi-pane windows featuring classical surrounds. The building's remaining fenestration consists of narrow steel-framed fixed and awning type windows. The property exhibits a high level of physical integrity.

P3b. Resource Attribute	es: (List attribu	tes and codes)	HP8. Industrial E	Building		
P4. Resources Present	🗹 Building		Site C	District Element	of District	Other (Isolates, etc.)
					(View, data West elev, P6. Date C Pret 1937/1941 P7. Owner SMILAND 1708 MIL S PASADE P8. Record (Name, affi Peter Moru PCR Servi 233 Wilshi Santa Mori P9. Date R P10. Surve	AN AVE ENA CA, CA 91030 ded by: illiation, and address) uzzi ices ire Boulevard, Suite 130 nica, CA 90401 Recorded: 9/18/2007
P11. Report Citation: None	Cite survey rep	ort and other sources, or o	enter "none.")			
Lo Sk	NE [cation Map] etch Map [ner: (List)	 Continuation Sheet Building, Structure, and Archaeological Record 		 District Record Linear Feature Milling Station 	e Record	 Rock Art Record Artifact Record Photograph Record

	– <i>"</i>
State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 3CS, 5S3
Resource Name or # (Assigned by r	ecorder) 620 LAMAR ST
B1. Historic Name: Old Colony Paint & Chemical Company B2. Common Name	
B3. Original Use: Factory B4. Present L	lse: Factory
B5. Architectural Style: Colonial Revival	
B6. Construction History: (Construction date, alterations, and date of alt	erations)
Constructed 1937 or 1941. Original building permits not located. Tax asses 1946: Warehouse add'n to existing factory for owner Old Colony Paint Co. r	
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: Industrial architecture	Area Boyle Heights
Period of Significance: 1913-1945 Property Type	Industrial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as defined Theme: Industrial Buildings and Complexes into the Modern Era, 1 Properties in Boyle Heights erected between 1913-1945; Transpor 1913-1945	913-1945, Architecturally Distinctive Examples of Industrial
As a rare example of the Colonial Revival architectural style as appendix the railroad, this property is highly reflective of the theme "Transports a result, the property appears individually eligible for listing in the evaluation for its association with the economic development of Lot the Colonial Revival style as applied to an industrial building (3S C	rtation Improvements and Industrial Growth in Boyle Heights." ne National Register under Criteria A and C through survey s Angeles, and for embodying the distinctive characteristics of

for individual listing in the California Register through survey evaluation under Criteria 1 and 3 (3CS CHRC Status Code). Further, the property appears individually eligible for local listing as a City of Los Angeles Historic Cultural Monument for exemplifying the broad economic history of the City and for embodying distinguishing architectural characteristics of an Art Deco style industrial building (5S3 CHRC Status Code).

B12. References LA City Bldg Perm Library California the Making," Davi Greg Hise "Magne	: nits, LA County Tax / Index, Los Angeles d Gebhard & Robert etic Los Angeles: Pla	(List attributes and codes) Assessor, Sanborn Maps, Lr Times, William Deverell "Los Winter "Architecture in Los anning the 20th Century Met re Since 1780: A Guide to th	A Public s Angeles in Angeles," ropolis,"	dustrial Building	Albion Sta
B14. Evaluator: Date of Evaluatio	Peter Moruzzi 233 Wilshire Boulev Santa Monica, CA S on:		PCR Services 9/18/2007	N Ma	
	(This space reserve	ed for official comments.)		Cardinal St Cardinal St Mission Junction	Taylor Junction

State of California – The Resources Age DEPARTMENT OF PARKS AND RECR	•		Primary HRI #	#			
PRIMARY RECORD			Trinomia NRHP S	al tatus Code	5S1		
	Other Listings Review Code	Review	er			Date	
Page 1 of 2	Resource Name or	#: (Assigned by re	corder)	737 LAN	MAR ST		
P1. Other Identifier:	_						
P2. Location: Not for Publication	tion 🗹 Unrestricted	d	a. Cour	ty Los A	ngeles		
and (P2b and P2c or P2d. Attach a	Location Map as ne	cessary.)					
b. USGS 7.5' Quad	Date	т;	R;	1/4 of	1/4 of Se	c ;	B.M.
c. Address: 737		LAMAR ST	City	Los Angeles	5	Zip	
d. UTM: (Give more than one for la e. Other Locational Data (e.g. Parce	0	,	as appropri	; ate)	mE/	mN	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Capped by a red tiled Mansard roof, this poorly executed Mediterranean influenced winery building features steel-framed windows with faux shutters and wrought iron balconets that punctuate its concrete block facades. The two-story building's primary round arched entrance, sheltered by a front gabled, red tiled roof supported by brackets, is located along its east elevation. Ivy covers much of its ground floor surfaces.

P3b. Resource Attribute	s: (List attribut	es and codes)	HP8. Industrial	Building			
P4. Resources Present:	 Building 	Structure Object	✓ Site	District	Element of District	Other (Isolates, etc.)	
					(View, date East elev, 1 P6. Date C Pret 1954, Tax 1 P7. Owner SAN ANTC P8. Record (Name, affi Peter Moru PCR Servio 233 Wilshii Santa Mon P9. Date R P10. Surve	Assessor Address: DNIO WINERY ded by: iliation, and address) uzzi ices re Boulevard, Suite 130 nica, CA 90401 Recorded: 9/18/2007	ces: Both
P11. Report Citation: (ort and other sources, or e	inter none.)				
Ske		 Continuation Sheet Building, Structure, and Archaeological Record 			trict Record ear Feature Record [ing Station Record]	 Rock Art Record Artifact Record Photograph Record 	

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	
Page 2 of 3	NRHP Status Code: 5S1
Resource Name or # (Assigned by r	ecorder) 737 LAMAR ST
B1. Historic Name: Sab Antonio Winery	
B2. Common Name San Antonio Winery	
B3. Original Use: Industrial B4. Present L	se: Industrial
B5. Architectural Style: Mediterranean influenced	
B6. Construction History: (Construction date, alterations, and date of alt	erations)
Constructed in 1954 and modified in the 1970s.	
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	39b. Builder: Unknown
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights
Period of Significance: 1954 Property Type	Industrial Applicable Criteria
(Discuss importance in terms of historical or architectural context as defined This designated City of Los Angeles Historic Cultural Monument (# the building has been completely altered.	

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

HP8. Industrial Building

Library California the Making," Dav Greg Hise "Magn	mits, LA County Tax Assessor, Sanborn Maps, L. Index, Los Angeles Times, William Deverell "Lo: rid Gebhard & Robert Winter "Architecture in Los netic Los Angeles: Planning the 20th Century Met 'American Architecture Since 1780: A Guide to th	s Angeles in Angeles," tropolis,"		
B13. Remarks:			N Conter St	7
B14. Evaluator:	Peter Moruzzi	PCR Services	25 Starting St Strong St Strong St Strong St Strong St St Strong St St Strong St	
	233 Wilshire Boulevard, Suite 130			
	Santa Monica, CA 90401		Second Street	
Date of Evaluation	on:	9/18/2007		
	(This space reserved for official comments.)		Bolero La Mission Junction	+*

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION PRIMARY RECORD Other Listings			Primary # HRI # Trinomial NRHP Sta		3S, 3CS, 5S3				
	Review Code	Reviewer				Date			
Page 1 of 2 Resource Name or #: (Assigned by recorder) 1910 N MAIN ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) Los Angeles Los Angeles									
b. USGS 7.5' Quad c. Address: <i>1910</i> d. UTM: (Give more than one for I e. Other Locational Data (e.g. Parc	N MA arge and/or linear resources	•	City	1/4 of Los Angeles ; ;e)	1/4 of Sec mE/	; Zip mN	90031	В.М.	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) A flat roof with parapet caps this two-story Moderne style industrial building. Of reinforced concrete construction, the building features deeply recessed steel-framed, multi-pane fixed and casement windows. Narrow vertical striations incised into concrete spandrels and pilasters ornament the primary north and east elevations. Dentils adorn the lintels of the building's second story fenestration. Concrete steps lead to the deeply recessed main entrance centering the north elevation, which features inward curving striated walls and horizontal banding atop the entry door and curved canopy. A pair of Moderne style sconces flank the main entrance. Secondary entrances are located along the building's east and south elevations. Concrete planters containing trees and shrubs front the south elevation along the sidewalk. The building exhibits a high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial B	Building
P4. Resources Present: ☑ Building □ Structure □ Object □ Site □ D	District Element of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) North & east elevs, Ikg SW, 9/2007 P6. Date Constructed/Age and Sources: Prehistoric Historic Both 1937, Tax Assessor P7. Owner Address: CARLSON INDUSTRIES 1920 N MAIN ST LOS ANGELES CA, CA 90031 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/18/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") <i>None</i>	
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Record Sketch Map Archaeological Record	 District Record Rock Art Record Linear Feature Record Milling Station Record Photograph Record

Other: (List)

State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NRHP Status Code:	3S, 3CS, 5S3
Resource Name o	r # (Assigned by recorder) 19	010 N MAIN ST	
B1. Historic Name: Los Angeles Brewing Co. office blaB2. Common Name	lg		
B3. Original Use: Office bldg	B4. Present Use: Office	bldg	
B5. Architectural Style: Moderne			
B6. Construction History: (Construction date, alterati <i>Constructed in 1937.</i>	ons, and date of alterations)		
B7. Moved? ✔ No Yes Unknown Date B8. Related Features:	e: Original Loc	ation:	
B9a. Architect: Unknown	B9b. Builder:	Unknown	
B10. Significance: Theme: Commercial architecture	e Area Boyle	Heights	
Period of Significance: 1913-1945	Property Type Commercial	Applicab	le Criteria A, C
(Discuss importance in terms of historical or architectura	I context as defined by theme, pe	eriod, and geographic scope.	Also address integrity.)
Theme: Industrial Buildings and Complexes into t Properties in Boyle Heights erected between 191	, , ,	,	1

1913-1945; Related Responses to the Modern Age

This building represents an excellent example of the Moderne architectural style as applied to a commercial/industrial building. In addition, the building continues to exhibit a high level of physical integrity, including streamlined sconces, a curved entrance canopy, and curved walls flanking the entrance. An article in the December 5, 1937 issue of the Los Angeles Times (p.E2) depicts an illustration of the property identifying it as the "extensive, new \$100,000 office building of the Los Angeles Brewing Company" at 1900 North Main Street. The illustration reveals that the building has not experienced significant alterations since its 1937 construction date. As a result, the property appears individually eligible for listing in the National Register under Criteria A and C through survey evaluation for its association with the economic development of Los Angeles, and for embodying the distinctive characteristics of the Moderne style as applied to a commercial/industrial building east of the Los Angeles River (3S CHRC Status Code). In addition, this property appears eligible for individual listing in the California Register through survey evaluation under Criteria 1 and 3 (3CS CHRC Status Code). Further, the property appears individually eligible for local listing as a City of Los Angeles Historic Cultural Monument for exemplifying the broad economic history of the City and for embodying distinguishing architectural characteristics of a Moderne style commercial/industrial building (5S3 CHRC Status Code).

HP8. Industrial Building

noidly

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis,"

Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130	PCR Services	N Main	Darwin Ave	4-	
	Santa Monica, CA 90401		5	35	1364	
Date of Evaluation	on:	9/18/2007	àmar St	Gover	 -11	
	(This space reserved for official comments.)		Cardinal St	Taylor Junction	 118	Daly St

State of California – The Resources A DEPARTMENT OF PARKS AND REC	5 7		Primary # HRI #			
PRIMARY RECORD	Other Listings		Trinomial NRHP Status C	ode 3CS, 5S3		
	Review Code	Reviewe	r		Date	
Page 1 of 3	Resource Name or #	: (Assigned by rec	order) 192	20 N MAIN ST		
P1. Other Identifier: P2. Location: Not for Public: and (P2b and P2c or P2d. Attach		essary)	a. County	Los Angeles		
b. USGS 7.5' Quad	Date	T ; I	R ; 1/4 of	1/4 of Se	c ;	B.M.
c. Address: 1920	Ν	MAIN ST	City Los A	ngeles	Zip	90031
d. UTM: (Give more than one for l e. Other Locational Data (e.g. Parc	0	,	; as appropriate)	mE/	mN	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) The multi-story former Pabst Brewery Company building is an unornamented, highly utilitarian structure influenced by the vernacular Modern style, particularly along its primary (north) elevation. Of reinforced concrete construction, the building's exterior surfaces are mostly smooth concrete except for the spandrels, which are incised with narrow vertical striations. Flat roofs with parapets cap the building's numerous wings. Fenestration consists mostly of groups of steel-framed, multi-pane fixed and awning type windows. The modest recessed pedestrian entrance flanked by inward curving walls is located near the east end of the factory's projecting center section. The entire complex has been converted into loft housing yet continues to exhibit a moderate to high level of physical integrity.

Located on the same parcel as the former Pabst Brewery, the large two- and four-story former Edison Electric Company power plant occupies the southeast corner of the large lot. (Continued on page 3)

P3b. Resource Attributes:	: (List attributes and code	es) HP8. Indust	rial Building	HP 3. Mul	ltiple family property	
P4. Resources Present:	Building Structur	e Object Site	District Elemen	nt of District	Other (Isolates, etc.)	
PAR				P5b Description (View, date, acc North elev, lkg s P6. Date Const Prehistor 1946, Bldg perr	cession #) South, 9/2007 tructed/Age and So ric ☑ Historic	urces: ☐Both
				P7. Owner Add CARLSON IND 1920 N MAIN S LOS ANGELES	DUSTRIES ST	
		Man St		Peter Moruzzi PCR Services	on, and address) oulevard, Suite 130	
	0		2	P9. Date Recor P10. Survey Ty Intensive Level	•	
P11. Report Citation: (Ci <i>None</i>	te survey report and othe	r sources, or enter "none.'	")			
	tion Map	ion Sheet Structure, and Object Rec ogical Record	ord District Record Linear Featur	re Record	Rock Art Record Artifact Record Photograph Record	

Other: (List)

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	
Page 2 of 3	NRHP Status Code: 3CS, 5S3
Resource Name or # (Assigned by	recorder) 1920 N MAIN ST
B1. Historic Name: Los Angeles Brewing Company	
B2. Common Name Pabst Brewing Company/The Brewery Lofts	
B3. Original Use: Brewery B4. Present	Use: Multi-family residential
B5. Architectural Style: Moderne	
B6. Construction History: (Construction date, alterations, and date of al	terations)
Bottling and warehouse plant constructed 1946 for owner Los Angeles Bre Reed Co., \$750000 cost. 1947: Beer storage constructed for same, architect/engineer LleweylIn A. F	
B7. Moved? 🗸 No 🗌 Yes 🗌 Unknown 🛛 Date:	Original Location:
B8. Related Features:	
B9a. Architect: Lleweylln A Parker	B9b. Builder: Stanton-Reef Co.
B10. Significance: Theme: Industrial architecture	Area East of L.A. River
Period of Significance: 1946 Property Type	Industrial Applicable Criteria N/A
(Discuss importance in terms of historical or architectural context as define Theme: Transportation Improvements and industrial Growth in Bo	
The Brewery complex is an adaptive reuse of the former Pabst Br	ewing Company building that continues to exhibit a moderate to

The Brewery complex is an adaptive reuse of the former Pabst Brewing Company building that continues to exhibit a moderate to high level of physical integrity. The Los Angeles Brewing Company was an important contributor to the economic development of Los Angeles for many decades. Architecturally, the main brewery building is an excellent example of a large industrial building influenced by the vernacular Modern style. As a result, the property appears individually eligible for listing in the California Register under Criteria 1 and 3 through survey evaluation (3CS CHRC Status Code). In addition, under similar criteria, the property appears individually eligible for local listing as a City of Los Angeles Historic Cultural Monument (5S3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public

HP8. Industrial Building

HP 3. Multiple family property

the Making," Dav Greg Hise "Magn	Index, Los Angeles Times, William Deverell "L id Gebhard & Robert Winter "Architecture in Lo tetic Los Angeles: Planning the 20th Century M American Architecture Since 1780: A Guide to	os Angeles," letropolis,"	N Darwin Ave
B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130	PCR Services	a mai
	Santa Monica, CA 90401		5 5
Date of Evaluati		9/18/2007	
	(This space reserved for official comments.)		ardinal St Workman St Vied Daly St Alhambi

State of California – The Resources A DEPARTMENT OF PARKS AND REC CONTINUATION SH	CREATION	Primary # HRI # Trinomial	
Page 136 of	Resource Name or #	(Assigned by recorder) 1920 M	IAIN ST
Recorded by Peter Moruzzi		Date	9/18/2007 Continuation Update

P3 Description (Continued)

Of brick masonry construction and capped by stepped front gabled roofs with parapets and concrete coping, the utilitarian industrial building consists of a tall south portion and an attached shorter north portion. Deeply recessed segmental arched windows with concrete sills punctuate the primary (east) elevation. Within the window openings the frames and glazing have been replaced. Faux brackets interrupted by pilasters adorn the primary façade. The building's south portion features a row of six round openings near the gable peak; the north portion's gable features a single round window that surmounts a large round arched opening above large industrial double doors. The property has been converted for use as artist space, offices, and a small gallery. Despite the window replacements, the building exhibits a high level of physical integrity.

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD		Reviewe	Primary # HRI # Trinomial NRHP Status		Date	
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Public and (P2b and P2c or P2d. Attach			corder) 2 a. County	2810 N MAIN ST Los Angeles		
b. USGS 7.5' Quad c. Address: 2 <i>810</i> d. UTM: (Give more than one for e. Other Locational Data (e.g. Parc	-		City <i>Los</i> ;		,	B.M. 90031

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Capped by a triangular roof with hipped dormer this north facing, one-story, turn-of-the-twentieth-century massed plan vernacular cottage is sheathed in narrow clapboard siding. A canted bay punctuated by wood framed fixed and double hung sash windows is located east of the recessed corner entrance. Wood steps lead to the main entrance area, which is enclosed by a non-original railing. Tapered round Doric columns support the porch roof. Brick and concrete block walls of the commercial buildings on either side of the dwelling hem it in on the sides. As a result, landscaping consists of rose bushes and low shrubs in the small front yard. The building exhibits a high degree of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial E	Building
P4. Resources Present: ☑ Building □ Structure □ Object □ Site □ D	District Element of District Other (Isolates, etc.)
<image/> <caption></caption>	 P5b Description of Photo: (View, date, accession #) North elev, lkg south, 9/2007 P6. Date Constructed/Age and Sources: Prehistoric Pehistoric Both 1905, Tax Assessor P7. Owner Address: AYALA, MARIA C 2810 N MAIN ST LOS ANGELES CA, CA 90031 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/18/2007 P10. Survey Type: (Describe) Intensive Level Survey
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Record Sketch Map Archaeological Record	 District Record Linear Feature Record Milling Station Record Photograph Record

Other: (List)

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code:	3CS, 5S3
Resource Name or # (Ass	signed by recorder) 2810 N MAIN ST	
B1. Historic Name:		
B2. Common Name		
B3. Original Use: Residential B4.	Present Use: Residential	
B5. Architectural Style: Hipped roof vernacular cottage		
B6. Construction History: (Construction date, alterations, and	date of alterations)	
Constructed in 1905.		
B7. Moved? ✓ No Yes Unknown Date: B8. Related Features:	Original Location:	
B9a. Architect: Unknown	B9b. Builder: Unknown	
B10. Significance: Theme: Residential architecture	Area Boyle Heights	

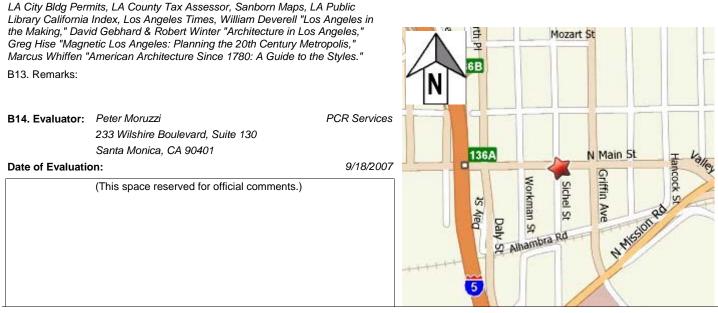
 Period of Significance:
 1905
 Property Type
 Residential
 Applicable Criteria
 N/A

 (Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope.
 Also address integrity.)

 Theme: Late 19th/Early 20th Century Residential Architecture, 1885-1910, Single Family Residences
 Single Family Residences

This property represents a good example of an intact dwelling from the first decade of the 20th century that remains on what became a busy commercial thoroughfare. Specifically, the building's triangular roof with hipped dormer, narrow clapboard siding, canted bay with wood framed fixed and double hung sash windows, and recessed corner entrance with round Doric columns supporting the porch roof are highly characteristic of the style. As a result, the building appears individually eligible for listing in the California Register under Criterion 1 for its associations with the broad patterns of Los Angeles history and under Criterion 3 for embodying the distinctive characteristics of the hipped roof vernacular cottage style (3CS CHRC Status Code). In addition, the property appears individually eligible for individual isting as a City of Los Angeles Historic Cultural Monument under similar criteria (5S3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) B12. References:



State of California – The Resources A DEPARTMENT OF PARKS AND REC			Primary HRI #					
PRIMARY RECORD	Other Listings		Trinomi NRHP S		3CS, 5S3			
	Review Code	Reviewe	r			Date		
Page 1 of 2	Resource Name or	#: (Assigned by re	order)	2916 N M	AIN ST			
P1. Other Identifier:	_							
P2. Location: Not for Public	ation 🗹 Unrestricted	ł	a. Cou	nty Los Ai	ngeles			
and (P2b and P2c or P2d. Attach	a Location Map as nee	cessary.)						
b. USGS 7.5' Quad	Date	Т;	R;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 2916	Ν	MAIN ST	City	Los Angeles	3	Zip	90031	
d. UTM: (Give more than one for l	arge and/or linear resou	urces) Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parc	el #, directions to resou	rce, elevation, etc.,	as appropr	iate)				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries)

This large, symmetrical, two-story fourplex is primarily influenced by the Craftsman style except for its highly unusual Mansard roof (centered by a star) that surmounts a large projecting front gabled bay. The north facing building features boxed eaves and a plain cornice at its roofline along with a carved bargeboard and triangular knee braces highlighting the front gable. A shallow flared wall separates the first and second stories above a belt course. Fenestration consists of a mixture of wood framed, double hung sash and fixed glazing with plain surrounds – along with several non-original sliders – on the second story façade. Punctuating the ground floor north elevation are Craftsman style tripartite windows that sandwich the recessed center porch with its four entrances. A pair of round tapered Doric posts supports the porch roof. Concrete paving fronts the house to the sidewalk. The dwelling exhibits a moderate to high level of integrity.

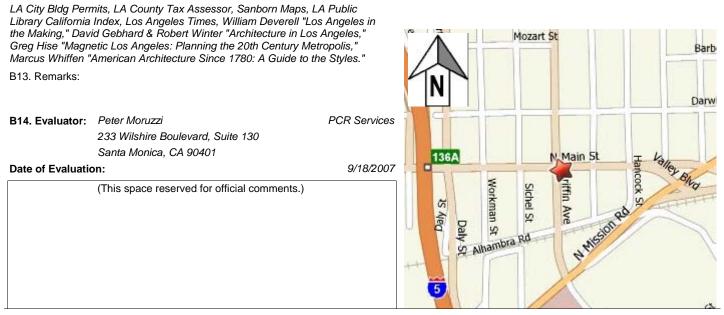
P3b. Resource Attributes: (List attributes and codes) HP8. Inc	dustrial Building
P4. Resources Present: ☑ Building □ Structure □ Object □ Site	e □ District □ Element of District □ Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) North elev, Ikg south, 9/2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1910, Tax Assessor
	P7. Owner Address: DESTITO, CONCEPCION ET AL TRS 902 S SYCAMORE AVE LOS ANGELES CA, CA 90036
	P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/18/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "no <i>None</i>	ne.")
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Sketch Map Archaeological Record Other: (List) Other: (List)	District Record Rock Art Record Record Linear Feature Record Artifact Record Milling Station Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NRHP Statu	s Code: 3CS, 5S3
R	esource Name or # (Assigned b)	y recorder) 2916 N MAIN ST	
B1. Historic Name:			
B2. Common Name			
B3. Original Use: Residential	B4. Presen	t Use: Residential	
B5. Architectural Style: Craftsma	n, Colonial Rev, French		
B6. Construction History: (Construction	ction date, alterations, and date of	alterations)	
Industrial structure constructed 1910.			
B7. Moved? ✓ No	nknown Date:	Original Location:	
B9a. Architect: Unknown		B9b. Builder: Unknown	
B10. Significance: Theme: Reside	ential architecture	Area Boyle Heights	
Period of Significance: 1910	Property Type	e Residential	Applicable Criteria N/A
(Discuss importance in terms of historic	cal or architectural context as defin	ed by theme, period, and geograp	hic scope. Also address integrity.)
Theme: Arts and Crafts Movemen	it; 1895-1918, Single-Family Re	esidences	

This property represents a good example of a multi-family dwelling from the first decade of the 20th century that remains on what became a busy commercial thoroughfare. In addition, the building's architectural style is an unusual amalgum of Craftsman, Colonial Revival, and French Mansard influences. As a result, the building appears individually eligible for listing in the California Register under Criterion 1 for its associations with the broad patterns of Los Angeles history and under Criterion 3 for its highly unusual melding of architectural styles from the first decade of the 20th century (3CS CHRC Status Code). In addition, the property appears individually eligible for listing as a City of Los Angeles Historic Cultural Monument under similar criteria (5S3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) B12. References:



State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD		Reviewer	Primary # HRI # Trinomial NRHP Status (Date	
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Public and (P2b and P2c or P2d. Attach			rder) 30 a. County	16 N MAIN ST Los Angeles		
 b. USGS 7.5' Quad c. Address: 3016 d. UTM: (Give more than one for e. Other Locational Data (e.g. Parce) 	Date N M arge and/or linear resources	T; R IAIN ST s) Zone	City Los A		ec ; Zip 90031 mN	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries)

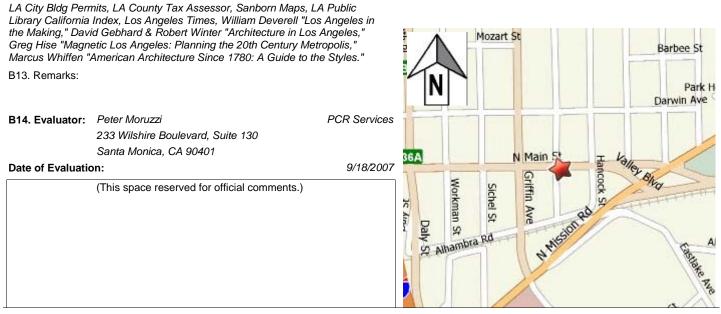
This pair of nearly identical one-story hipped roof vernacular cottages are typical of the style and type popular in the first decade of the twentieth century. Both are capped by bellcast roofs with boxed eaves, unadorned cornices, and low-pitched front-gabled porch roofs punctuated by vents. Narrow clapboard siding sheathes the exteriors. Each corner entry porch features low clapboard-sided railings, square posts, and a large fixed window with plain surrounds west of the primary entrance. A similar window is located east of each entry porch. Fenestration along secondary elevations consists of wood-framed, double-hung sash. A small front yard with grass and a tree surrounded by a chain link fence enhances the east dwelling in contrast with the west dwelling where bare dirt fronts the residence. Both buildings exhibit a moderate to high degree of integrity.

P3b. Resource Attril	butes: (List attrib	utes and codes)	HP8. Industrial Build	lding		
P4. Resources Pres	ent: 🗹 Building	g Structure Object	Site Dist	trict Element of	District Other (Isolates, etc	c.)
				(\ N P 1: P	5b Description of Photo: /iew, date, accession #) /orth elev, Ikg south, 9/2007 6. Date Constructed/Age and S Prehistoric I Historic 914, Tax Assessor 7. Owner Address:	Sources:
				18	ERGER,MURRAY TR 832 JOHNSTON ST OS ANGELES CA, CA 90031	
				(N P P 2.	8. Recorded by: Name, affiliation, and address) Peter Moruzzi PCR Services 33 Wilshire Boulevard, Suite 130 Panta Monica, CA 90401)
			and and a second se	Р	9. Date Recorded: 9/18/2007 10. Survey Type: (Describe) Intensive Level Survey	
P11. Report Citation	: (Cite survey re	eport and other sources, or	enter "none.")			
Attachments:	NONE Location Map Sketch Map Other: (List)	 Continuation Sheet Building, Structure, and Archaeological Record 	· · ·	 District Record Linear Feature R Milling Station Re 		

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 5S3
Resource Name or # (Assigned by	recorder) 3016 N MAIN ST
B1. Historic Name: B2. Common Name B3. Original Use: Residential B4. Present	Jse: Residential
B5. Architectural Style: Hipped roof vernacular cottage	
B6. Construction History: (Construction date, alterations, and date of al Constructed 1914. (Note: Although the permit for this address was not local Street was found and the information incorporated here).	
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: None B10. Significance: Theme: Residential architecture Period of Significance: 1914 Property Type (Discuss importance in terms of historical or architectural context as defined Theme: Arts and Crafts Movement; 1895-1918, Single-Family Residential	

This property represents a very good example of one of a pair of adjacent intact dwellings from the first decades of the 20th century that remains on what became a busy commercial thoroughfare. Specifically, the building's bellcast roof with boxed eaves, unadorned cornices, low-pitched front-gabled roof punctuated by vents, narrow clapboard siding, and wood-framed double-hung sash windows are highly characteristic of the style. As a result, the building appears individually eligible for listing in the California Register under Criterion 1 for its associations with the broad patterns of Los Angeles' history and under Criterion 3 for embodying the distinctive characteristics of the hipped roof vernacular cottage style (3CS CHRC Status Code). In addition, the property appears individually eligible for listing as a City of Los Angeles Historic Cultural Monument under similar criteria (5S3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) B12. References:



State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0 7	Reviewer	Primary # HRI # Trinomial NRHP Status		Date	
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Public and (P2b and P2c or P2d. Attach			order) 3 a. County	3018 N MAIN ST Los Angeles		
b. USGS 7.5' Quad c. Address: 3018 d. UTM: (Give more than one for e. Other Locational Data (e.g. Parc	Date N / large and/or linear resource	T ; R MAIN ST es) Zone	City Los ;	of 1/4 of Se s Angeles mE/	ec ; Zip 90031 mN	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries)

This pair of nearly identical one-story hipped roof vernacular cottages are typical of the style and type popular in the first decade of the twentieth century. Both are capped by bellcast roofs with boxed eaves, unadorned cornices, and low-pitched front-gabled porch roofs punctuated by vents. Narrow clapboard siding sheathes the exteriors. Each corner entry porch features low clapboard-sided railings, square posts, and a large fixed window with plain surrounds west of the primary entrance. A similar window is located east of each entry porch. Fenestration along secondary elevations consists of wood-framed, double-hung sash. A small front yard with grass and a tree surrounded by a chain link fence enhances the east dwelling in contrast with the west dwelling where bare dirt fronts the residence. Both buildings exhibit a moderate to high degree of integrity.

P3b. Resource At	tributes: (List attril	outes and codes)	HP8. Industrial Bu	uilding		
P4. Resources Pro	esent: 🗹 Buildin	g Structure Object	Site Di	strict Element o	f District Other (Isolates, etc	c.)
				(/ F	P5b Description of Photo: View, date, accession #) North elev, Ikg south, 9/2007 P6. Date Constructed/Age and S □ Prehistoric	Sources:
					P7. Owner Address: BERGER,MURRAY TR 1832 JOHNSTON ST .OS ANGELES CA, CA 90031	
					P8. Recorded by: Name, affiliation, and address) Peter Moruzzi PCR Services P33 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401)
· · · · · · · · · · · · · · · · · · ·				F	P9. Date Recorded: 9/18/2007 P10. Survey Type: (Describe) ntensive Level Survey	
P11. Report Citati None	ion: (Cite survey r	eport and other sources, or	enter "none.")			
Attachments:	NONE Location Map Sketch Map Other: (List)	 Continuation Sheet Building, Structure, and Archaeological Record 		 District Record Linear Feature F Milling Station R 		1

DPR 523B (1/95) PCR Services Corporation

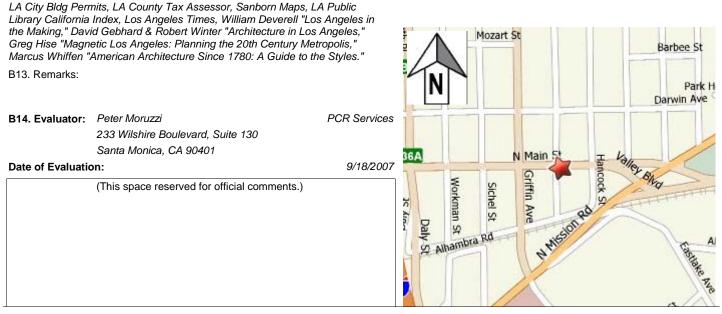
BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S3
Resource Name or # (Assigned	ed by recorder) 3018 N MAIN ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Residential B4. Pre	sent Use: Residential
B5. Architectural Style: Hipped roof vernacular cottage	
B6. Construction History: (Construction date, alterations, and date	e of alterations)
1914: Dwelling for owner Susan Weinel by W.L. Hill, contractor. No a	arch. Listed. Cost: \$938
B7. Moved? ✔ No Yes Unknown Date:	Original Location:
B8. Related Features:	
B9a. Architect: None	B9b. Builder: W.L. Hill
B10. Significance: Theme: Residential architecture	Area Boyle Heights
Period of Significance: 1914 Property 1	
(Discuss importance in terms of historical or architectural context as o	lefined by theme, period, and geographic scope. Also address integrity.)

Theme: Arts and Crafts Movement; 1895-1918, Single-Family Residences

This property represents a very good example of one of a pair of adjacent intact dwellings from the first decades of the 20th century that remains on what became a busy commercial thoroughfare. Specifically, the building's bellcast roof with boxed eaves, unadorned cornices, low-pitched front-gabled roof punctuated by vents, narrow clapboard siding, and wood-framed double-hung sash windows are highly characteristic of the style. As a result, the building appears individually eligible for listing in the California Register under Criterion 1 for its associations with the broad patterns of Los Angeles' history and under Criterion 3 for embodying the distinctive characteristics of the hipped roof vernacular cottage style (3CS CHRC Status Code). In addition, the property appears individually eligible for listing as a City of Los Angeles Historic Cultural Monument under similar criteria (5S3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) B12. References:



State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0, 1		Primary # HRI # Trinomial NRHP Status (Code 3CS, 5S3		
	Review Code	Reviewer			Date	
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Public and (P2b and P2c or P2d. Attach		0	rder) 30 a. County	024 N MAIN ST Los Angeles		
b. USGS 7.5' Quad c. Address: <i>3024</i> d. UTM: (Give more than one for l e. Other Locational Data (e.g. Parc	large and/or linear resource	,	City Los A		ec ; Zip mN	B.M. 90031

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Capped by a medium pitched, front-gabled roof this two-story Queen Anne style dwelling shares its parcel with a two-story commercial building of more recent construction. The north-facing residence features narrow clapboard siding, corner boards, and decorative carved bargeboards and a sunburst in the gable face. The square post supporting the projecting fishscale-shingled entry porch roof is not original. A canted bay east of the entrance contains wood-framed, double hung sash windows. The adjacent commercial building is situated mere inches from the house along the dwelling's east elevation. Sheathed in clapboard siding, the commercial building features a low-pitched gabled roof with a false front parapet, non-original sliders, and what appears to be a mostly original storefront hidden behind metal security bars. An exterior wooden staircase rises along the building's west elevation. An immature tree is the only landscaping element visible in the dwelling's front yard. Together the buildings exhibit a moderate degree of physical and historical integrity.

P3b. Resource Attributes: (List attributes and codes)	HP8. Industrial Building HP 2. Single family property
P4. Resources Present: ✓ Building Structure Object	Site District Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) North & west elevs, Ikg SE, 9/2007 P6. Date Constructed/Age and Sources: Prehistoric P1 Historic Both 1895, 1911 Tax assr, Bldg permits P7. Owner Address: BERGER, MURRAY TR 1832 JOHNSTON ST LOS ANGELES CA, CA 90031 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/18/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or e <i>None</i>	nter "none.")
Attachments: NONE Continuation Sheet Location Map Multiple Building, Structure, and Sketch Map Archaeological Record Other: (List) Other:	District Record Rock Art Record Object Record Linear Feature Record Artifact Record Milling Station Record Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3CS, 5S3
Resource Name or # (Ass	signed by recorder) 3024 N MAIN ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Residential B4.	Present Use: Residential, commercial
B5. Architectural Style: Queen Anne/Vernacular Commercia	al
B6. Construction History: (Construction date, alterations, and	date of alterations)
Residence constructed in 1895. 1911: Two-story store and residence erected for owner Ira Pherso	on by T.C. Young, builder. No architect listed. Cost: not listed.
B7. Moved? ✓ No Yes Unknown Date: B8. Related Features:	Original Location:
Bo. Related Features.	
B9a. Architect: None	B9b. Builder: T.C. Young
B10. Significance: Theme: Residential architecture	Area Boyle Heights
Period of Significance: c. 1890s Proper	rty Type Residential Applicable Criteria N/A
(Discuss importance in terms of historical or architectural context a	as defined by theme, period, and geographic scope. Also address integrity.)

Theme: Late 19th/Early 20th Century Residential Architecture, 1885-1910, Single Family Residences

This property represents a good example of an intact Queen Anne style dwelling to which was added a commercial building at a later date. This was once a common solution to adding retail space to a property located on a busy commercial thoroughfare such as North Main Street. Specifically, the older residential building's front-gabled roof, narrow clapboard siding, corner boards, decorative carved bargeboards, sunburst in the gable face, fishscale-shingled entry porch roof, canted bay and wood-framed, double hung sash windows are highly characteristic of the Queen Anne style. In addition, the adjacent commercial building's clapboard siding, low-pitched gabled roof with a false front parapet are typical of the commercial vernacular style. As a result, the building appears individually eligible for listing in the California Register under Criterion 1 for its associations with the broad patterns of Los Angeles history and under Criterion 3 for embodying the distinctive characteristics of the Queen Anne style and the vernacular commercial style (3CS CHRC Status Code). In addition, the property appears individually eligible for listing as a City of Los Angeles Historic Cultural Monument under similar criteria (5S3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) HP8. Industrial Building HP 2. Single family property **B12. References:** LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Mozart St Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Barbee St Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles." B13. Remarks: Park He Darwin Ave PCR Services B14. Evaluator: Peter Moruzzi 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 Valley Blud 6A N Main 5 lancock 9/18/2007 Date of Evaluation: Griffin Workman (This space reserved for official comments.) Sichel St N Mission Rd 5 Ave Daly 57 Rd Alhambra S

DPR 523B (1/95) PCR Services Corporation

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0 7	Reviewer	Primary # HRI # Trinomial NRHP Status Code	3CS, 5S3	nte		_
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Public and (P2b and P2c or P2d. Attach			,	MAIN ST Ingeles			
 b. USGS 7.5' Quad c. Address: 3108 d. UTM: (Give more than one for e. Other Locational Data (e.g. Parce) 	large and/or linear resourc	,	City Los Angele ;	1/4 of Sec s mE/	; Zip mN	90031	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries)

This pair of turn-of-the-twentieth-century dwellings sharing the same parcel represents examples of both the turn-of-the-twentiethcentury vernacular style (in the one-story cottage) and American Foursquare style (in the two-story residence). Capping the onestory cottage is a front gabled roof with boxed eaves and a shallow shed roof that fronts the primary (north) elevation. The modest dwelling is sheathed in narrow clapboard siding and fish scale shingles (in the gable face). Fenestration consists of a mix of woodframed, fixed and double-hung sash windows with plain surrounds. A shallow bay window centered by a large window with diamond paned upper lights is east of the recessed corner entry porch. Concrete steps lead to the porch area, its roof supported by a turned corner post.

The two-story American Foursquare style residence is capped by a bellcast roof with boxed eaves. Narrow clapboard siding sheathes the building's exteriors. Its primary (north) elevation is characterized by a canted bay east of the recessed entrance area, the latter of which is sheltered by a projecting porch roof that forms the base of a second story balcony directly above. (Continued on page 3)

P3b. Resource Attribut	es: (List attribut	tes and codes)	HP8. Industrial Bu	iilding				
P4. Resources Present	: 🗹 Building	Structure Object	Site Di	strict Element	of District	Other ((Isolates, etc	;.)
		AL			P5b Descrip (View, date, <i>North elev, I</i> P6. Date Co Prehi 1910, Tax A	accessior Ikg SW, 9/ onstructed	ו #) 2007	Sources:
					P7. Owner GONZALEZ 3366 PEPI LOS ANGEI	,GUILLEF PER AVE		
					P8. Record (Name, affili Peter Moruz PCR Service 233 Wilshire Santa Monio	iation, and zzi es e Boulevar	rd, Suite 130	I
					P9. Date Re P10. Survey Intensive Le	у Туре:	(Describe)	
P11. Report Citation: None	(Cite survey rep	ort and other sources, or e	enter "none.")					
		 Continuation Sheet Building, Structure, and Archaeological Record 	Object Record	 District Record Linear Feature Milling Station 	Record	Artifact	rt Record Record raph Record	

DPR 523B (1/95) PCR Services Corporation

Other: (List)

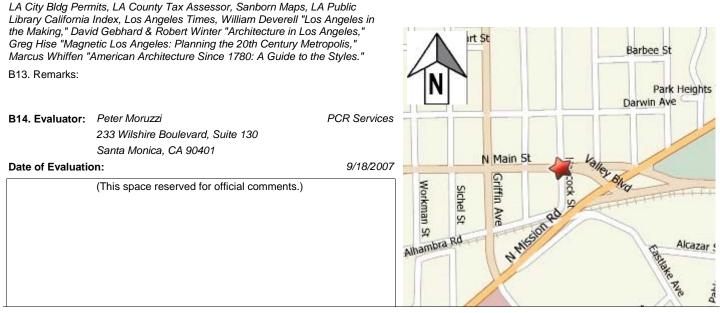
BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3CS, 5S3
Resource Name or # (As	ssigned by recorder) 3108 N MAIN ST
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Residential B4	4. Present Use: Residential
B5. Architectural Style: Amer. Foursquare, Frnt gable verr	nacular cottage
B6. Construction History: (Construction date, alterations, and	d date of alterations)
Constructed in 1910.	
B7. Moved? 🔽 No 🗌 Yes 🗌 Unknown Date:	Original Location:
B8. Related Features:	
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: Residential architecture	Area Boyle Heights

Period of Significance:1910Property TypeResidentialApplicable CriteriaN/A(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope.Also address integrity.)1.Late 19th/Early 20th Century Residential Architecture, 1885-1910, Single Family Residences

This property represents a good example of an intact pair of dwellings from the first decade of the 20th century that remain on what became a busy commercial thoroughfare. These houses represent very good, highly representative examples of the turn-ofthe-twentieth-century vernacular style and the American Foursquare style with the characteristic features noted on the primary record. As a result, the building appears individually eligible for listing in the California Register under Criterion 1 for its associations with the broad patterns of Los Angeles history and under Criterion 3 for embodying the distinctive characteristics of the American Foursquare styles. In addition, the property appears individually eligible for listing as a City of Los Angeles Historic Cultural Monument under similar criteria.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:



State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET	Primary # HRI # Trinomial	
Page 142 of Resource Nam	e or # (Assigned by recorder) 3108 /	MAIN ST
Recorded by Peter Moruzzi	Date	9/18/2007 Continuation Update

P3 Description (Continued)

Supporting both the porch and balcony roofs are round Doric posts. Fenestration consists primarily of wood framed. double hung sash with plain surrounds. Minimal landscaping and paved parking areas surround the dwellings, which exhibit a moderate to high level of integrity.

B10 Significance (Continued)

2. Residences Associated with Railroad. Horsecar. and Cable Car Suburbs. 1873-1912

3108 Main Street is significant for its association with the earliest Boyle Heights residential developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it is one of the oldest extant residences in the survey area.

Often, the early suburbs were aided by a local or interurban train line that connected the subdivison to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

3. American Foursquare

3108 Main Street is significant for its association with the architectural styles and culture of late 19th/early 20th century residential architecture. It represents the influence of the Arts and Crafts Movement on the architects, designers, and builders working in the survey area during the first few decades of the twentieth century. Furthermore, it represents the identity and values of the occupants.

The American Foursquare style, like other Arts and Crafts influenced architecture, developed as a less decorative housing alternative to the Victorian styles popular in the late nineteenth century. The American Foursquare residences were constructed with wood or brick exteriors and could be ordered through house catalogs including Sears and Aladdin, Like the Craftsman, American Foursquares were constructed through the 1930s. Character-defining features of the American Foursquare include one to two stories, square plan, hipped roof with a center dormer, a covered front porch and entranceway supported with boxed columns or colonettes, and wood or brick exterior surfaces. There are several extant American Foursquare residences in the survey area.

DEPARTMENT OF PARKS AND RECREATION			Primary # HRI #					
PRIMARY RECORD Other Listings			Trinomial NRHP Status Code 2S2					
	Review Code	Reviewer			Da	te		_
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Public: and (P2b and P2c or P2d. Attach		0	der) a. Coun		ICHIGAN Avenue Angeles	9		
b. USGS 7.5' Quad	Date	T;R	;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 2423	MICHI	GAN Avenue	City	Los Angele	s	Zip	90033	
d. UTM: (Give more than one for I	arge and/or linear resources)	Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parc	el #, directions to resource, ele	evation, etc., as	appropria	ate)				
Oriented with the primary (south) e	levation facing south. Located	on the north si	de of Mich	igan Avenue	9.			

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story; rectangular plan; hipped roof cottage single-family residence; cross gable-on-hip with a rear side-gable roof; wood clapboard siding; wood-frame roof; wood-frame structure; rounded wood shingles on front gable fascia; steeply pitched eaves; recessed front porch with wood colonettes; metal bar security door (altered); double-hung windows.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:	Building		ct Site	District Elem	ent of District Other (Isolates, etc.)
					P5b Description of Photo: (View, date, accession #) West Elevation, Lkg NE, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric ☑ Historic □ Both 1895/1896*
					P7. Owner Address: CARRILLO,REBECCA D AND 2423 MICHIGAN AVE LOS ANGELES CA, CA 90033
			HU		P8. Recorded by: (Name, affiliation, and address) <i>Jon Wilson</i> <i>PCR Services</i> <i>233 Wilshire Boulevard, Suite 130</i> <i>Santa Monica, CA 90401</i>
					P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (C	ite survey rep	ort and other sources, c	or enter "none.")		
Attachments: NON	_	Continuation Sheet	and Object Read	District Rec	cord Rock Art Record

Location Map Sketch Map

Other: (List)

Building, Structure, and Object Record Archaeological Record

Linear Feature Record Milling Station Record

Artifact Record Photograph Record

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3 Resource Name or # (Assigned by B1, Historic Name:	NRHP Status Code: 2S2 recorder) 2423 MICHIGAN Avenue
B2. Common Name B3. Original Use: Residential B4. Present B5. Architectural Style: Hipped Roof Cottage	Use: Residential
B6. Construction History: (Construction date, alterations, and date of a 1895: Residence constructed.	Iterations)
B7. Moved? ✓ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown B10. Significance: Theme: See Below	B9b. Builder: <i>Unknown</i> Area
Period of Significance: 1873-1912 Property Type (Discuss importance in terms of historical or architectural context as define Theme: House and Yard	Residential Applicable Criteria A, C d by theme, period, and geographic scope. Also address integrity.)
Residences Associated with Railroad, Horsecar, and Cable Car S	Suburbs, 1873-1912
2423 Michigan Avenue is significant for its association with the ea triggered by the construction of public railcars that connected Boy transportation technology on the growth patterns of Los Angeles.	le Heights to downtown. It represents the impact of
Often, the early suburbs were aided by a local or interurban train residential development in Boyle Heights was sparked by the hors Heights to downtown Los Angeles. Although the early horsecar the Boyle Heights to downtown, it appears population growth and dev Cable Railway" which invested \$1,000,000 in 1889 for new tracks Streets in Boyle Heights.	secar, cable car, and later the electric car connecting Boyle at ran along 1st Street was the first public railcar to connect relopment in Boyle Heights was triggered by the "Los Angeles
B11. Additional Resource Attributes: (List attributes and codes) B12. References:	
LA County Building Permits, Los Angeles Times, Sanborn Maps	
B13. Remarks:	N

B14. Evaluator:Jon Wilson233 Wilshire Boulevard, Suite 130Santa Monica, CA 90401

Date of Evaluation:

9/1/2007

PCR Services

(This space reserved for official comments.)

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		HRI #	Primary # HRI # Trinomial			
Page 143 of	Resource Name or #	(Assigned by recorder) 24	423 MICHIGAN Avenue			
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update			

B10 Significance (Continued)

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0,		Primary # HRI # Trinomial NRHP Status Code	3CS, 5S3		
	Review Code	Reviewer		C	Date	
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Public and (P2b and P2c or P2d. Attach			rder) 161 N Mis a. County Los An			
b. USGS 7.5' Quad c. Address: <i>161</i> d. UTM: (Give more than one for e. Other Locational Data (e.g. Parc	large and/or linear resource	,	City Los Angeles	1/4 of Sec mE/	; Zip 90 mN	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Rectangular in plan and capped by a flat roof with stepped parapet, this two-story utilitarian office and residential building is of red brick running bond masonry construction. Square window openings with header bond sills on the primary (east) elevation contain pairs of four-over-four, wood-frame, double-hung sash. Fenestration along secondary elevations consists of segmental arched openings filled with sills and window groupings similar to the building's primary façade. Unadorned brick pilasters on the north and south ends of the façade flank decorative masonry corbels below the parapet. Several steps lead to the recessed round arched entrance opening that centers the symmetrical building. Other than alterations to the parapet's coping, seismic bolting, and the boarding up of one of the ground floor windows the building appears to exhibit a moderate to high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial Building P4. Resources Present: ✓ Building Structure Object Site Di	<i>HP 3. Multiple family property</i> strict Element of District Other (Isolates, etc.)
F1. Report Citation:(Cite survey report and other sources, or enter "none.")	 P5b Description of Photo: (View, date, accession #) East and south elevs, lkg NW, 9/2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1921, Tax Assessor P7. Owner Address: CHYLINSKI, RICHARD J CO TR 1550 E PUENTE AVE WEST COVINA CA, CA 91791 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/14/2007 P10. Survey Type: (Describe) Intensive Level Survey
None	
Attachments: NONE Continuation Sheet Location Map Building, Structure, and Object Record Sketch Map Archaeological Record	 District Record Linear Feature Record Milling Station Record Photograph Record

Other: (List)

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 3CS, 5S3
Resource Name or # (Assigned by B1. Historic Name: B2. Common Name	recorder) 161 N MISSION RD
B3. Original Use:Commercial, residentialB4. PresentB5. Architectural Style:Utilitarian	
B6. Construction History: (Construction date, alterations, and date of al <i>Industrial structure constructed 1921.</i>	terations)
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: Commercial architecture Period of Significance: 1921 Property Type (Discuss importance in terms of historical or architectural context as defined Theme: Transportation Improvements and industrial Growth in Body	

This is an excellent example of a two-story, unreinforced brick masonry industrial building that has managed to retain its parapet and original fenestration. Only one of its window openings has been altered. In addition, its association with the railroad makes this property highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." As a result, the property appears individually eligible for listing in the California Register under Criteria 1 and 3 through survey evaluation for its association with the economic development of Los Angeles, and for embodying the distinctive characteristics of a utilitarian commercial style building in Boyle Heights (3CS CHRC Status Code). In addition, the property appears individually eligible for local listing as a City of Los Angeles Historic Cultural Monument for exemplifying the broad economic history of the City and for embodying distinguishing architectural characteristics of a utilitarian commercial style building (5S3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

HP8. Industrial Building

HP 3. Multiple family property

Library California the Making," Dav Greg Hise "Magn	nits, LA County Tax Assessor, Sanborn Maps, L Index, Los Angeles Times, William Deverell "Lo id Gebhard & Robert Winter "Architecture in Los etic Los Angeles: Planning the 20th Century Me American Architecture Since 1780: A Guide to th	s Angeles in Angeles," tropolis,"	N	The standing of the standing o
B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130	PCR Services	Temple St	
	Santa Monica, CA 90401		$\int \int t$	
Date of Evaluation	on:	9/14/2007	Trib 1 1	
	(This space reserved for official comments.)		st St E Ist St	Via Las Vegas Via Las Vegas E 1st St Via Las Vegas Via

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC PRIMARY RECORD	REATION		Primary # HRI # Trinomial NRHP Status	• Code 3S, 3CS, 5S	33	
	Other Listings Review Code	Reviewer			Date	
Page 1 of 2 Resource Name or #: (Assigned by recorder) 238 S MISSION RD P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) Image: Count of the second s						
b. USGS 7.5' Quad c. Address: 238 d. UTM: (Give more than one for I e. Other Locational Data (e.g. Parce	o ,	I RD Zone	City Los ;		c ; Zip mN	B.M. 90033

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This large industrial building is of brick masonry construction and capped by a wood truss roof with parapet. Fenestration consists primarily of steel-framed, multi-pane casements. Its architectural style is blend of Art Deco and Moderne elements. In this design verticality is emphasized by the use of pilasters located between windows and flanking the main entrance, and the subtly tiered parapet crowning the entrance area. In addition, the stack bond patterned masonry that centers each pilaster contrasts with the Flemish bond pattern of the remainder of the façade to further highlight verticality. Other than the non-original metal security gate and metal awning at the entrance, the building appears to be well maintained with a very high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial Building	·
P4. Resources Present: ✓ Building Structure Object Site District	t Element of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) <i>West elev, lkg east, 9/2007</i> P6. Date Constructed/Age and Sources: □ Prehistoric ✔ Historic □ Both 1937, Building permit
Velo Import, Inc. Trans- activation www.inc.execution. 2005. mission inc.	P7. Owner Address: ROSEN,RONALD D TR ET AL 717 N HILLCREST RD BEVERLY HILLS CA, CA 90210
	P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 11/14/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") <i>None</i>	
Location Map 🗹 Building, Structure, and Object Record	District RecordRock Art RecordLinear Feature RecordArtifact RecordMilling Station RecordPhotograph Record

1913-1945; Related Responses to the Modern Age.

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3				NRHP Statu	s Code:	3S, 3CS,	5S3	
	Resource Name or #	(Assigned by	recorder)	238 S MISSION RE)			
B1. Historic Name:								
B2. Common Name Velo Imp	port, Inc.							
B3. Original Use:		B4. Present	Use:					
B5. Architectural Style:	Art Deco, Moderne							
B6. Construction History:	(Construction date, alteration	s, and date of al	terations)					
Warehouse constructed 1937 \$50000 cost.				0 1 0				
1967: New conveyor bridge in Sayler, contractor Junior Stee	3 3 1	gs for owner Cal	lifornia Nut	and Bolt Co., archited	t Faxon Gru	uys and Sa	ıyler, engir	าeer FA
Plans included								
B7. Moved? 🗸 No 🗌 Y	es 🗌 Unknown 🛛 Date:		Original I	_ocation:				
B8. Related Features:								
B9a. Architect: Hank Gogert	•			ler: NV McNeil Co.				
B10. Significance: Theme:	Industrial architecture		Area B	oyle Heights				
Period of Significance:	1913-1945 I	Property Type	Industria	I	Applicable	e Criteria	А, С	
(Discuss importance in terms	of historical or architectural co	ontext as define	d by theme	e, period, and geograp	hic scope.	Also addre	ess integrit	y.)
	gs and Complexes into the ts erected between 1913-	,		, ,		,		

As an excellent example of an industrial building of brick masonry construction that includes elements of the Art Deco and Moderne styles in its design and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." Erected in the 1920s, the building exhibits a high degree of physical integrity. It is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1924-1958 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. It is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles.

B11. Additional Resource Attributes: (List attributes and codes) HP8. Industrial Building **B12. References:** LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Claren Via Las Vegas Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," St Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles." E 1st St B13. Remarks: > Atchison, Topeka & S PCR Services B14. Evaluator: Peter Moruzzi 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 Union Pacific Date of Evaluation: 11/14/2007 Boyd St Clarence Gless (This space reserved for official comments.) Artemus St E 4th St th s agle St E 4th St rn) 4m P E 5th St E 5th S

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECH				Primary HRI #	#				
PRIMARY RECORD	Other Listings			Trinomia NRHP St		3S, 3CS, 5S3			
	Review Code	R	eviewer			D	ate		
Page 1 of 2	Resource Name	or #: (Assigned	d by reco	rder)	300 S MI	SSION RD			
P1. Other Identifier:									
P2. Location: Not for Publica	tion 🗹 Unrestric	ted		a. Coun	ty Los Ar	ngeles			
and (P2b and P2c or P2d. Attach a	a Location Map as	necessary.)							
b. USGS 7.5' Quad	Date	т	; R	;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 300	S	MISSION RD		City	Los Angeles		Zip	90033	
d. UTM: (Give more than one for la	arge and/or linear re	sources) Zo	ne		;	mE/	mN		
e. Other Locational Data (e.g. Parce	I #, directions to res	ource, elevatio	n, etc., a	s appropria	ate)				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This large, two-story industrial building is rectangular in plan and capped by a wood truss roof with parapet. Of brick masonry construction, the Mediterranean Revival-influenced structure features steel-framed, multi-pane casement windows along its primary (west) elevation. The slightly projecting full-height center bay with its concrete surface is punctuated by the main entrance, rectangular and segmental arched slit windows, a deeply recessed second story center window embellished with corbels, and a modest cornice and frieze. The entrance opening and its pediment are Mediterranean Revival in design although the former has since been covered with metal security bars and metal screens. Larger first floor openings north and south of the center bay are for freight handling. Despite the noted alterations and the attachment of metal awnings above several second story windows, the building exhibits a moderate to high level of physical integrity.

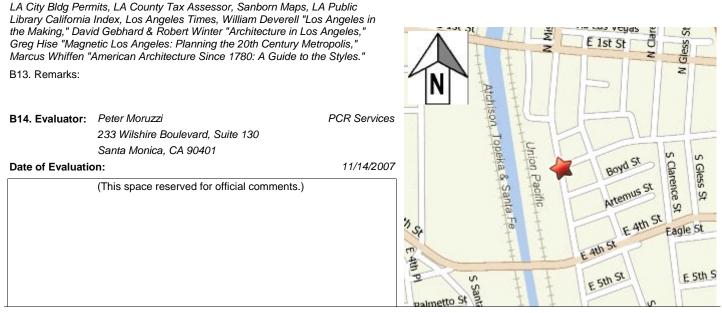
	Attributes: (List attri			
P4. Resources	Present: 🗹 Buildir	ng Structure Object Site	District Element	of District Other (Isolates, etc.)
				P5b Description of Photo: (View, date, accession #) West elev, Ikg SE, 9/14/07 P6. Date Constructed/Age and Sources: □ Prehistoric ☑ Historic □ Both 1926, Tax Assessor
Managan P.				P7. Owner Address: DANIELS FAMILY PARTNERSHIP 2177 GUTHRIE DR LOS ANGELES CA, CA 90034
				P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
			è -	P9. Date Recorded: 11/14/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Cita	ation: (Cite survey	report and other sources, or enter "none.")		
Attachments:	 NONE Location Map Sketch Map Other: (List) 	 Continuation Sheet Building, Structure, and Object Recor Archaeological Record 	District Record	Record Artifact Record
DPR 523B (1/95) PCF	R Services Corporation			

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3S, 3CS, 5S3
Resource Name or # (Assigned b	y recorder) 300 S MISSION RD
B1. Historic Name:	
B2. Common Name Peerless Wiping Cloths	
B3. Original Use: Industrial B4. Preser	nt Use: Industrial
B5. Architectural Style: Mediterranean Revival influenced	
 B6. Construction History: (Construction date, alterations, and date of <i>Constructed in 1926.</i> B7. Moved? ✓ No Yes Unknown Date: 	alterations) Original Location:
B8. Related Features:	
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: Industrial architecture	Area Boyle Heights
Period of Significance: 1924-1958 Property Typ	e Industrial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as defined the terms of the terms of the terms and industrial Growth in Experiments and industrial Growth in Experiments and the terms of ter	

As an excellent example of a vernacular industrial building of brick masonry construction that includes elements of the Mediterranean Revival style in its design and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." It is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1924-1958 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. It is representative of the industrial architecture and urban history of the middle decades of the 20th century in Los Angeles.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:



State of California – The Resources A DEPARTMENT OF PARKS AND REC	0, 1		Primary # HRI #				
PRIMARY RECORD	Other Listings		Trinomial NRHP Status Code	3S, 3CS, 5S3			
	Review Code	Reviewer		D	ate		_
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Public and (P2b and P2c or P2d. Attach			···, ····	IISSION RD Angeles			
b. USGS 7.5' Quad c. Address: 356 d. UTM: (Give more than one for l e. Other Locational Data (e.g. Parc		I RD Zone	City Los Angele ;	1/4 of Sec	; Zip mN	90033	В.М.

Photograph Record

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This one- and two-story classically-influenced industrial building is of reinforced concrete construction and capped by a wood truss roof with parapet. The building's recessed steel-framed, multi-pane windows are fronted by non-original metal security bars and metal screens. Classical detailing includes stylized Doric pilasters and a prominent cornice. The building's clipped corner emphasizes its deeply recessed entrance area currently fronted by a chain link gate. Above and below the large second story corner window are recessed rectangular panels that once contained building signage. The ground floor window opening immediately north of the main entrance has been infilled with concrete blocks. Despite the noted alterations, the building exhibits a high level of physical integrity

P3b. Resource Attributes: (List a P4. Resources Present: ✓ But	attributes and codes) ilding Structure Object	HP8. Industrial Building	Element of District	Other (Isolates, etc.)
			(View, data West & so P6. Date C Prei 1926, Buik P7. Owner THREE 56 356 S MIS LOS ANGO P8. Recor (Name, aff Peter More PCR Servi 233 Wilshi Santa Mor P9. Date F P10. Surve	ELES CA, CA 90033 ded by: iliation, and address) uzzi ices ire Boulevard, Suite 130 hica, CA 90401 Recorded: 9/14/2007
P11. Report Citation: (Cite surv	rey report and other sources, or	enter "none.")		
Attachments: NONE	 ☐ Continuation Sheet ap		District Record Linear Feature Record	Rock Art Record Artifact Record

Milling Station Record

Sketch Map

Other: (List)

Archaeological Record

State of California – The Resources Agency	
DEPARTMENT OF PARKS AND RECREATION	

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3						NRHP Stat	us Code:	3S, 3CS,	223
		Resource Name or	# (Assigned by	recorder)	356 S	S MISSION R	2D		
B1. Historic Name:	Southwest Li	thograph Company							
B2. Common Name									
B3. Original Use:	Industrial		B4. Present	Use: Inc	dustrial				
B5. Architectural St	yle: Neod	classical Influences							
B6. Construction H	istory: (Con	struction date, alteratior	ns, and date of a	Iterations)					
Printing plant constru	ucted 1926 for	owner/contractor South	west Lithograph	Company,	, archite	ect Perry Clar	k of San Fra	nsisco Calif	., \$21520 cost.
B7. Moved? V B8. Related Feature		Unknown Date:		Original I	Locatio	n:			
	2 S :			-		n: outhwest Litho	ograph Co.		
B8. Related Feature	es: ry Clark of Sa			-	der: So	outhwest Lithe	ograph Co.		
B8. Related Feature B9a. Architect: Per	es: ry Clark of Sa Theme: In	n Fransisco Calif.	Property Type	B9b. Build	der: So oyle He	outhwest Lithe	0,	le Criteria	А, С
B8. Related Feature B9a. Architect: Per B10. Significance: T Period of Sign	ry Clark of Sa Theme: In ificance: 1	n Fransisco Calif. dustrial architecture		B9b. Build Area Bo Industria	der: So oyle He	outhwest Lithe	Applicabl		<i>.</i>
B8. Related Feature B9a. Architect: Per B10. Significance: Period of Signi (Discuss importance Theme: Industrial	ry Clark of Sa Theme: In ificance: 1 in terms of his Buildings ar	n Fransisco Calif. dustrial architecture 913-1945	context as define e Modern Era,	B9b. Build Area Bo Industria d by theme 1913-194	der: So oyle He d e, perioc 5, Arch	outhwest Litho ights d, and geogra nitecturally L	Applicabl aphic scope. Distinctive E	Also addre Examples o	ss integrity.) of Industrial

As an excellent example of a classically influenced reinforced concrete industrial building exhibiting a high degree of integrity and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." It is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1924-1958 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

HP8. Industrial Building

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," tenison Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles." B13. Remarks: Торека Union Pacific Boyd St ŝ ; Clarence St Gless B14. Evaluator: Peter Moruzzi PCR Services Artemus 233 Wilshire Boulevard, Suite 130 52 Santa Monica, CA 90401 E 4th St 9/14/2007 Date of Evaluation: Eagle St E 4th St (This space reserved for official comments.) E 5th St E 5th St 2 S Santa Palmetto St Anderson TE Mateo Ne E 6th St 5 5 Inez St

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD			Primary # HRI # Trinomial NRHP Statu	u s Code 3CS, 5S3		
	Review Code	_ Reviewer			Date	
Page 1 of 2 P1. Other Identifier: P2. Location: Ot for Public and (P2b and P2c or P2d. Attach		0	rder) a. County	1143 N MISSION RD Los Angeles)	
b. USGS 7.5' Quad c. Address: <i>1143</i> d. UTM: (Give more than one for e. Other Locational Data (e.g. Parc	N MISSIO large and/or linear resources)	Zone	City Lo	os Angeles ; mE/	,	B.M. 033

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Capped by a flat roof with a slightly stepped parapet this three story mixed commercial and residential building is of brick masonry construction and is utilitarian commercial in style. Second and third story fenestration on the primary (east) elevation consists of deeply recessed openings framed by light colored brick surrounds and filled with aluminum sliders. Slightly recessed rectangular panels decorate the space between second and third story windows on this elevation. A stringcourse is visible above the ground floor façade. Secondary elevations feature narrow, recessed segmental arched windows. The building's storefronts and entrance areas have been substantially altered, however, a classically-inspired entablature crowns the wide center entrance leading to the upper stories. A wrought iron fire escape is located near the south end of the east facing building. Due to the window replacements and storefront alterations the property exhibits a moderate level of physical integrity.

P3b. Resource Attributes: (List attributes and codes)	HP8. Industrial E	Building	ng HP 3. Multiple family proj				
P4. Resources Present: Building Structure Obje	ect Site D	District Element of	f District	Other (Isolates, etc.)			
		(() S P 1 P B 4 4 L P (() () () F F 2 S S P P	 Pate Cons Prehisto 926, Tax Asse 7. Owner Add 8ARTON,RALH 924 HATFIE OS ANGELES 78. Recorded Name, affiliation Peter Moruzzi PCR Services 93 Wilshire Bosonta Monica, 	cession #) t elevs, Ikg NW, 9/2007 tructed/Age and Sources: tric I Historic Both essor dress: PH T AND HELENE D S CA, CA 90032 by: on, and address) oulevard, Suite 130 CA 90401 rded: 9/27/2008 ype: (Describe)			
P11. Report Citation: (Cite survey report and other sources, <i>None</i>	or enter "none.")						
Attachments: NONE Continuation Sheet Location Map Sketch Map Other: (List)	•	 District Record Linear Feature R Milling Station Re 	Record	Rock Art Record Artifact Record Photograph Record			

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 3CS, 5S3
Resource Name or # (Assigned by	recorder) 1143 N MISSION RD
B1. Historic Name: Paragon Apartments B2. Common Name Paragon Apartments	
B3. Original Use: Commercial, residential B4. Present	Jse: Commercial, residential
B5. Architectural Style: Utilitarian commercial	
B6. Construction History: (Construction date, alterations, and date of al <i>Constructed in 1926.</i>	terations)
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown B10. Significance: Theme: Residential architecture Period of Significance: 1926 Property Type (Discuss importance in terms of historical or architectural context as defined Theme: Commercial Development Related to Street Railway Trans	

This property represents a very good example of a utilitarian mixed-use building of brick masonry construction in this part of the Boyle Heights area of Los Angeles. Although the windows have been replaced with aluminum sliders and the storefronts altered, the building nonetheless appears individually eligible for listing in the California Register under Criteria 1 and 3 through survey evaluation for its association with the economic development of Los Angeles, and for embodying the distinctive characteristics of the utilitarian commercial style as applied to mixed-use building in Boyle Heights (3CS CHRC Status Code). In addition, the property appears individually eligible for local listing as a City of Los Angeles Historic Cultural Monument for exemplifying the broad economic history of the City and for embodying distinguishing architectural characteristics of a utilitarian commercial style building (5S3 CHRC Status Code).

HP8. Industrial Building

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi
	233 Wilshire Boulevard, Suite 130
	Santa Monica, CA 90401

Date of Evaluation:

(This space reserved for official comments.)



HP 3. Multiple family property

State of California – The Resources A DEPARTMENT OF PARKS AND REC			Primary # HRI #				
PRIMARY RECORD	Other Listings		Trinomial NRHP Status Code	3S, 3CS, 5S3			
	Review Code	Reviewer		Da	te		
Page 1 of 3 P1. Other Identifier:	Resource Name or #: (Ass	igned by reco		MYERS ST			
P2. Location: I Not for Public and (P2b and P2c or P2d. Attach		y.)	a. County Los	Angeles			
b. USGS 7.5' Quad	Date T	; R	; 1/4 of	1/4 of Sec	;		B.M.
c. Address: 250	N MYERS	S ST	City Los Angel	es	Zip	90033	
d. UTM: (Give more than one for e. Other Locational Data (e.g. Parc	0		; s appropriate)	mE/	mN		

Photograph Record

Milling Station Record

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This large building consisting of attached warehouses that forms a single property was constructed at different time periods beginning in 1916. The one- and two-story vernacular, utilitarian structure is rectangular in plan with each portion of the raised building capped by a medium-pitched side gabled wood truss roof. Wood frame construction with horizontal board cladding abuts the red brick masonry portions of the building. Large delivery bays face west towards the Los Angeles River and railroad spurs parallel the elongated structure. Although alterations have occurred to the delivery doors and some of the windows, the building continues to retain a high level of physical and historical integrity.

P3b. Resource A	Attributes: (List attrib	outes and codes)	HP8. Industi	rial Building			
P4. Resources P	Present: 🗹 Buildin	g Structure Object	Site	District	Element of District	Other (Isolates, etc	:.)
4					(View, dat <i>West elev</i> P6. Date (□ Pre	ription of Photo: e, accession #) <i>, lkg East, 9/14/07</i> Constructed/Age and S historic I Historic <i>: Assessor</i>	Sources:
					WALKER 237 N Mi	r Address: FOODS INC SSION RD ELES CA, CA 90033	
					Peter Mon PCR Serv 233 Wilsh	filiation, and address) uzzi rices ire Boulevard, Suite 130	,
					P9. Date F P10. Surv	nica, CA 90401 Recorded: 9/14/2007 rey Type: (Describe) Level Survey	
P11. Report Cita	tion: (Cite survey r	eport and other sources, or	enter "none.")			
Attachments:	NONE Location Map	 Continuation Sheet Building, Structure, and 	d Object Rec		trict Record ear Feature Record	 Rock Art Record Artifact Record 	

Sketch Map

Other: (List)

Archaeological Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3S, 3CS, 5S3
Resource Name or # (Assigned by r	ecorder) 250 N MYERS ST
B1. Historic Name:	
B2. Common Name Walker Foods	
B3. Original Use: Industrial B4. Present U	lse: Industrial
B5. Architectural Style: Utilitarian	
B6. Construction History: (Construction date, alterations, and date of alter <i>Constructed in 1916.</i>	erations)
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: Railroad Architecture	Area Boyle Heights
Period of Significance: 1916 Property Type	Industrial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as defined	by theme, period, and geographic scope. Also address integrity.)

Theme: Industrial Transformation in Mid-American Period, 1850-1884

Tax assessor records note that this building was originally erected in 1916. Sanborn maps reveal that it was originally a freight house for the Los Angeles and Salt Lake Railroad. It is comprised of three distinct sections: a brick masonry warehouse on the south, a wood-framed center section, and a concrete warehouse on the north. With its primary elevation facing the L.A. River, this building appears to be an excellent example of an early industrial building exhibiting a high level of integrity. In addition, its association with the railroad renders this property highly reflective of the theme "Industrial Transformation in Mid-American Period, 1850-1884." As a result, the property appears individually eligible for listing in the National Register under Criteria A and C through survey evaluation for its association with the economic development of Los Angeles - particularly its association with the Los Angeles and Salt Lake Railroad - and for embodying the distinctive characteristics of a rare railroad warehouse in Boyle Heights (3S CHRC Status Code). In addition, this property appears eligible for individual listing in the California Register through survey evaluation under Criteria 1 and 3 (3CS CHRC Status Code). Further, the property appears individually eligible for local listing as a City of Los Angeles Historic Cultural Monument for exemplifying the broad economic history of the City and for embodying distinguishing architectural characteristics of a railroad warehouse (5S3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

Library California the Making," Dav Greg Hise "Magn	nits, LA County Tax Assessor, Sanborn Maps, L Index, Los Angeles Times, William Deverell "Lo id Gebhard & Robert Winter "Architecture in Los etic Los Angeles: Planning the 20th Century Me American Architecture Since 1780: A Guide to th	s Angeles in Angeles," tropolis,"	To the second se
B14. Evaluator:	Peter Moruzzi	PCR Services	
	233 Wilshire Boulevard, Suite 130		
	Santa Monica, CA 90401		E Temple St 1 1 4 ST
Date of Evaluation	on:	9/14/2007	
	(This space reserved for official comments.)		9.5t E 1st St E 1st St O Segue A

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
CONTINUATION SHEET	Trinomial
Page 149 of Resource Name or #	(Assigned by recorder) 250 MYERS ST
Recorded by Peter Moruzzi	Date9/14/2007ContinuationUpdate

B10 Significance (Continued)

Agriculture and Early Industrial Development in Boyle Heights

250 Myers Street is significant for its association with the early agriculture industry in Los Angeles County. It represents the agricultural heritage of Los Angeles, during its foundational period. Furthermore, it is an important site of early Los Angeles labor history.

Initial industries of Northeast Los Angeles were varied although each area shared a common agricultural past. Grazing land, wheat fields, fruit orchards, flower farms and vineyards were all found in different portions of the area and remained until the transportation system facilitated the real estate boom that followed. Barns were the predominant building type associated with the agricultural industry in Northeast Los Angeles; however, none appear to have survived in Boyle Heights. Typically constructed of wood frame with board and batten or clapboard siding, barns were simple one-story, gable-roofed structures with a hayloft window and large wood doors. With a few notable exceptions, industries other than agriculture are associated with property types that were as equally utilitarian as the barn. Distilleries, breweries, and wineries were historically located in Boyle Heights and Lincoln Heights. Large warehouses of wood, brick, or metal were located near the freight railroad lines and rail spurs that ran near the industrial buildings, providing access to important transportation routes necessary for the shipment of good and products. Perhaps the last remaining example from this period is the former fruit-packing warehouse located at 250 North Myers Street adjacent to the Los Angeles River.

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC	5 5		Primary # HRI #				
PRIMARY RECORD	Other Listings Review Code	Reviewer	Trinomial NRHP Status Code	3S, 3CS, 5S3 Dat	te		
Page 1 of 2 Resource Name or #: (Assigned by recorder) 3600 E OLYMPIC Boulevard P1. Other Identifier: P2. Location: □ Not for Publication ☑ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) 3600 E OLYMPIC Boulevard							
 b. USGS 7.5' Quad c. Address: <i>3600</i> d. UTM: (Give more than one for lagent of the second se	arge and/or linear resource	,	;	1/4 of Sec s mE/	; Zip mN	90023	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This exceptionally large industrial complex occupies the entire block between Olympic Boulevard and Union Pacific Avenue with frontage along Esperanza Street. Its main Art Deco and Moderne style (north) building is one- and two-stories in height, symmetrically arranged, and features a low-pitched gabled roof with parapet. Fenestration along the primary (north) elevation consists of narrow steel-framed, multi-pane fixed and awning type windows. Framing the center portion where the roof rises to expose east- and west-facing clerestories are square brick pilasters each decorated with an Art Deco style element rendered in lightcolored concrete. In fact, all of the façade's decorative highlights – lintels, sills, pilaster capitals, large triangular parapet panel, and Moderne style fluted entrance surrounds – feature light-colored concrete that contrasts with the elevation's dark-colored brick masonry veneer. This portion of the property retains an exceptionally high level of physical integrity. The property's secondary structure situated to the rear of the north building is of an entirely different design. Here, a one-story utilitarian industrial structure of corrugated metal siding and a sawtooth roof (with north-facing glazing) occupies the remainder of the rectangular parcel. It, too, retains a high level of integrity.

P3b. Resource Attributes	: (List attribut	es and codes)	HP8. Industrial E	Building			
P4. Resources Present:	 Building 	Structure Object	Site C	District Elemen	t of District	ther (Isolates, etc	:.)
					P5b Description of (View, date, acce <i>North elev, lkg</i> SI P6. Date Constru Prehistoric 1935, <i>Building pe</i>	ssion #) <i>W, 9/2008</i> ucted/Age and S :	ources:
					P7. Owner Addr BAE,MOO H ANL 3840 WINFORL TARZANA CA, C	D CHUNG H D DR	
					P8. Recorded by (Name, affiliation Peter Moruzzi PCR Services 233 Wilshire Bou Santa Monica, Co	, and address) levard, Suite 130	,
					P9. Date Record P10. Survey Typ Intensive Level S	e: (Describe)	
P11. Report Citation: (C	ite survey repo	ort and other sources, or e	enter "none.")				
	IE ation Map ch Map	 Continuation Sheet Building, Structure, and Archaeological Record 	Object Record	 District Recor Linear Featur Milling Statior 	e Record Art	ck Art Record ifact Record otograph Record	

Other: (List)

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 3S, 3CS, 5S3
Resource Name or # (Assigned by	recorder) 3600 E OLYMPIC Boulevard
B1. Historic Name:General Cable CompanyB2. Common NameAtomic DenimB3. Original Use:IndustrialB4. Present	Use: Industrial
B5. Architectural Style: Art Moderne	
B6. Construction History: (Construction date, alterations, and date of al	terations)
Warehouse building constructed 1936 for General Cable Co., no arch, eng	neer (illegible), contractor Rainey and McIsaacs Co., \$10000 cost.
B7. Moved? 🗹 No 🗌 Yes 🗌 Unknown Date:	Original Location:
B8. Related Features:	
B9a. Architect: None	B9b. Builder: Rainey and McIsaacs Co.
B10. Significance: Theme: Industrial Architecture	Area Boyle Heights
Period of Significance: 1926-1953 Property Type	Industrial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as define	d by theme, period, and geographic scope. Also address integrity.)
Theme: Transportation Improvements and industrial Growth in Bo	yle Heights, 1913-1945

As an excellent example of a property with an imposing 1930s Art Deco/Moderne façade facing Olympic Boulevard and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." In addition, towards the rear (south) of the main building the property contains a utilitarian industrial structure of an especially utilitarian type (corrugated metal sheathing with sawtooth roof) of which few examples exist in the area. As a result, it is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1926-1953 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

Library California the Making," Dav Greg Hise "Magn	nits, LA County Tax Assessor, Sanborn Map Index, Los Angeles Times, William Deverell id Gebhard & Robert Winter "Architecture in etic Los Angeles: Planning the 20th Century American Architecture Since 1780: A Guide	"Los Angeles in Los Angeles," Metropolis,"	Parts to the test of t			13
B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	E Olympic Blvd	Z	Caletra's St	Galzona St
Date of Evaluation	on: (This space reserved for official comments.	9/17/2007	E 14th St Union Pacific Ave	2		
			Spence St Spence St	Mirasol St	Calada St	Calzona S

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION				Primary # HRI #			
PRIMARY RECORD	Other Listings	B urinen	Trinomial NRHP Statu				
	Review Code	Reviewer			Date		_
Page 1 of 2	Resource Name or #:	(Assigned by recor	der)	2650 E OLYMPIC B	LVD		
P1. Other Identifier:							
P2. Location: Not for Public	ation 🗹 Unrestricted		a. County	Los Angeles			
and (P2b and P2c or P2d. Attach	a Location Map as neces	ssary.)					
b. USGS 7.5' Quad	Date	T ; R	; 1/	4 of 1/4 of S	ec;		B.M.
c. Address: 2650	E OLYMP	IC BLVD	City Lo	os Angeles	Zip	90023	
d. UTM: (Give more than one for large and/or linear resources) Zone ; mE/ mN e. Other Locational Data (e.g. Parcel #, directions to resource, elevation, etc., as appropriate)							

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) The enormous, towering Art Deco style Sears building is of concrete construction and crowned by a flat roof with parapet. Its multiple tiered floors are punctuated by steel-framed, multi-pane windows fixed and awning-type windows. Its ground floor elevations, in contrast, have been modified by the attachment of a 1950s-era vernacular modern facade of pebble aggregate concrete centered by retail store entrances. Art Deco elements of the unaltered upper elevations include soaring verticality emphasized by slender stepped pilasters, the tapered central tower upon which "SEARS" neon signage in period typeface is attached on four sides, and stylized geometric concrete medallions in relief surmounting the parapets. Despite the ground floor alterations, the building is highly expressive of the Art Deco style with its upper stories exhibiting a high level of physical and historical integrity.

P3b. Resource Attr	ributes: (List attribu	tes and codes)	HP8. Industr	ial Building	HP 7. 3	+ story commercial building	
P4. Resources Pre	sent: 🗹 Building	Structure Obje	ct Site	District	Element of District	Other (Isolates, etc.)	
P11. Report Citation None		ort and other sources, of	or enter "none.")		(View, data East elev, P6. Date C Pre 1927, Tax P7. Owne UNIVEST 1640 5TH SANTA M P8. Recor (Name, aff Peter Mon PCR Serv 233 Wilsh Santa Mon P9. Date F P10. Surv Intensive I	Assessor r Address: OLYMPIC REALTY LLP I ST 112 ONICA CA, CA 90401 ded by: iiliation, and address) uzzi ices ire Boulevard, Suite 130 nica, CA 90401 Recorded: 9/17/2007 ey Type: (Describe) Level Survey	es: oth
Attachments:	- · · · · · · · · · · · · ·	 Continuation Sheet Building, Structure, a 		ord 🗌 Li	strict Record near Feature Record	Rock Art Record Artifact Record	
	Sketch Map	Archaeological Reco	ord	M	illing Station Record	Photograph Record	

Milling Station Record

Archaeological Record

Other: (List)

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 3S, 3CS, 5S1
Resource Name or # (Assigned by r	recorder) 2650 E OLYMPIC BLVD
 B1. Historic Name: Sears and Roebuck Company Building B2. Common Name Sears B3. Original Use: Industrial/Commercial B4. Present U B5. Architectural Style: Art Deco and Vernacular Modern B6. Construction History: (Construction date, alterations, and date of alt Contructed in 1927 with storefront alterations in the 1950s. 	
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Original Location:
5	B9b. Builder: Scofield Engineering & Construction Co. Area Boyle Heights Industrial A, C
(Discuss importance in terms of historical or architectural context as defined	d by theme, period, and geographic scope. Also address integrity.)

The Sears and Roebuck Building is a designated City of Los Angeles Historic Cultural Monument (#788).

Theme: Industrial Buildings and Complexes into the Modern Era, 1913-1945, Architecturally Distinctive Examples of Industrial Properties in Boyle Heights erected between 1913-1945; Zig Zag Sophistication, 1920s; Transportation Improvements and industrial Growth in Boyle Heights, 1913-1945

The Sears Building has been surveyed on numerous occassions and has been found to be an important historic resource. It remains an excellent example of a towering Art Deco style building that was altered in the 1950s with an vernacular modern storefront that remains an iconic symbol of its time and place. In addition, its association with the railroad renders this property highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." As a result, the property appears individually eligible for listing in the National Register under Criteria A and C through survey evaluation for its association with the economic development of Los Angeles, and for embodying the distinctive characteristics of an Art Deco style industrial/retail building in Boyle Heights (3S CHRC Status Code). In addition, this property appears eligible for individual listing in the California Register through survey evaluation under Criteria 1 and 3 (3CS CHRC Status Code). Further, the property appears individually eligible for local listing as a City of Los Angeles Historic Cultural Monument for exemplifying the broad economic history of the City and for embodying distinguishing architectural characteristics of the Art Deco architectural style (5S3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes)

HP8. Industrial Building

HP 7. 3+ story commercial building

E 8th St

Ficker

Camul

Rio Vista Ave

AVP

Boyle /

B12. References: LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	E Olympic Blvd
Date of Evaluation	,	9/17/2007	A R POR
	(This space reserved for official comments.)		Topeka & Santa Fe Ninth Street

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0 ,	Reviewer	Primary # HRI # Trinomial NRHP Status Cod	,	ite	
Page 1 of 2 P1. Other Identifier:	Resource Name or #: (Ass	-	order) 2701	E OLYMPIC BLVD		
P2. Location: Not for Public and (P2b and P2c or P2d. Attach		ry.)	a. County Lo	s Angeles		
b. USGS 7.5' Quad c. Address: 2701 d. UTM: (Give more than one for l e. Other Locational Data (e.g. Parc	E OLYMPIC E large and/or linear resources)	Zone	City Los Ang ;	1/4 of Sec eles mE/	; Zip mN	B.M. 90023

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries)

This property is comprised of a one-story combination automotive parts retail store and service garage that is vernacular Modern in style and capped by a flat roof with parapet. The west end of the building contains an automotive parts retail space, while the building's east end, which is set back from the retail wing, is occupied by a multi-bay service garage. The entire south elevation of the building's retail wing and a portion of the west elevation are characterized by wide expanses of fixed glazing within a horizontal grid of steel frames and mullions. Recessed, aluminum-framed glazed entrances with steel-framed sidelights and fixed transoms are located on the south and west sides of the retail wing. A deep, cantilevered, metal-sheathed canopy shelters the store's window grid and trio of entrances. Neon channel letter signage is positioned atop the canopy near retail store entrances. In contrast with the retail wing, the service garage portion is strictly utilitarian in its design and, in addition to its substantial set back, its roof height is lower than the adjoining store. Five service bays fronted by roll-up metal doors define the garage wing with openings on north and south elevations for automobile access. The building retains a moderate to high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes)	HP8. Industrial Building
P4. Resources Present: ☑ Building □ Structure □ Object	Site District Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) South elev, lkg NE, 9/14/07 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1956, Building Permits P7. Owner Address: 10309 FOLSOM BLVD LP 910 S LOS ANGELES ST STE 303 LOS ANGELES CA, CA 90015 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/17/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or e <i>None</i>	nter "none.")
Attachments: □ NONE □ Continuation Sheet □ Location Map ☑ Building, Structure, and □ Sketch Map □ Archaeological Record	District Record Rock Art Record Object Record Linear Feature Record Artifact Record Milling Station Record Photograph Record

Other: (List)

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 3CS, 5S3
Resource Name or # (Assigned by	recorder) 2701 E OLYMPIC BLVD
B1. Historic Name:Sears Automotive CenterB2. Common NameSears Automotive CenterB3. Original Use:CommercialB4. Present	Jse: Commercial
B5. Architectural Style: Vernacular Modern	
 1956: One-story, 17,100 square foot service station erected for owner Sear time of permit, cost: \$163,960. B7. Moved? ✓ No Yes Unknown Date: B8. Related Features: Neon signage on building 	S Roebuck & Co., Stiles Clements architect, no contractor selected at Original Location:
B9a. Architect: Stiles Clements	B9b. Builder: Unknown
B10. Significance: Theme: Commercial Architecture	Area Boyle Heights
Period of Significance:1956Property Type(Discuss importance in terms of historical or architectural context as define Theme: Transportation Improvements and industrial Growth in Bo	
This one-story Sears Automotive Center is tied to the significance Although modified, the auto repair building retains its original style individually eligible for listing in the California Register under Crite economic development of Los Angeles, and for embodying the dis	, use, and association. As a result, the property appears ria 1 and 3 through survey evaluation for its association with the

building in Boyle Heights (3CS CHRC Status Code). In addition, the property appears individually eligible for local listing as a City of Los Angeles Historic Cultural Monument for exemplifying the broad economic history of the City and for embodying distinguishing architectural characteristics of a vernacular modern commercial building (5S3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	233 Wilshire Boulevard, Suite 130	PCR Services	Colympic Blvd	Hostetter St &
Date of Evaluation	Santa Monica, CA 90401 on:	9/17/2007		Glenn Ave
	(This space reserved for official comments.)		E 28 St	904

HP8. Industrial Building

AV

Boyle /

Short

Rio Vista

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC PRIMARY RECORD				itus Code 2	S2, 5S3 D	ate		
Page 1 of 3 P1. Other Identifier: P2. Location: Not for Publica and (P2b and P2c or P2d. Attach			der) a. Count		INSYLVANIA geles	Avenue		
b. USGS 7.5' Quad		T;R	,	1/4 of	1/4 of Sec	;		B.M.
c. Address: 1814	PENNSYLV	ANIA Avenue	City	Los Angeles		Zip	90033	
d. UTM: (Give more than one for I	arge and/or linear resources)	Zone		; r	mE/	mN		
e. Other Locational Data (e.g. Parce	el #, directions to resource, ele	evation, etc., as	appropriat	te)				
Primary elevation oriented north, no	ortheast facing onto Pennsylva	ania Ave.						

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story; rectangular plan; hipped roof cottage single-family residence; cross gable-on-hip; wood clapboard siding; wood-frame roof; wood-frame structure; decorative shield and diamond patterned wood shingle detail on front gable recessed fascia; exposed rooftails on steeply pitched eaves; recessed front porch with wood colonettes; wood panel door with transom light (altered); double hung vinyl multi-light windows (alteration); fixed single-light sash below a fixed patterned multi-light sash.

P3b. Resource Attributes: (List attributes and codes)	
P4. Resources Present: ✓ Building □ Structure □ Object □ Site □ I	District Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) North Elevation, Lkg S, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1900 c. P7. Owner Address: FERNANDEZ,NILCEN 1814 PENNSYLVANIA AVE LOS ANGELES CA, CA 90033 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: □ NONE ✓ Continuation Sheet □ Location Map ✓ Building, Structure, and Object Record □ Sketch Map □ Archaeological Record □ Other: (List) ✓	 District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record Photograph Record

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 2S2, 5S3
Resource Name or # (Assigned by r	ecorder) 1814 PENNSYLVANIA Avenue
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Residential B4. Present L B5. Architectural Style: Folk Victorian	Jse: Residential
B5. Architectural Style: Folk Victorian B6. Construction History: (Construction date, alterations, and date of alt	erations)
1897: Residence constructed.	
	Original Location:
B8. Related Features:	
	B9b. Builder: Unknown
B10. Significance: Theme: See Below Period of Significance: 1873-1912 Property Type	Area Residential Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as defined	••
1. Theme: House and Yard	
Residences Associated with Railroad, Horsecar, and Cable Car Su	ıburbs, 1873-1912
1814 Pennsylvania Avenue is significant for its association with the	earliest Boyle Heights residential developments that were
triggered by the construction of public railcars that connected Boyle transportation technology on the growth patterns of Los Angeles. A	e Heights to downtown. It represents the impact of
Often, the early suburbs were aided by a local or interurban train li	ne that connected the subdivision to the city center. Early
residential development in Boyle Heights was sparked by the horse	ecar, cable car, and later the electric car connecting Boyle
Heights to downtown Los Angeles. Although the early horsecar that Boyle Heights to downtown, it appears population growth and deve	
Cable Railway" which invested \$1,000,000 in 1889 for new tracks	
Streets in Boyle Heights.	
P11 Additional Descurse Attributes: (List attributes and codes)	
B11. Additional Resource Attributes: (List attributes and codes) B12. References:	
LA County Building Permits, Los Angeles Times, Sanborn Maps	
B13. Remarks:	
B14. Evaluator: Jon Wilson PCR Se	ervices

9/1/2007

B14. Evaluator:Jon Wilson233 Wilshire Boulevard, Suite 130Santa Monica, CA 90401

Date of Evaluation:

(This space reserved for official comments.)

CONTINUATION SH		HRI : Trino	, pmial
Page 153 of	Resource Name or #	(Assigned by recorder)	1814 PENNSYLVANIA Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

Primary #

B10 Significance (Continued)

State of California – The Resources Agency

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

2. Theme: Late 19th/Early 20th Century Residential Architecture, 1885-1910, Single Family Residences

Queen Anne Style

1814 Pennsylvania Avenue is significant for its association with the architectural style and culture of late 19th/early 20th century residential architecture. It represents the influence of Victorian architecture on the architects, designers, and builders working in the survey area at the turn of the century. Furthermore, 1814 Pennsylvania Avenue represents the identity and values of the occupants.

Queen Anne architecture was an architectural style initiated in England as a reaction against the balance, symmetry, and proportion of classical architecture. The Queen Anne style residence was imported to the United States from England during the late nineteenth century. The architecture of the Queen Anne style was defined by its asymmetrical facades adorned with architectural ornamentation and by its irregular plan. In addition the primary elevation of a Queen Anne usually had multiple gables, turrets, towers, and dormers of differing heights. The Queen Anne's were popular in the United States for their ability to be custom designed, allowing upper middle class and wealthy homeowners to have an original house that represented their identity publicly through architecture.

Although Queen Anne architecture was often a style associated with the upper middle- and wealthy-class, smaller more modest Queen Anne's were also constructed for the middle- and working class. The modest single-family Queen Anne cottage was a once ubiquitous housing style constructed throughout the United States from the 1880s through the first decade of the twentieth century. The Queen Anne cottages were smaller and less decorative than the custom Queen Anne residences of the upper middle and wealthy classes. The Queen Anne cottages were often built by real estate speculators in early Los Angeles residential subdivisions. The Queen Anne cottage is an important architectural style associated with working- and middle-class architectural culture in Los Angeles. Character-defining features of the Queen Anne style include one to two stories in height, asymmetrical primary elevation with a covered front porch, a front gable roof with multi-level eaves or hipped roof with a front gable over a rounded single-story bay on the primary elevation, a setback entrance under a covered porch supported with spindlework detailing, and tall narrow windows.

		Primary # HRI #						
PRIMARY RECORD			Trinomial					
	Other Listings		NRHP St	atus Code	6L			
	Review Code	Reviewer			D	ate		
Page 1 of 3	Resource Name or #: (As	ssigned by reco	der)	1830 PL	ENNSYLVANIA	Avenue		
P1. Other Identifier:								
P2. Location: Not for Publica	tion 🗹 Unrestricted		a. Coun	ty Los A	ngeles			
and (P2b and P2c or P2d. Attach a	Location Map as necessa	ary.)						
b. USGS 7.5' Quad	Date	T ; R	;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 1830	PENNSYL	VANIA Avenue	City	Los Angele	s	Zip	90033	
d. UTM: (Give more than one for la	rge and/or linear resources)) Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parce	I #, directions to resource, e	elevation, etc., as	s appropria	ate)				
Oriented with the primary (north) ele	vation facing north. Located	d on the corner	of State St	reet and Pen	nsylvania Aven	ue.		

P5b Description of Photo: (View, date, accession #)

P7. Owner Address:

P8. Recorded by:

Jon Wilson PCR Services

1911

North Elevation, Lkg S, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Historic

ROBLES, ARTURO DECD EST OF 600 W BROADWAY 7TH FLR SAN DIEGO CA, CA 92101

(Name, affiliation, and address)

233 Wilshire Boulevard, Suite 130 Santa Monica. CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey

Both

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) East Building: One-story; rectangular plan; turn-of-the-century wood-frame residence; hipped roof with dormer; clapboard siding; wood-frame roof; bay windows; decorative pattern on eaves fascia; recessed covered porch with decorative colonettes; metal-bar security door (alteration); metal-bar security windows on ground floor (alteration); aluminum windows on dormer (alteration).

West Building: One-story; rectangular plan; hipped-roof cottage; hipped roof with a dormer; clapboard siding; wood-frame roof; bay windows; recessed covered porch with decorative colonettes; metal bar security windows on ground floor (alteration); bay window with a fixed single light sash over a fixed multi-light sash.

[Unknown foundation]; weatherboard siding; hipped roof and center front-gable with asphalt shingle roofing with wide eaves.

P3b. Resource Attributes	: (List attribut	es and codes)				
P4. Resources Present:	Building	Structure Object	Site	District	Element of District	Other (Isolates, etc.)



P11. Report Citation: (Cite survey report and other sources, or enter "none.")

Attachments:

Location Map Sketch Map Other: (List)

NONE

1	Continuation	Sheet
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Archaeological Record

- ✓ Building, Structure, and Object Record
- District Record Linear Feature Record Milling Station Record

Rock Art Record Artifact Record Photograph Record

DPR 523B (1/95) PCR Services Corporation

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #				
BUILDING, STRUCTURE, AND OBJECT					
Page 2 of 3	NRHP Status Code: 6L				
Resource Name or # (Assigned by	ecorder) 1830 PENNSYLVANIA Avenue				
B1. Historic Name:					
B2. Common Name					
B3. Original Use: Residential B4. Present U	Jse: Residential				
B5. Architectural Style: Hipped Roof Cottage					
B6. Construction History: (Construction date, alterations, and date of alter	rerations)				
1901: East residence constructed. 1910: West residence constructed. 1911: Garage constructed for owner John McLane, for \$1200.					
B7. Moved? ☑ No 🗌 Yes 🗌 Unknown Date: B8. Related Features:	Original Location:				
B9a. Architect: Unknown	B9b. Builder: Unknown				
B10. Significance: Theme: See Below	Area				
Period of Significance: 1873-1912 Property Type	Residential Applicable Criteria A, C				
(Discuss importance in terms of historical or architectural context as defined Theme: House and Yard	d by theme, period, and geographic scope. Also address integrity.)				
Residences Associated with Railroad, Horsecar, and Cable Car Su	uburbs, 1873-1912				

1830 Pennsylvania Avenue is significant for its association with the earliest Boyle Heights residential developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it is one of the oldest extant residences in the survey area.

Often, the early suburbs were aided by a local or interurban train line that connected the subdivision to the city center. Early residential development in Boyle Heights was sparked by the horsecar, cable car, and later the electric car connecting Boyle Heights to downtown Los Angeles. Although the early horsecar that ran along 1st Street was the first public railcar to connect Boyle Heights to downtown, it appears population growth and development in Boyle Heights was triggered by the "Los Angeles Cable Railway" which invested \$1,000,000 in 1889 for new tracks and machinery to extend the rail line to 1st Street and Chicago Streets in Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

PCR Services

Date of Evaluation:		9/1/200
	(This space reserved for official	comments.)

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 154 of	Resource Name or #	(Assigned by recorder) 1830	0 PENNSYLVANIA Avenue
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD		Reviewer	Primary # HRI # Trinomial NRHP Status Code		ite		
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Public: and (P2b and P2c or P2d. Attach		0 /		PICO Boulevard ngeles			
 b. USGS 7.5' Quad c. Address: 3170 d. UTM: (Give more than one for I e. Other Locational Data (e.g. Parc 	Date E arge and/or linear resources	T ; R PICO Boulevai) Zone	d City Los Angele	1/4 of Sec s mE/	; Zip mN	90023	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Capped by a wood truss roof with parapet, this one-story industrial building of reinforced brick masonry construction is influenced by the Mediterranean Revival architectural style. Multiple bays flanked by square brick pilasters contain large steel-framed, multi-pane fixed and awning type windows. Concrete steps lead to the prominent recessed main entry area featuring Mediterranean Revival style elements including a round arched opening with flanking pilasters crowned by a triangular parapet. The building retains an exceptionally high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Inde	ıstrial Building
P4. Resources Present: ✓ Building □ Structure □ Object □ Site	District Element of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) North elev, Ikg SW, 9/2007 P6. Date Constructed/Age and Sources: Prehistoric Pfilistoric Both 1924, Tax Assessor
	P7. Owner Address:BERG FAMILY PARTNERS L P0 RTE 1 P 0 BOX 71APASO ROBLES CA, CA 93446P8. Recorded by:(Name, affiliation, and address)Peter MoruzziPCR Services233 Wilshire Boulevard, Suite 130Santa Monica, CA 90401
	P9. Date Recorded: 9/17/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "non <i>None</i>	e.")
Attachments: □ NONE □ Continuation Sheet □ Location Map ☑ Building, Structure, and Object R □ Sketch Map □ Archaeological Record	District Record District Record District Record Linear Feature Record Milling Station Record Photograph Record

Other: (List)

State of California – The Reso DEPARTMENT OF PARKS A				Primary # HRI #			
BUILDING, STR	UCTURE, AND	OBJECT	RECC	RD			
Page 2 of 3				NRHP Stat	us Code:	3S, 3CS, 5	583
	Resource Name or	# (Assigned by	recorder)	3170 E PICO Boul	evard		
B1. Historic Name: <i>Sherwin</i> I B2. Common Name <i>Ellis Pain</i>	, ,						
B3. Original Use:		B4. Present	Use:				
B5. Architectural Style:	Mediterranean Influenced						
B6. Construction History: (Industrial structure constructed	Construction date, alteratior 1924.	ns, and date of al	terations)				
B7. Moved? ☑ No Ye B8. Related Features:	es 🗌 Unknown 🛛 Date:		Original L	ocation:			
B9a. Architect: Unknown B10. Significance: Theme:	Industrial architecture			er: Unknown yle Heights			
Period of Significance: (Discuss importance in terms of Theme: Industrial Buildings Properties in Boyle Heights 1913-1945	1913-1945 f historical or architectural o s and Complexes into the	e Modern Era,	Industrial d by theme, 1913-1945	period, and geogra	Distinctive Ex	Also addres <i>xamples o</i>	ss integrity.) of Industrial
As an excellent example o and for its association with			-		•		

and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." As a result, the property appears individually eligible for listing in the National Register under Criteria A and C through survey evaluation for its association with the economic development of Los Angeles, and for embodying the distinctive characteristics of a Mediterranean-inspired industrial building in Boyle Heights (3S CHRC Status Code). In addition, this property appears eligible for individual listing in the California Register through survey evaluation under Criteria 1 and 3 (3CS CHRC Status Code). Further, the property appears individually eligible for local listing as a City of Los Angeles Historic Cultural Monument for exemplifying the broad economic history of the City and for embodying distinguishing architectural characteristics of a Mediterranean-influenced industrial building in Boyle Heights (5S3 CHRC Status Code).

B11. Additional R B12. References		(List attributes and codes)	HP8. In	dustrial Building		
Library California the Making," Davi Greg Hise "Magne	Index, Los Angeles id Gebhard & Robel etic Los Angeles: Pl	: Assessor, Sanborn Maps, L 5 Times, William Deverell "Lo rt Winter "Architecture in Los lanning the 20th Century Mer ure Since 1780: A Guide to th	s Angeles in Angeles," tropolis,"	N	E IIM ST	
B14. Evaluator:		overd Suite 120	PCR Services	eet Junction		Mines Ave
	233 Wilshire Boule					0
	Santa Monica, CA	90401		the	E Pico Blvd	3ra
Date of Evaluation	on:		9/17/2007	the second second	1	Grandle
	(This space reserv	ved for official comments.)			E Washington Bh	Vista

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0 7	Poviowa		I	3CS, 5S3	ite		
Page 1 of 2 P1. Other Identifier:	Resource Name or #				VISTA Avenue			
P2. Location: Not for Public and (P2b and P2c or P2d. Attach		essary.)	a. Count	t y Los Ang	geles			
 b. USGS 7.5' Quad c. Address: 1201 d. UTM: (Give more than one for e. Other Locational Data (e.g. Parce) 	arge and/or linear resour	,	e City	,	1/4 of Sec mE/	; Zip mN	90023	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Capped by a wood truss roof with parapet, this two-story Late Moderne style industrial building is rectangular in plan and of reinforced concrete construction. Fenestration consists of steel-framed, multi-pane fixed and casement windows fronted by metal security bars. Late Moderne features include the incised horizontal striations near the parapet, the characteristic bezel framing the company name "Alfred Paquette" surmounting the main entrance, the projecting flat entrance canopy, and the thin stack bond Roman brick pilasters and low pedestals flanking the concrete entry steps and porch area. The building exhibits a relatively high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes)	HP8. Industrial Building
P4. Resources Present: ☑ Building □ Structure □ Object	ct Site District Element of District Other (Isolates, etc.)
	 P5b Description of Photo: (View, date, accession #) East elev, lkg west, 9/14/07 P6. Date Constructed/Age and Source Prehistoric Prehistoric Prehistoric Prehistoric Prehistoric Prehistoric Prehistoric Prehistoric Prehistoric Prehistoric B1947, Tax Assessor P7. Owner Address: ALFRED PAQUETTE INC 66 POTRERO AVE SAN FRANCISCO CA, CA 94103 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/17/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, o <i>None</i>	or enter "none.")
Attachments: NONE □ Continuation Sheet □ Location Map ☑ Building, Structure, a □ Sketch Map □ Archaeological Record □ Other: (List) □	

DPR 523B (1/95) PCR Services Corporation

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 3CS, 5S3
Resource Name or # (Assigned by	recorder) 1201 RIO VISTA Avenue
B1. Historic Name: Alfred Paquette B2. Common Name Alfred Paquette	
B3. Original Use: Industrial B4. Present B5. Architectural Style: Late Moderne B4.	Jse: Industrial
 B6. Construction History: (Construction date, alterations, and date of al Constructed in 1947. B7. Moved? ✓ No Yes Unknown Date: B8. Related Features: 	Original Location:
B9a. Architect: Unknown B10. Significance: Theme: Industrial Architecture	B9b. Builder: Unknown Area Boyle Heights
Period of Significance: 1947 Property Type	Industrial Applicable Criteria N/A
(Discuss importance in terms of historical or architectural context as define Theme: Transportation Improvements and industrial Growth in Bo	d by theme, period, and geographic scope. Also address integrity.)

As a very good example of a Late Moderne style industrial building that exhibits a high degree of integrity and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." As a result, the property appears individually eligible for listing in the California Register under Criteria 1 and 3 through survey evaluation for its association with the economic development of Los Angeles, and for embodying the distinctive characteristics of the Late Moderne style in Boyle Heights (3CS CHRC Status Code). In addition, the property appears individually eligible for local listing as a City of Los Angeles Historic Cultural Monument for exemplifying the broad economic history of the City and for embodying distinguishing architectural characteristics of the Late Moderne style (5S3 CHRC Status Code).

HP8. Industrial Building

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	233 Wilshire Boulevard, Suite 130	PCR Services		1	1. A. 5
	Santa Monica, CA 90401		10	(60) Fr	
Date of Evaluation	on:	9/17/2007	0	St Con St	
	(This space reserved for official comments.)		+++Union Pacific & O	PARE Rio Vista Ave S Boyle Ave	E 8th St 15 100

State of California – The Resources A DEPARTMENT OF PARKS AND REC	5 5		Primary # HRI #	!				
PRIMARY RECORD	Other Listings Review Code	Reviewer		atus Code	,	Date		
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Public and (P2b and P2c or P2d. Attach		0	rder) a. Count		D VISTA Avei ngeles	nue		
 b. USGS 7.5' Quad c. Address: 1325 d. UTM: (Give more than one for le. Other Locational Data (e.g. Parce) 	Date RIO arge and/or linear resources)	T ; R VISTA Avenue) Zone	City	1/4 of Los Angeles ; te)	1/4 of Sec mE/	; Zip mN	90023	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This vernacular modern industrial building is L-shaped in plan and capped by a flat roof with parapet. Stucco sheathes the building's exteriors. Thin steel posts support deep overhanging eaves fronted by a high crimped metal fascia. A grid of metal security bars fronts the steel-framed clerestory window band that punctuates the primary south and east elevations. Floor to ceiling glazing characterizes the recessed primary entrance area located west of the clerestories. The structure's most distinctive feature is the pair of large, full-height mosaic panels fronting the south elevation near the main entrance. Each panel contains abstract geometric patterns with space age atomic motifs floating across the mosaic surface. Warehouse and other functions are located in the building's vernacular west wing. The building exhibits a high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial Building P4. Resources Present: ✓ Building Structure Object Site District	Element of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) South elev, Ikg NW, 9/2007 P6. Date Constructed/Age and Sources: □ Prehistoric ☑ Historic □ Both 1950, Building permits
	P7. Owner Address: ASSOCIATED OF LOS ANGELES 2585 E OLYMPIC BLVD LOS ANGELES CA, CA 90023
	P8. Recorded by: (Name, affiliation, and address) <i>Peter Moruzzi</i> <i>PCR Services</i> 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/17/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") <i>None</i>	
	ict Record Rock Art Record Artifact Record

Milling Station Record

Photograph Record

Archaeological Record

Sketch Map

Other: (List)

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3					NRHP Status Code	e: 3CS, 5S3			
	Resource Name or #	(Assigned by	recorder)	1325	RIO VISTA Avenue				
B1. Historic Name:									
B2. Common Name Associa	ted of Los Angeles								
B3. Original Use:		B4. Present	Use:						
B5. Architectural Style:	Vernacular Modern Industrial								
B6. Construction History:	(Construction date, alterations	s, and date of a	Iterations)						
Office and warehouse constru \$30000 cost.	Office and warehouse constructed 1950 for owner Graham Koon, architect/engineer Jack N MacDonald, contractor Butters (sp?) and McClellan, \$20000 cost								
B7. Moved? ✓ No ◯ ` B8. Related Features:	Yes 🗌 Unknown 🛛 Date:		Original Lo	ocatio	n:				
B9a. Architect: Jack N Mac. B10. Significance: Theme:	Donald Industrial architecture		B9b. Builde Area Boy		itters and McClellan				
Period of Significance	: 1950 I	Property Type	Industrial		Appli	cable Criteria	N/A		
(Discuss importance in terms	of historical or architectural co	ontext as define	d by theme,	period	d, and geographic sco	ope. Also address	s integrity.)		
Theme: Transportation In	nprovements and industrial	Growth in Bo	yle Heights	s, 194	6-1964				

As an excellent example of a vernacular modern industrial building that exhibits a high level of physical integrity and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." In particular, the two abstract mosaic tile panels containing space age atomic elements are especially evocative of time and place. As a result, the property appears individually eligible for listing in the California Register under Criteria 1 and 3 through survey evaluation for its association with the economic development of Los Angeles, and for embodying the distinctive characteristics of the vernacular modern style as applied to an industrial building in Boyle Heights (3CS CHRC Status Code). In addition, the property appears individually eligible for local listing as a City of Los Angeles Historic Cultural Monument for exemplifying the broad economic history of the City and for embodying distinguishing architectural characteristics of a vernacular modern style building (5S3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi
	233 Wilshire Boulevard, Suite 130
	Santa Monica, CA 90401

PCR Services

Date of Evaluation:	9/17/2007
(This space reserved for official comme	ents.)



HP8. Industrial Building

					Primary # HRI #				
PRIMARY RECORD	Other Listings Review Code	Pov	I			2B, 3B	Date		
Page 1 of 3	Resource Name or #				1200 N S				
P1. Other Identifier: LA County/USC Medical Center P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.)									
b. USGS 7.5' Quad	Date	Т	; R	;	1/4 of	1/4 of Se	с;		B.M.
c. Address: 1200	N 5	STATE ST		City	Los Angeles		Zip	90089	
d. UTM: (Give more than one for la e. Other Locational Data (e.g. Parce	-			appropria	; ite)	mE/	mN		

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This very large parcel is the location of the L.A. County/USC Medical Center of which its most significant buildings include the old Administration Building (1104 N. Mission Rd., now Coroner's HQ Building) and gatehouse (1100 N. Mission Rd., now Cares Thrift Shop), the five-story former Service Building (now Pharmacy Building) located directly east of the Administration Building, the Osteopathic Hospital (1240 North Mission Road; now Women's and Children's Hospital), and the enormous Acute Hospital Building (1200 North State Street).

The former Administration Building (1104 North Mission Road, now Coroner's HQ Building): This two- and three-story institutional building exhibits Italian Renaissance Revival and Baroque architectural elements. The symmetrical building is of brick masonry construction crowned by a gable-on-hip roof with deep eaves, carved brackets, and capped by an octagonal cupola. A tall, stepped parapet of vaguely baroque design centers the primary (west) façade. Fenestration consists primarily of wood-framed, one-over-one, double hung sash with transoms topping first floor windows. (Continued on page 3)

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial Building P4. Resources Present: ✓ Building Structure Object Site District	g HP45. Unreinforced masonry building Element of District □Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) Acute Hosp. West & south elevs, Ikg NE P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1909/1917/1920s/1928-33/1956-59
	P7. Owner Address: L A COUNTY 1200 N STATE ST LOS ANGELES CA, CA 90089
	P8. Recorded by: (Name, affiliation, and address) <i>Peter Moruzzi</i> <i>PCR Services</i> 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/27/2007 P10. Survey Type: (Describe)

P11. Report Citation: (Cite survey report and other sources, or enter "none.") *None*

Attachments: NONE

Location Map Sketch Map Other: (List) Continuation Sheet

Building, Structure, and Object Record

Archaeological Record

District Record
 Linear Feature Record
 Milling Station Record

Rock Art Record
 Artifact Record
 Photograph Record

Intensive Level Survey

DPR 523B	(1/95)	PCR	Services	Corporation

: Code: 2 <i>B</i> , 3 <i>B</i>	
Code: 2 <i>B</i> , 3 <i>B</i>	
. Robert E. McKee cor	ntractor.
Applicable Criteria	A, C
•	and Private have been
h	Applicable Criteria hic scope. Also addres rganizations; Public a ngs several of which ibutors. These includ

Administration Building (1104 N. Mission Rd. now the Coroner's offices) and the 1920s-era Acute Hospital Building (1200 N. State St.). Other buildings that also appear individually eligible and as district contributors include the small former gatehouse (1100 N. Mission Rd. now the Cares Thrift Shop), the five-story Service Building (now the Pharmacy Bldg.) located behind (east) of the old Administration Building, and the excellent Late Moderne style Women's and Children's Hospital (1240 N. Mission Rd.).

This property is significant for its association with the context "Government and Private Institutional Development, 1913-1945, Social Institutions and Movements" and is highly reflective of the theme "Los Angeles Climate as Healing Agent, 1887-1910." (Continued on page 3)

B11. Additional R B12. References		(List attributes and codes)	HP8. Inc	dustrial Building	HP45. Unreinforce	d masonry building
Library California the Making," Dav Greg Hise "Magn	Index, Los Angeles id Gebhard & Robe etic Los Angeles: P	Assessor, Sanborn Maps, L. Times, William Deverell "Los t Winter "Architecture in Los lanning the 20th Century Met Ire Since 1780: A Guide to th	s Angeles in Angeles," ropolis,"	N	AN Zonal Ave	BRING ST. BRING
B14. Evaluator:	Peter Moruzzi		PCR Services		N State St	×/ ~
	233 Wilshire Boule	*		AL	1 PRI	\leq
	Santa Monica, CA	90401		3 Ma		5
Date of Evaluation	on:		9/27/2007	Le vo	"	500
	(This space reserv	red for official comments.)		Name St.	Center IS Convenues	K A Cummos

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC CONTINUATION SHE	Primary # HRI # Trinomial				
Page 158 of	Resource Name or #	(Assigned by recorder)	1200 STATE ST		
Recorded by Peter Moruzzi		Date	9/27/2007	 Continuation 	Update

P3 Description (Continued)

Distinctive architectural details rendered in concrete include rectangular quoin-like elements near corners and flanking the recessed center entrance; implied cornices, some with dentils; recessed panels, scroll-like keystones, and a trio of segmental arched entrance openings. Concrete steps flanked by tall lamps lead to entrance area with its non-original entry doors.

Gatehouse (1100 North Mission Road, now Cares Thrift Shop): This modest one-story cross-gabled former gatehouse building is of brick masonry construction with shallow eaves and exposed rafter tails. Fenestration consists of fixed wood framed windows with transoms fronted by non-original metal security bars. Triangular knee braces support a shed roof canopy that shelters the building's west-facing windows. Square wood posts support the shed roofed porch area with its glazed and paneled main entrance door.

Service Building (now Pharmacy Building): Capped by a flat roof with parapet this five-story former service building is of reinforced concrete frame construction with brick masonry infill. Vernacular and utilitarian in its design, the building features steel-framed fixed and awning type multi-pane windows and exterior metal fire escapes. Entrances are located on its east and west elevations.

Women's and Children's Hospital (1240 North Mission Road): This seven-story Late Moderne style hospital building consists of multiple wings capped by flat roofs with shallow eaves and exteriors sheathed in smooth stucco. Architectural elements typical of the style include its broad horizontality, bands of steel-framed windows framed by prominent bezels, and the undulating cantilevered curved canopy that shelters the wide entrance area. Within the entrance area dark green terrazzo posts front the glazed entry doors and adjacent windows. Directly above the canopy on the second floor are two rows of blue enamel spandrels framed by aluminum mullions.

Acute Hospital (1200 North State Street): The giant reinforced concrete Art Deco style General Hospital building features stepped wings of various heights leading to the soaring central portion of the multistory edifice. Expressing the style's characteristic verticality are prominent full height pilasters in between which narrow recessed steel-framed windows punctuate the various elevations. An unsightly utilitarian exterior concrete elevator shaft was later attached to the central tower on the east end of its south elevation. Its dramatic entrance area adds to the imposing nature of the giant structure.

B10 Significance (Continued)

The LA County/USC Medical Center complex is significant as the County's premier hospital facility since 1878 when the first buildings were erected on the Mission Road site. Since that time as the County's population grew, numerous hospital buildings were erected, replaced, and new buildings constructed, a process that continues to this day. Of the several medical schools with ties to the County facility, the University of Southern California's School of Medicine has been associated with the hospital off and on since 1885.

Under National Register Criteria A and C, four of the buildings have been identified as contributors to a contiguous district (now known as the "LA County-USC Medical Center District") that was previously determined eligible for the National Register by consensus through the Section 106 process and are listed in the California Register (2D2 CHRC Status Code). These are the fomer Administration Building, former Gatehouse, the former Service Building, and the Acute Hospital Building. In addition, the former Osteopathic Hospital appears eligible as a contributor to the National Register district under the same criteria (3D CHRC Status Code). Further, under similar criteria, each of the identified resources is eligible for individual listing in the California Register and as a contributor to a California Register eligible district (3CB CHRC Status Code), and for local designation as a contributor to a historic district and as a City of Los Angeles Historic Cultural Monument (5B CHRC Status Code).

State of California – The Resources Ag DEPARTMENT OF PARKS AND REC		Primary # HRI #					
PRIMARY RECORD	N	Trinomial NRHP Status Code 3S, 3CS, 5S3					
	Review Code	Reviewer		Da	te		
Page 1 of 2 Resource Name or #: (Assigned by recorder) 3820 UNION PACIFIC Avenue P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) Base of the second							
b. USGS 7.5' Quad c. Address: <i>3820</i> d. UTM: (Give more than one for la e. Other Locational Data (e.g. Parce	arge and/or linear resources	,	; 1/4 of City Los Angeles ; ppropriate)	1/4 of Sec s mE/	; Zip mN	90023	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This large sprawling Art Deco style factory building is of reinforced concrete construction and is primarily one- and two-stories in height. A flat roof with concrete parapets crowns the impressive structure, which is punctuated by soaring towers with stepped parapets along its northeast and northwest corners and near the center portion of the north-facing building. Contrasting with the horizontal striations incised into the building's concrete exterior surfaces are prominent squared pilasters delineating the structure's numerous bays – each punctuated by trios of elongated steel-framed windows and decorative square glazed blue tiles. More elaborately arranged glazed tiles ornament the building near parapets and centering second story pilasters and towers. Concrete steps lead to the original primary entrances along the center portion of the north façade, each of which has since been infilled with concrete. Additional fully functional entrances center the projecting east and west towers along the street. Secondary elevations are considerably more utilitarian in appearance. Overall, the building exhibits a high level of physical integrity.

P3b. Resource / P4. Resources I	Attributes: (List attril Present: V Buildin	,,	HP8. Industrial Bi	° _	of District	Other (Isolates, etc	:.)
				-	(View, date, North elev, P6. Date Co	otion of Photo: , accession #) <i>Ikg SW, 9/2008</i> onstructed/Age and S istoric I Historic <i>ing permits</i>	Sources:
		-		I	4000 UNIC	Address: ONLY STORES ON PACIFIC AVE ILES CA, CA 90023	
					Peter Moruz PCR Servic 233 Wilshire	iation, and address) zzi	ŀ
					P9. Date Re P10. Survey Intensive Le		
P11. Report Cita	ation: (Cite survey r	eport and other sources, or	enter "none.")				
Attachments:	 NONE Location Map Sketch Map Other: (List) 	 Continuation Sheet Building, Structure, and Archaeological Record 		 District Record Linear Feature Milling Station 	Record	Rock Art Record Artifact Record Photograph Record	

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION					Primary # HRI #			
	BUILDING,	STRUC	FURE, AND C	DBJECT RE	CORD			
	Page 2 of 3					NRHP Status Code:		
			Resource Name or #	(Assigned by record	er) 382 <i>0</i>	UNION PACIFIC Avenue		
	B1. Historic Name:	Los Angeles Ca	n Corporation					
	B2. Common Name	Continental Car	n Company					
	B3. Original Use:	Manufacturing		B4. Present Use:	Warehous	е		
	B5. Architectural Sty	le: Art Dec	:o/Moderne					

B6. Construction History: (Construction date, alterations, and date of alterations)

1928: Two-story 300' x 420' mfg bldg for owner Los Angeles Can Corporation, arch Francisco & Jacobus (1112 Pershing Sq. bldg), contractor not listed, cost: \$410,000.

3S, 3CS, 5S3

1928: One-story train shed 90' x 200' for owner L.A. Can Corp, arch Francisco & Jacobus, contractor not listed, cost: \$20,000.

1941: Foundation for owner Continental Can Co., no arch, engineer A.E. Schmidt, contractor The Austin Co., cost: \$2,000.

B7. Moved? ✔ No ☐ Yes ☐ Unknown E B8. Related Features:	Date:	Original Location:		
B9a. Architect: Francisco & Jacobus B10. Significance: Theme: Industrial Architectur	re	B9b. Builder: <i>Not listed</i> Area Boyle Heights		
Period of Significance: 1913-1945	Property Type	, ,	Applicable Criteria	A, C

(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.) Theme: Industrial Buildings and Complexes into the Modern Era, 1913-1945, Architecturally Distinctive Examples of Industrial Properties in Boyle Heights erected between 1913-1945; Zig Zag Sophistication, 1920s; Transportation Improvements and industrial Growth in Boyle Heights, 1913-1945

The building situated on the north side of this large parcel between La Puerta and Indiana Streets is a remarkable example of the Art Deco style with Moderne style influences as applied to an industrial property. In addition, its association with the railroad renders this property highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." Its central tower, parapets, pilasters, glazed tilework, glass block, and curved canopies are highly reflective of the styles. The building, though deteriorated, retains a surprising level of integrity. It is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region starting in the 1920s. This was a time when the Union Pacific Railroad was removing many of its facilities near the L.A. River and laying new streets and spur tracks in order to improve the area for industrial development. In particular, the years 1926-1953 represent the period when the area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Architecturally distinctive contributors are representative examples of the Art Deco, Moderne, and Late Moderne architectural styles.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi
	233 Wilshire Boulevard, Suite 130
	Santa Monica, CA 90401

Date of Evaluation:

9/18/2007

PCR Services

(This space reserved for official comments.)						



HP8. Industrial Building

State of California – The Resources Ag DEPARTMENT OF PARKS AND RECF			Primary # HRI #			
PRIMARY RECORD	Other Listings		Trinomial NRHP Status Code	3CS, 5S3		
	Review Code	Reviewer		Date		
Page 1 of 2	Resource Name or #:	(Assigned by reco	der) 5561 VA	LLEY Boulevard		
P1. Other Identifier:	_					
P2. Location: Not for Publica	tion 🗹 Unrestricted		a. County Los An	ngeles		
and (P2b and P2c or P2d. Attach a	Location Map as neces	ssary.)				
b. USGS 7.5' Quad	Date	T ; R	; 1/4 of	1/4 of Sec	;	B.M.
c. Address: 5561		VALLEY Boulevar	d City Los Angeles		Zip 900	32
d. UTM: (Give more than one for la e. Other Locational Data (e.g. Parce	•	,	; s appropriate)	mE/	mN	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This complex of two-story industrial buildings consists of an older Streamline Moderne style east building and a more recent Late Moderne style west building. Both are capped by flat roofs with parapets and are sheathed in smooth stucco. Typical of the Streamline Moderne, the south building features curved corners and glass block windows. Centering the second story of the building's primary (south) elevation is a wide steel-framed fixed and casement window. Fenestration along secondary elevations consists of smaller steel-framed multi-pane casements. The building's recessed main pedestrian entrance is sandwiched between glass block windows on the south façade. Evidence of a since-removed cantilevered canopy can be seen above the façade's ground floor fenestration. In contrast, the Late Moderne style west building features rectilinear volumes punctuated by wide steelframed, multi-pane casement windows. The west building's second story projects over the recessed ground floor and is supported by slender steel posts atop concrete railings. Clipped hedges and manicured lawns fronting chain link fencing characterize the street-facing portion of the property. Despite the loss of the south building's canopy, the property exhibits a high level of physical integrity.

P3b. Resource	Attributes: (List attributes and codes) HP8. Industrial Building	9
P4. Resources I	Present: ✔ Building	Element of District Other (Isolates, etc.)
		P5b Description of Photo: (View, date, accession #) South elev, Ikg NE, 9/2007 P6. Date Constructed/Age and Sources: Prehistoric I Historic Both 1949, Tax Assessor
		P7. Owner Address: ANDREWS,PAUL B AND LUELLA T 435 PALOS VERDES DR GRANTS PASS OR, CA 97526
		P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
		P9. Date Recorded: 9/25/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Cita	tion: (Cite survey report and other sources, or enter "none.")	
Attachments:	□ Location Map	District RecordRock Art RecordLinear Feature RecordArtifact RecordMilling Station RecordPhotograph Record

Primary # HRI #

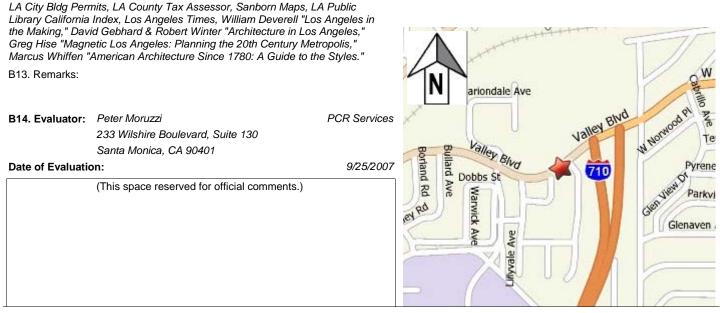
BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NRHP Status	Code: 3CS, 5S3
	Resource Name or # (Assigned by	recorder) 5561 VALLEY Boule	evard
B1. Historic Name:			
B2. Common Name			
B3. Original Use:	B4. Present I	Use:	
B5. Architectural Style:	Streamline Moderne, Late Moderne		
B6. Construction History:	(Construction date, alterations, and date of al	terations)	
East industrial building const West industrial structure con-			
B7. Moved? ✔ No	Yes 🗌 Unknown 🛛 Date:	Original Location:	
B9a. Architect: Unknown		B9b. Builder: Unknown	
B10. Significance: Theme:	Industrial architecture	Area Boyle Heights	
Period of Significance	: 1939-1949 Property Type	Industrial	Applicable Criteria N/A
· ·	s of historical or architectural context as defined mprovements and industrial Growth in Bo	, , , , , , , , , , , , , , , , , , , ,	ic scope. Also address integrity.)

The west building represents a very good example of the Late Moderne architectural style as applied to an industrial building that exhibits a high level of physical integrity. The eastern building on the parcel is an excellent example of the Streamline Moderne style that appears to have been erected circa 1939. Along with their association with the railroad, these buildings are highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." As a result, the property appears individually eligible for listing in the California Register under Criteria 1 and 3 through survey evaluation for its association with the economic development of Los Angeles, and for embodying the distinctive characteristics of the Streamline Moderne and Late Moderne styles as applied to an industrial building in Boyle Heights (3CS CHRC Status Code). In addition, the property appears individually eligible for local listing as a City of Los Angeles Historic Cultural Monument for exemplifying the broad economic history of the City and for embodying distinguishing architectural characteristics of Streamline Moderne and Late Moderne style (5S3 CHRC Status Code).

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

HP8. Industrial Building



State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD			Primary # HRI # Trinomia	I			
	Other Listings Review Code	Reviewer		atus Code 5S3	Date		
Page 1 of 3 P1. Other Identifier: P2. Location: Other Public and (P2b and P2c or P2d. Attach		0	rder) a. Count	108 South VELASCC y Los Angeles	ST		
b. USGS 7.5' Quad		T;R		1/4 of 1/4 of Se	- ,	00000	В.М.
c. Address: <i>108</i> d. UTM: (Give more than one for e. Other Locational Data (e.g. Parc <i>Oriented with the primary (west) el</i>	el #, directions to resource, ele	Zone evation, etc., a	s appropria	,	Zip mN	90063	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story; rectangular plan; high Victorian single-family residence; cross gable-on-hip with a rear side gable section; wood clapboard siding; wood-frame roof; wood-frame structure; decorative wood shingles on front gable recessed fascia; boxed eaves; recessed front porch with wood colonettes; aluminum and glass windows (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ✓ Building □ Structure □ Object □ Site □ Distr	rict Element of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) North Elevation, Lkg S, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1890
	P7. Owner Address: BEHAR PROPERTIES LTD 3455 E 1ST ST LOS ANGELES CA, CA 90063
	P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Image: Continuation Sheet Image: Continuation Sheet Image: Location Map Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Sketch Map Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Continuation Sheet Image: Co	District Record Rock Art Record Linear Feature Record Artifact Record Milling Station Record Photograph Record

Other: (List)

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3 Resource Name or # (Assigned by re	NRHP Status Code: 5S3 ecorder) 108 South VELASCO ST
B1. Historic Name: B2. Common Name B3. Original Use: Residential B4. Present U	se: Residential
B5. Architectural Style: High Victorian B6. Construction History: (Construction date, alterations, and date of alter 1890: Residence constructed.	
B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: 0 B8. Related Features:	Original Location:
	B9b. Builder: Unknown
	Area Applicable Criteria A, C by theme, period, and geographic scope. Also address integrity.)
1. Theme: House and Yard	
Residences Associated with Railroad, Horsecar, and Cable Car Su	burbs, 1873-1912
108 Velasco Street is significant for its association with the earliest the construction of public railcars that connected Boyle Heights to c on the growth patterns of Los Angeles. Also, it is one of the oldest e	downtown. It represents the impact of transportation technology
Often, the early suburbs were aided by a local or interurban train lir residential development in Boyle Heights was sparked by the horse Heights to downtown Los Angeles. Although the early horsecar tha Boyle Heights to downtown, it appears population growth and deve Cable Railway" which invested \$1,000,000 in 1889 for new tracks a Streets in Boyle Heights.	ecar, cable car, and later the electric car connecting Boyle t ran along 1st Street was the first public railcar to connect lopment in Boyle Heights was triggered by the "Los Angeles

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

9/1/2007

PCR Services

Date of Evaluation:	9/1/200
(This space reserved for official comment	ts.)

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION CONTINUATION SHEET		Primary # HRI # Trinomial	
Page 161 of	Resource Name or #	(Assigned by recorder) 108 VI	ELASCO ST
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

Single-family residences constructed in Boyle Heights during the 1890s appear to be either Queen Anne or Eastlake style residences that tend to have a deep setback from the street. Many of the lots of the existing homes from the late 19th century with deep front setbacks were added onto with street-fronting commercial buildings, while the original residence rises from the rear of the lot. Turn of the century properties include American Foursquare and Craftsman residences. In addition, there were some small farms and dairies in the area located on the larger lots in the subdivisions.

2. Theme: Late 19th/Early 20th Century Residential Architecture, 1885-1910, Single Family Residences

Eastlake Style

108 Velasco Street is significant for its association with the architectural styles and culture of late 19th/early 20th century residential architecture. It represents the influence of Victorian architecture on the architects, designers, and builders working in the survey area at the turn of the century. Furthermore, 108 Velasco Street represents the identity and values of the occupants.

The Eastlake style dates from the 1870s and 1880s. Examples of the Eastlake styles in Los Angeles date from approximately 1880 to 1904. The Eastlake style grew out of the Queen Anne Revival movement. The Queen Anne Revival movement is one of the late 19th century British architectural movements that originated as part of a rejection of the styles of Georgian Architecture. The Eastlake style was not widely popular in California, and there are only a few examples of it still around. In most instances, the elements of this mode were mixed with other styles, especially with the Queen Anne. The Eastlake buildings tend to have elaborate cladding and geometrical decoration, especially curved brackets. The Eastlake style can be found mixed with Queen Anne Revival, Italianate, Classical Revival, and Folk Victorian styles. Character-defining features of the Eastlake style include one or two stories, exposed structural and faux structural members (posts, dentils, bracing, brackets, and struts), diagonal or vertical wood siding, ornamentation at the gable ends, and thin vertical bays on the primary elevation.

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	REATION Other Listings			nial Status Code	,			
	Review Code	Review	er		Da	ite		
Page 1 of 2 Resource Name or #: (Assigned by recorder) 1350 VELASCO ST P1. Other Identifier: P2. Location: □ Not for Publication ✓ Unrestricted a. County Los Angeles and (P2b and P2c or P2d. Attach a Location Map as necessary.) Image: Count of the state of t								
b. USGS 7.5' Quad c. Address: <i>1350</i> d. UTM: (Give more than one for e. Other Locational Data (e.g. Parc	large and/or linear resource	ASCO ST ces) Zone	Ci	; 1/4 of y Los Angelo ; priate)	1/4 of Sec es mE/	; Zip mN	90023	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This large Quonset hut sits upon a raised reinforced concrete foundation and is covered by a skin of corrugated metal. Pairs of steel-framed, multi-pane windows fronted by metal security bars pierce the building on all of its elevations at the junction of the concrete foundation. A square vent is located near the top of the round-arched building on the primary (west) elevation. Concrete steps lead to the small entrance that centers the west façade. The building appears to have experienced few visible alterations exhibiting a high level of physical integrity.

P3b. Resource A	Attributes: (List attributes)	utes and codes)	HP8. Industrial E	Building		
P4. Resources F	Present: 🗹 Building		Site [District Element of	f District	Other (Isolates, etc.)
P11. Report Cita	tien: (Cite survey re	port and other sources, or e	enter "none.")	(\ W P 1 P F 7 P ((f P 2 S S P P P	View, date Vest elev, P6. Date Co Preh 946, Build 77. Owner ROESCH F 425 E MC PASADEN/ 28. Record Name, affil Peter Moru. PCR Servic 23 Wilshir Santa Moni 99. Date Ro 10. Surve	ing permit Address: PROPERTIES LP DUNTAIN ST A CA, CA 91104 Hed by: iation, and address) zzi ess e Boulevard, Suite 130 ica, CA 90401 ecorded: 9/17/2007
None Attachments:		Continuation Sheet		District Record	Г	Rock Art Record
		 Building, Structure, and 	Object Record	Linear Feature R	Record	Artifact Record
	Sketch Map	Archaeological Record	•	Milling Station Re		Photograph Record

Other: (List)

State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3				NRHP Status	Code: 3CS, 5S3	3
	Resource Name or	# (Assigned by	recorder) 13	50 VELASCO ST		
B1. Historic Name:						
B2. Common Name						
B3. Original Use:		B4. Present	Use:			
B5. Architectural Style:	Quonset Hut					
B6. Construction History:	(Construction date, alteration	ns, and date of a	Iterations)			
Seat mfr quonset hut constru	icted 1946 for owner HH Dee	mar and Son, no	arch, enginee	r LG Jost, \$14200 (cost.	
B7. Moved? ✓ No 🗌	Yes 🗌 Unknown 🛛 Date:		Original Loca	ation:		
B9a. Architect: Unknown			B9b. Builder:			
B10. Significance: Theme:	Industrial architecture		Area Boyle	Heights		
Period of Significance	: 1946	Property Type	Industrial		Applicable Criteria	A, C
	s of historical or architectural on more than the second sec				ic scope. Also addre	ess integrity.)
As an excellent example	of a now rare post-World	War II Quonse	t that exhibits	a high level of p	hysical integrity and	d for its

As an excellent example of a now rare post-World War II Quonset that exhibits a high level of physical integrity and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." As a result, the property appears individually eligible for listing in the National Register under Criteria A and C through survey evaluation for its association with the economic development of Los Angeles, and for embodying the distinctive characteristics of a rare Quonset Hut in Boyle Heights (3S CHRC Status Code). In addition, this property appears eligible for individual listing in the California Register through survey evaluation under Criteria 1 and 3 (3CS CHRC Status Code). Further, the property appears individually eligible for local listing as a City of Los Angeles Historic Cultural Monument for exemplifying the broad economic history of the City and for embodying distinguishing architectural characteristics of a Quonset Hut (5S3 CHRC Status Code).

HP8. Industrial Building

Estrada St

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles,"

Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130	PCR Services	Mines Ave	E Olympic Blvd
Date of Evaluation	Santa Monica, CA 90401 on:	9/17/2007	SE	
	(This space reserved for official comments.)		de Vista Nie Eme	E 14th St Union Pacific Ave Spence St Value Ave

DEPARTMENT OF PARKS AND RECREATION			Primary # HRI # Trinomial					
Other Listings Review Code Review Code		Reviewer _	NRHP Status Code 5S3 ver Date					
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Publication and (P2b and P2c or P2d. Attach a			der) a. Coun		/HITTIER Boule Angeles	vard		
 b. USGS 7.5' Quad c. Address: 2195 d. UTM: (Give more than one for late. Other Locational Data (e.g. Parce Oriented with primary (south) elevational for the second second	rge and/or linear resources) l #, directions to resource, ele		d City	,	mE/	; Zip mN er Bouleval	90023 rd.	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Three-story; rectangular plan; 1920s commercial building; flat roof with parapet; brick exterior walls; parapet with decorative brickwork; ; belt course below second story sills; decorative brickwork; aluminum and glass doors (alteration); aluminum windows (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ✓ Building Structure Object Site Distric	et Element of District Other (Isolates, etc.)
F1. Report Citation:(Cite survey report and other sources, or enter "none.")	 P5b Description of Photo: (View, date, accession #) South Elevation, Lkg N, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Both 1914 P7. Owner Address: HOPKINS, TIMOTHY P AND GRACIE 1545 WILSHIRE BLVD # 710 LOS ANGELES CA, CA 90017 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
Attachments: NONE Continuation Sheet Image: Continuation Sheet Location Map Image: Structure, and Object Record Image: Continuation Sheet Image: Continuation Sheet	District Record Rock Art Record Linear Feature Record Artifact Record

Milling Station Record

Photograph Record

Sketch Map

Other: (List)

Archaeological Record

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 5S3
Resource Name or # (Assigne	d by recorder) 2195 WHITTIER Boulevard
B1. Historic Name:	
B2. Common Name	
B3. Original Use: Commercial and Residential B4. Pres	sent Use: Commercial and Residential
B5. Architectural Style: Early Twentieth-Century Residential and	l Commercial
B6. Construction History: (Construction date, alterations, and date 1914: Commercial building constructed	of alterations)
B7. Moved? 🔽 No 🗌 Yes 🗌 Unknown 🛛 Date:	Original Location:
B8. Related Features:	
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Property T	ype Commercial and Residential Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as d	efined by theme, period, and geographic scope. Also address integrity.)
Theme: Commercial Development Related to Street Railway	Transportation, 1913-1934

Multifamily Rental Properties, Live/Work Properties/ Business Commercial Properties

2195 Whittier Boulevard is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			AN ST	5.51 Louis St
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	Anders	5 Terrace Heights Ave 5
Date of Evaluation	on:	9/1/2007		
	(This space reserved for official comments.)		SF 044	Whittier Blvd S Sullion 134B 134C

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION			Primary # HRI #					
PRIMARY RECORD			Trinomial NRHP Status Code 5S3					
	Other Listings Review Code	Reviewer _				Date		
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Publication and (P2b and P2c or P2d. Attach a			der) a. Coun		HITTIER Bou ngeles	ılevard		
 b. USGS 7.5' Quad c. Address: 2226 d. UTM: (Give more than one for la e. Other Locational Data (e.g. Parce Oriented with primary (north) elevational data 	rge and/or linear resources) #, directions to resource, ele	vation, etc., as	d City	,	mE/	c ; Zip mN	90023	В.М.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Three-story; rectangular plan; early-twentieth-century commercial building; flat roof with parapet; brick exterior walls; cast parapet with dentils; recessed arched entryway with keystone; belt course dividing ground floor from second story above commercial spaces and decorative bands; cast lintel and keystone above second and third story windows; decorative brickwork; fire escape on east elevation; three commercial spaces with metal bar security windows and doors (alteration); transom windows on west commercial space; aluminum windows on residential spaces (alteration).

P3b. Resource Attributes:	(List attributes and codes)
---------------------------	-----------------------------

P4. Resources Present	: Suilding		Site C	District Eleme	ent of District	Other (Isolates, etc	c.)
					(View, date North Eleve P6. Date C	ption of Pho e, accession ation, Lkg S constructed historic	n #) 5, Sept 2007	
				4	2233 W 1	IAVIER ET		
					Jon Wilson PCR Servio 233 Wilshi	liation, and	d, Suite 130)
		-11			P9. Date R P10. Surve	ecorded:	9/1/2007 (Describe)	
P11. Report Citation:	(Cite survey rep	oort and other sources, or e	enter "none.")					
	ONE	 ☐ Continuation Sheet ✓ Building, Structure, and ☐ Archaeological Record 	Object Record	 District Reco Linear Featu Milling Station 	ure Record	Artifact	t Record Record aph Record	I

Other: (List)

State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3		NRHP Status Code:	5S3
	Resource Name or # (Assigned by	recorder) 2226 WHITTIER Boulevard	
B1. Historic Name:			
B2. Common Name			
B3. Original Use:	B4. Present	Use:	
B5. Architectural Style:	Early Twentieth-Century Residential and Con	nmercial	
B6. Construction History:	(Construction date, alterations, and date of a	Iterations)	
1913: Commercial building co	onstructed.		
Floorplans included.			
B7. Moved? No	Yes 🗌 Unknown 🛛 Date:	Original Location:	
B8. Related Features:		-	
B9a. Architect: None		B9b. Builder: None	
B10. Significance: Theme:	See Below	Area	
Period of Significance	: 1913-1945 Property Type	Commercial and Residential Applicat	ole Criteria
(Discuss importance in terms	of historical or architectural context as define	d by theme, period, and geographic scope	e. Also address integrity.)
Theme: Commercial Dev	elopment Related to Street Railway Trar	sportation, 1913-1934	
Multifamily Rental Proper	rties, Live/Work Properties/ Business Col	mmercial Properties	

2226 Whittier Boulevard is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) **B12. References:**

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			IN STATE
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	derson
Date of Evaluation	on:	9/1/2007	S White a c
	(This space reserved for official comments.)		Ministier Black

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State of California – The Resources Age DEPARTMENT OF PARKS AND RECR	,		Primary a HRI #	#				
PRIMARY RECORD			Trinomia	-				
	Other Listings	NRHP Status Code 3CS		305				
	Review Code	Reviewer _			I	Date		_
Page 1 of 2	Resource Name or #: (Assig	ned by recor	der)	2310 W	HITTIER Boul	evard		
P1. Other Identifier:								
P2. Location: Not for Publicat	tion 🗌 Unrestricted		a. Coun	t y Los A	ngeles			
and (P2b and P2c or P2d. Attach a	Location Map as necessary.))						
b. USGS 7.5' Quad	Date T	; R	;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 2310	WHITTIE	R Boulevard	d City	Los Angeles	3	Zip	90023	
d. UTM: (Give more than one for la	rge and/or linear resources)	Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parcel	I #, directions to resource, eleva	ation, etc., as	appropria	ite)				
Primary elevation Oriented with the p	primary (north) elevation facing	north. The b	uilding is l	ocated on the	e south side o	f Whittier Bol	ulevard.	

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two-Story; rectangular plan; Mission Revival Movie Theatre; flat roof with a Mission Revival parapet; stucco, plaster, and brick exterior load-bearing walls; decorative urns along parapet top; two decorative pediments above second-story windows topped with a decorative urn; two arched windows on the second-story; marquee (alteration); recessed outdoor lobby; decorative faux stone façade and coining; metal security grates over primary entrance (alteration); aluminum and glass storefronts (alteration).

P3b. Resource Attributes: (List attributes and codes)	
P4. Resources Present: Building Structure Object Site District Ele	ement of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) P6. Date Constructed/Age and Sources: □ Prehistoric I Historic Both 1920 C P7. Owner Address: 1014 OLYMPIC LLC 1018 E OLYMPIC BLVD LOS ANGELES CA, CA 90021 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded:
	P10. Survey Type: (Describe)
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Continuation Sheet District R Location Map Building, Structure, and Object Record Linear Fe	Record Rock Art Record

Milling Station Record

Photograph Record

DPR 523B (1/95) PCR Services Corporation

Sketch Map

Other: (List)

Archaeological Record

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	
Page 2 of 3	NRHP Status Code: 3CS
Resource Name or # (Assigned by	recorder) 2310 WHITTIER Boulevard
B1. Historic Name: <i>Mission Theatre</i> B2. Common Name	
B3. Original Use: Commercial B4. Present	Jse: Religious
B5. Architectural Style: Mission Revival	
B6. Construction History: (Construction date, alterations, and date of a	terations)
1920: Theatre constructed for owner Cinema Enterprises Inc., architect Lyl \$34,000.	e N. Barcume, engineer H.P. King, contractor Floyd R. Fisher, for
Floorplans included.	
B7. Moved? 🖌 No 🗌 Yes 🗌 Unknown Date:	Original Location:
B8. Related Features:	
B9a. Architect: L.N. Barcume	B9b. Builder: Floyd R Fisher
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Property Type	Commercial Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as define	d by theme, period, and geographic scope. Also address integrity.)
Theme: Popular and Social Culture-The Movie and Entertainment	Capital

Motion Picture Theatres

2310 Whittier Boulevard is significant at the national and state level for its association with motion picture architecture. It is an important site of leisure and recreation in the neighborhoods of Boyle Heights and served as a social center for the community.

There were once many neighborhood theatres constructed in Boyle Heights between 1913 and 1945 including the National, Brooklyn, Wabash, Joy, Meralta, and the Monterey theatres. Only the Meralta Theater (heavily altered) and the Monterey Theater are extant. The neighborhood theatres in Boyle Heights were single screen theatres and served as important community centers in the neighborhoods throughout Boyle Heights. The Mission Revival Monterey Theatre designed by Lyle Barcume and built by Floyd R. Fisher, is located at 2310 Whittier Boulevard.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

B13. Remarks:			N	Terrace L
B14. Evaluator: Date of Evaluatio	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 on:	PCR Services	1 4	Terrace Heights Ave Stand
	(This space reserved for official comments.)		6A 134B	Politics of the

DEDARTMENT OF DARKS AND RECREATION		Primary # HRI #						
PRIMARY RECORD			Trinomia	-	500			
	Other Listings Review Code			atus Code	5S3	Date		
Dana 4 of 2								
 Page 1 of 2 P1. Other Identifier: P2. Location: Not for Publica and (P2b and P2c or P2d. Attach a 			aer) a. Coun		HITTIER Boul ngeles	evard		
b. USGS 7.5' Quad	Date T	, ; R	;	1/4 of	1/4 of Sec	;		B.M.
c. Address: 2821	WHITTI	ER Boulevard	City	Los Angeles	6	Zip	90023	
d. UTM: (Give more than one for la	rge and/or linear resources)	Zone		;	mE/	mN		
e. Other Locational Data (e.g. Parce	I #, directions to resource, elev	ation, etc., as	appropria	ate)				
Oriented with primary (south) elevati	ion facing south. Locatedo on t	he north side	of Whittie	r Boulevard.				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) One-story; three-bay; rectangular plan; Renaissance Revival commercial building; flat roof with parapet; brick exterior walls; concrete foundations; arched entranceway with keystone and cast shields; dentils along bottom of parapet; decorative cast iron metal doors; storefront windows with transoms above tile knee-wall.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ✓ Building Structure Object Site District Element	t of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) South Elevation, Lkg NE, Sept 2007 P6. Date Constructed/Age and Sources: □ Prehistoric I Historic Both 1924 P7. Owner Address: TORREZ,EDWARD AND HAZEL TR 10407 STRONG AVE WHITTIER CA, CA 90601 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401
	P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.")	
Attachments: NONE Continuation Sheet District Record District Record	

		Sk

Location Map	
Sketch Map	
Other: (List)	

۱g, Archaeological Record Milling Station Record

Artifact Record Photograph Record

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 5S3
Resource Name or # (Assigned by	recorder) 2821 WHITTIER Boulevard
B1. Historic Name: California Bank B2. Common Name	
B3. Original Use: B4. Present	Jse: Commercial
B5. Architectural Style: Renaissance Revival	
B6. Construction History: (Construction date, alterations, and date of al	
1924: Commercial building constructed for owner California Bank, Walker a	and Eisen architects, for \$30,000.
B7. Moved? ✔ No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Walker and Eisen	B9b. Builder: None
B10. Significance: Theme: See Below	Area
Period of Significance: 1913-1945 Property Type	••
(Discuss importance in terms of historical or architectural context as define Theme: Commercial Development Related to Street Railway Tran	
meme. Commercial Development Related to Street Railway Tran	sponation, 1915-1954
Multifamily Rental Properties, Live/Work Properties/ Business Cor	nmercial Properties
2821 Whittier Boulevard is significant for its association with the contriggered by the construction of public railcars that connected Boy transportation technology on the growth patterns of Los Angeles.	
Between 1913 and 1934, Boyle Heights was extensively develope	d. Commercial, mixed-use, and multi-family residential

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N E Gin St
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	
Date of Evaluati	on:	9/1/2007	
	(This space reserved for official comments.)		

State of California – The Resources Age DEPARTMENT OF PARKS AND RECR	,		Primary HRI #	¥				
PRIMARY RECORD	Other Listings		Trinomia NRHP St	l atus Code	5S3			
	Review Code	Reviewer _				Date		
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Publicat and (P2b and P2c or P2d. Attach a			der) a. Coun t		/HITTIER Boul Angeles	evard		
 b. USGS 7.5' Quad c. Address: 2934 d. UTM: (Give more than one for la e. Other Locational Data (e.g. Parcel Oriented with primary (north) elevation 	Date T WHITT rge and/or linear resources) #, directions to resource, elev	; R <i>IER Boulevard</i> Zone vation, etc., as	d City	,	mE/	; Zip mN	90023	B.M.

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two story, rectangular-plan, turn-of-the-century commercial building; flat roof with parapet; brick exterior walls; wood roof framing; concrete foundations; corbelled parapet with decorative brickwork; recessed signage panel "Collins;" aluminum and glass windows (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:	Building	Structure Object	Site District	Element of District	Other (Isolates, etc.)
			X	(View, da <i>North Ele</i> P6. Date	ription of Photo: te, accession #) <i>vation, Lkg SW, Sept 2007</i> Constructed/Age and Sources: ehistoric I Historic Both
IIII			1	ALLEN,J, 14515 C	er Address: AMES CO TR ET AL ULLEN ST R CA, CA 90603
				Jon Wilso PCR Ser 233 Wilsi	ffiliation, and address) on
	-			P10. Sur	Recorded: 9/1/2007 vey Type: (Describe) Level Survey
P11. Report Citation: (C	Cite survey rep	ort and other sources, or en	ter "none.")		
Attachments: NON	IE	 ☐ Continuation Sheet ☑ Building, Structure, and C 		District Record Linear Feature Record	Rock Art Record Artifact Record

Milling Station Record

Photograph Record

DPR 523B (1/95) PCR Services Corporation

Sketch Map

Other: (List)

Archaeological Record

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 5S3
Resource Name or # (Assigned by	recorder) 2934 WHITTIER Boulevard
B1. Historic Name: <i>Collins</i> B2. Common Name	
B3. Original Use: Commercial and Residential B4. Present	Use: Commercial and Residential
B5. Architectural Style: Turn-of-the-Century	
B6. Construction History: (Construction date, alterations, and date of all	terations)
1912: Commercial building constructed	
B7. Moved? ✔ No ☐ Yes ☐ Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: See Below	Area
	Commercial and Residential Applicable Criteria A, C
(Discuss importance in terms of historical or architectural context as define Theme: Commercial Development Related to Street Railway Tran	
Commercial Development in Railroad, Horsecar and Streetcar Su	burbs: Boyle Heights, 1887-1912
2934 Whittier Boulevard is significant for its association with the e	arliest Boyle Heights commercial developments triggered by the

2934 Whittier Boulevard is significant for its association with the earliest Boyle Heights commercial developments triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, 2934 Whittier Boulevard is one of the oldest extant commercial building in the survey area.

The streetcar connected Boyle Heights to downtown Los Angles from routes along Cesar Chavez Avenue, 1st Street, 4th Street, Whittier Avenue, and other thoroughfares. Although 1st Street was the primary commercial corridor during the early years of the Boyle Heights subdivision, Brooklyn (Cesar Chavez) Avenue, 4th Street, and Stephenson (Whittier) Avenue also had commercial development during 1887-1912 as a result of the railway. Most of the commercial buildings constructed in Boyle Heights during this period were two-story with the ground floor functioning as commercial space while the second story was residential.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N		Boyle H
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services			
Date of Evaluation	on:	9/1/2007	JI // //	- e	~ 7//
	(This space reserved for official comments.)		-153 -153 	10 10 134A	Oncount St BIAN

State of California – The Resources Age DEPARTMENT OF PARKS AND RECR	, , , , , , , , , , , , , , , , , , ,		Primary # HRI #	ŧ				
PRIMARY RECORD			Trinomia	-	500			
	Other Listings		NRHP Status Code 5S3					
	Review Code	_ Reviewer			I	Date		
Page 1 of 3 P1. Other Identifier:	Resource Name or #: (As	signed by recor	der)	2935 W	HITTIER Boul	evard		
P2. Location: Not for Publication and (P2b and P2c or P2d. Attach a		irv.)	a. Count	t y Los A	ngeles			
b. USGS 7.5' Quad c. Address: 2935	Date	T;R		1/4 of Los Angeles	1/4 of Sec	; Zip	90023	В.М.
c. Address: 2935 WHITTIER Boulevard City Los Angeles Zip 90023 d. UTM: (Give more than one for large and/or linear resources) Zone ; mE/ mN e. Other Locational Data (e.g. Parcel #, directions to resource, elevation, etc., as appropriate) Oriented with the primary (south) elevation facing south. Located on the north side of Whittier Boulevard. MN								

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two story, three-bay; rectangular plan, 1920s commercial building; flat roof with parapet; brick exterior walls; concrete foundations; stepped belt course below second story window sill; wood panel door with fanlight (alteration); aluminum and glass door (alteration); multi-light windows (alteration).

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:	 Building 	Structure Object	Site	District	Element of District	Other (Isolates, etc	:.)
P11. Report Citation: (1)	Cite survey repo	wit and other sources, or e	enter "none.")		(View, dat South Ele P6. Date 0 □ Pre 1926 P7. Owne ARIZA,HO 2935 WH LOS ANG P8. Recor (Name, aff Jon Wilso PCR Serv 233 Wilsh Santa Mou P9. Date F P10. Surv	HITTIER BLVD ELES CA, CA 90023 r ded by: filiation, and address) n	Sources:
Attachments: NO	_	Continuation Sheet			trict Record	Rock Art Record	

Location Map Sketch Map Other: (List)

Building, Structure, and Object Record

Archaeological Record

Linear Feature Record Milling Station Record

Artifact Record Photograph Record

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION	Primary # HRI #
BUILDING, STRUCTURE, AND OBJECT	RECORD
Page 2 of 3	NRHP Status Code: 5S3
Resource Name or # (Assigned by	recorder) 2935 WHITTIER Boulevard
B1. Historic Name: B2. Common Name	
B3. Original Use: Commercial and Residential B4. Present	Jse: Commercial and Residential
B5. Architectural Style: 1920s Commerical Building	
B6. Construction History: (Construction date, alterations, and date of al 1926: Commercial building constructed. 1988: South wall changed from masonry wall to steel frame.	terations)
B7. Moved? 🖌 No 🗌 Yes 🗌 Unknown Date:	Original Location:
B8. Related Features:	
B9a. Architect: None	B9b. Builder: None
B10. Significance: Theme:	Area
Period of Significance: c. 1920s Property Type	Commercial Applicable Criteria
(Discuss importance in terms of historical or architectural context as defined Theme: Commercial Development Related to Street Railway Tran	

2935 Whittier Boulevard is significant for its association with the Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles. Also, it's the oldest extant commercial buildings in the survey area.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:			N	SST	Boyle H
B14. Evaluator:	Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services			
Date of Evaluation	on:	9/1/2007	JI // //	A a	~ >//
	(This space reserved for official comments.)		-153 57	134A	Oregon 2

State of California – The Resources / DEPARTMENT OF PARKS AND RE CONTINUATION SH	CREATION	Primary # HRI # Trinomial	
Page 168 of	Resource Name or #	(Assigned by recorder) 2935 W	HITTIER Boulevard
Recorded by Jon Wilson		Date	9/1/2007 Continuation Update

B10 Significance (Continued)

Many of the commercial, mixed-use, and multi-family residential properties located along the commercial strips of Boyle Heights constructed between 1913 and the 1920s were owned by members of the Jewish community in Boyle Heights. Many of the properties eligible under this theme located along Cesar Chavez Avenue were constructed by developer H. Gorelink and designed by architect Harry Genser. The architecture of these buildings tended to be in the Mediterranean style.

Page 1 of 2 Resource Name or #: (Assigned by recorder) 3443 East WHITTIER Boulevard P1. Other Identifier:	State of California – The Resources Ag DEPARTMENT OF PARKS AND RECH PRIMARY RECORD		Review			5S3 Da	ate		
	P1. Other Identifier: P2. Location: Not for Publica and (P2b and P2c or P2d. Attach a	tion V Unrestricted	sary.)	a. Cour		ngeles	oulevard		
							,		B.M.
c. Address: 3443 East WHITTIER Boulevard City Los Angeles Zip 90023	c. Address: 3443	East Wł	HITTIER Boule	vard City	Los Angeles	5	Zip	90023	
d. UTM: (Give more than one for large and/or linear resources) Zone ; mE/ mN e. Other Locational Data (e.g. Parcel #, directions to resource, elevation, etc., as appropriate) Primary elevation oriented south, southwest onto Whittier Blvd. Final Action of the south									

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Two-story; rectangular plan; commercial and residential Art-Deco building; flat roof with a parapet; painted plaster exterior walls; brick perimeter walls with wood frame interior walls; concrete foundations; wide pilasters topped with a raised Moderne pattern with recessed chevron panels between the pilasters; casement windows on west side of second story; aluminum sliders on the east side of the second story (alteration).

P3b. Resource Attributes:	(List attributes and codes)
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P4. Resources Present:	Building Structure Object Site District Element	ment of District Other (Isolates, etc.)
		 P5b Description of Photo: (View, date, accession #) South Elevation, Lkg N, Sept 2007 P6. Date Constructed/Age and Sources: Prehistoric Pitistoric Both 1930 c. P7. Owner Address: RAYA, RICHARD 713 E AZALEA DR MONTEBELLO CA, CA 90640 P8. Recorded by: (Name, affiliation, and address) Jon Wilson PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/1/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (C Attachments: NON	Cite survey report and other sources, or enter "none.") NE Continuation Sheet District Re	ecord Rock Art Record
	ation Map 🛛 🗹 Building, Structure, and Object Record 🛛 🗌 Linear Fe	eature Record 🗌 Artifact Record

Sketch Map Archaeological Record

Milling Station Record

Photograph Record

Other: (List)

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3				NRHP Status Code:	5S3		
	Resource Name or #	(Assigned by	recorder) 34	43 East WHITTIER Bouleval	rd		
B1. Historic Name:							
B2. Common Name							
B3. Original Use:		B4. Present	Jse:				
B5. Architectural Style:	Art Deco						
B6. Construction History:	(Construction date, alterations,	, and date of al	terations)				
1930: Residential and commerical building constructed for owner Dr. L.A. Pindler and Fannie Pindler, contractor Harry Falk and Morris Falk, for \$14,500.							
B7. Moved? ✔ No Y B8. Related Features:	Yes 🗌 Unknown Date:		Original Loca	ation:			
B9a. Architect: None			B9b. Builder:	Harry Falk and Morris Falk			
B10. Significance: Theme:	See Below		Area				
Period of Significance:	: 1913-1945 P	roperty Type	Residential	Applicable	e Criteria A, C		
	of historical or architectural con elopment Related to Street				•••		
Multifamily Rental Proper	ties, Live/Work Properties/ I	Business Cor	nmercial Prop	perties			

3443 Whittier Boulevard is significant for its association with the commercial Boyle Heights commercial developments that were triggered by the construction of public railcars that connected Boyle Heights to downtown. It represents the impact of transportation technology on the growth patterns of Los Angeles.

Between 1913 and 1934, Boyle Heights was extensively developed. Commercial, mixed-use, and multi-family residential buildings were built along Cesar Chavez Avenue (Brooklyn Avenue), 1st Street, 4th Street, and Whittier Avenue (Stephenson Avenue). These boulevards became commercial strips largely because of their proximity to rail lines. The Yellow Line street cars continued to serve the Boyle Heights area into the 1930s, after which they were increasingly supplanted by automobiles. According to the 1921 Sanborn Fire Insurance maps, automobile-oriented properties were already being constructed along the primary commercial strips of Boyle Heights.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA County Building Permits, Los Angeles Times, Sanborn Maps

B13. Remarks:

B14. Evaluator: Jon Wilson 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401

Date of Evaluation:

9/1/2007

PCR Services

(This space reserved for official comments.)

State of California – The Resources A DEPARTMENT OF PARKS AND REC PRIMARY RECORD	0, 1	Reviewer	Primary # HRI # Trinomial NRHP Status Cod	- ,	ate	
Page 1 of 2 P1. Other Identifier: P2. Location: Not for Public and (P2b and P2c or P2d. Attach		0	,	WORTH ST s Angeles		
b. USGS 7.5' Quad c. Address: <i>4360</i> d. UTM: (Give more than one for e. Other Locational Data (e.g. Parc	large and/or linear resource	,	City Los Ange ;	1/4 of Sec eles mE/	; Zip mN	В.М. 90063

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This sizeable property contains two main buildings: an east industrial building with offices facing Worth Street and a much larger allindustrial building to the west. Both one-story buildings are of brick masonry construction capped by steel truss roofs with stepped or rounded parapets. Of particular note is the quality of the surface materials along the primary (north) elevation of both buildings, which consists of high-fired bricks of varying shades punctuated by glazed white squares that decorate the tops of pilasters and parapets. Fenestration consists primarily of steel-framed, multi-pane casements. The main entrance, however, has been modified with metal-framed glazing flanked by non-original sconces and sheltered by a canvas awning. Landscaping consists of clipped hedges and low shrubs that front the north façade. The west building is a much larger structure with minimal north-facing fenestration and a modest entrance. Skylights illuminate its side gabled roof. Both buildings exhibit a moderate to high level of physical integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial Building P4. Resources Present: ✓ Building Structure Object Site Diagonal	uilding strict
	 P5b Description of Photo: (View, date, accession #) North elev, Ikg SW, 9/2007 P6. Date Constructed/Age and Sources: Prehistoric Prehistoric Historic Both 1925, Building permit P7. Owner Address: ROSCOE MOSS MANUFACTURING 4360 WORTH ST LOS ANGELES CA, CA 90063 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/25/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") <i>None</i>	
Attachments: □ NONE □ Continuation Sheet □ Location Map ☑ Building, Structure, and Object Record □ Sketch Map □ Archaeological Record	 District Record Rock Art Record Linear Feature Record Artifact Record Milling Station Record Photograph Record

Other: (List)

DEPARTMENT OF PARKS AND RECREATION	HRI #
BUILDING, STRUCTURE, AND OBJECT	
Page 2 of 3	NRHP Status Code: 3CS, 5S3
Resource Name or # (Assigned by	recorder) 4360 WORTH ST
B1. Historic Name: Roscoe Moss Co.	
B2. Common Name Roscoe Moss Co.	
B3. Original Use: Industrial B4. Present I	Jse: Industrial
B5. Architectural Style: Med. Rev. influences	
B6. Construction History: (Construction date, alterations, and date of al	terations)
Warehouse constructed 1925 for Roscoe Moss Co., no arch, contractor R 1967: addition of 1500 sf of office space on west side of building for owner 1988: Damage repair to upper 8" of exterior wall approximately 63' long for \$5200 cost.	Roscoe Moss, contractor WM Smith, \$2500 cost.
Plans included B7. Moved? V No Yes Unknown Date: B8. Related Features:	Original Location:
B9a. Architect: None	B9b. Builder: R Wentcott Co.
B10. Significance: Theme: Industrial architecture	Area Boyle Heights
Period of Significance: 1934-1945 Property Type	Industrial Applicable Criteria N/A
(Discuss importance in terms of historical or architectural context as defined	d by theme, period, and geographic scope. Also address integrity.)
Theme: Industrial Buildings and Complexes into the Modern Era, Properties in Boyle Heights erected between 1913-1945; Transpo	

The Roscoe Moss Company, a manufacturer of water well casings that constructed its first building at this location in 1925, continues to occupy its original property over 80 years later. This property represents a good early example of a brick masonry vernacular industrial building in this part of Los Angeles. In addition, its association with the railroad renders this property highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." It is a contributor to the potential "Worth Street Industrial District" that is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region in the two decades before WWII. This was a time when the Valley Boulevard/Alhambra Avenue industrial corridor was being improved with factories and warehouses associated with the development of the vast City Industrial Tract along the Southern Pacific Railroad's main line in Boyle Heights. In particular, the years 1924-1936 represent the period when this area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected. Each of the district's contributors is representative of the industrial architecture and urban history of the two decades prior to WWII in Los Angeles. Together these properties constitute a significant concentration of associated historical resources. As a result, this property appears eligible for listing in the California Register through survey evaluation as a contributor to a "Worth Street Industrial District" under Criteria 1 and 3; it also appears individually eligible for listing in the

HP8. Industrial Building

bner St

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

State of California The Bessuress Agency

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles."

B13. Remarks:

1913-1945

B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	Valley Blvd Southern Pacific Valley Blvd Medrord St
Date of Evaluation		9/25/2007	Southern Paoific
	(This space reserved for official comments.)		N Independent of the series of

State of California – The Resources Agency DEPARTMENT OF PARKS AND RECREATION				Primary # HRI #					
PRIMARY RECORD	Other Listings			Trinomia NRHP St	-	3CS, 5S3			
	Review Code	R	eviewer _.				Date		
Page 1 of 2	Resource Name of	or #: (Assigned	by recor	der)	4366 W	ORTH ST			
P1. Other Identifier:									
P2. Location: Not for Publicat	tion 🗹 Unrestrict	ted		a. Coun	ty Los A	ngeles			
and (P2b and P2c or P2d. Attach a	Location Map as r	necessary.)							
b. USGS 7.5' Quad	Date	т	; R	;	1/4 of	1/4 of Sec	c ;		B.M.
c. Address: 4366		WORTH ST		City	Los Angeles	S	Zip	90063	
d. UTM: (Give more than one for la	rge and/or linear res	sources) Zo	ne		;	mE/	mN		
e. Other Locational Data (e.g. Parcel	#, directions to rese	ource, elevatio	n, etc., as	s appropria	ate)				

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) Of brick masonry construction, this one-story utilitarian industrial building features a steel truss roof with stepped parapet that is almost entirely obscured by a large horizontal wood sign. Non-original metal security bars front the building's main entrance and fenestration. Of particular note are the various bond patterns of the brick veneer that enhance the primary (north) façade. The building exhibits a high level of integrity.

P3b. Resource Attributes: (List attributes and codes) HP8. Industrial Building	9
P4. Resources Present: ☑ Building □ Structure □ Object □ Site □ District	Element of District Other (Isolates, etc.)
	P5b Description of Photo: (View, date, accession #) North elev, lkg SW, 9/2007 P6. Date Constructed/Age and Sources: □ Prehistoric I Historic Both 1928, Building permit P7. Owner Address: CHIERICO,LUCILLE A 12405 VENICE BLVD NO 215 LOS ANGELES CA, CA 90066 P8. Recorded by: (Name, affiliation, and address) Peter Moruzzi
	PCR Services 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401 P9. Date Recorded: 9/25/2007 P10. Survey Type: (Describe) Intensive Level Survey
P11. Report Citation: (Cite survey report and other sources, or enter "none.") <i>None</i>	
Location Map 🗹 Building, Structure, and Object Record 🗌 L	District RecordRock Art RecordLinear Feature RecordArtifact RecordMilling Station RecordPhotograph Record

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3CS, 5S3						
Resource Name or # (Assigned	by recorder) 4366 WORTH ST						
B1. Historic Name:							
B2. Common Name U.S. Caster Inc.							
B3. Original Use: Industrial B4. Prese	ent Use: Industrial						
B5. Architectural Style: Utilitarian Industrial							
B6. Construction History: (Construction date, alterations, and date of	of alterations)						
1928: Winding and dyeing rayon silk factory and office constructed for c	wner Arthur Bone, architect/contractor WH Barry, \$9000 cost.						
B7. Moved? ✔ No Yes Unknown Date:	Original Location:						
B8. Related Features:	original Location.						
B9a. Architect: WH Barry	B9b. Builder: WH Barry						
B10. Significance: Theme: Industrial architecture	Area Boyle Heights						
Period of Significance: 1924-1936 Property Ty	pe Industrial Applicable Criteria N/A						
(Discuss importance in terms of historical or architectural context as def	ined by theme, period, and geographic scope. Also address integrity.)						
Theme: Transportation Improvements and industrial Growth in	Boyle Heights, 1913-1945						

Erected in 1928, this property represents a good example of a brick masonry vernacular industrial building in this part of Los Angeles. In addition, the property exhibits a high level of physical integrity despite its parapet being hidden by a horizontal sign and the application of metal security bars to its entrance and windows. Along with its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." It is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region in the two decades before WWII. This was a time when the Valley Boulevard/Alhambra Avenue industrial corridor was being improved with factories and warehouses associated with the development of the vast City Industrial Tract along the Southern Pacific Railroad's main line in Boyle Heights. In particular, the years 1924-1936 represent the period when this area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected.

B11. Additional Resource Attributes: (List attributes and codes) B12. References:

LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public

HP8. Industrial Building

the Making," Dav Greg Hise "Magn	Index, Los Angeles Times, William Devereil "L id Gebhard & Robert Winter "Architecture in Lo petic Los Angeles: Planning the 20th Century M 'American Architecture Since 1780: A Guide to	os Angeles," etropolis,"	bner st	Jac
B14. Evaluator:	Peter Moruzzi 233 Wilshire Boulevard, Suite 130 Santa Monica, CA 90401	PCR Services	Valley Blvd Southern Pacific Medford St	Valley Blvd
Date of Evaluation	on: (This space reserved for official comments.)	9/25/2007	Frequeen Ave	N Dirman Former St. 74

		Primary HRI #	#				
Other Listings				3CS, 5S3			
Review Code	Review	er		C	Date		
Resource Name or #:	(Assigned by re	corder)	4370 W	ORTH ST			
_							
tion 🗹 Unrestricted		a. Cour	ity Los A	ngeles			
Location Map as nece	essary.)						
Date	т;	R ;	1/4 of	1/4 of Sec	;		B.M.
W	ORTH ST	City	Los Angele	s	Zip	90063	
-		, as appropri	; ate)	mE/	mN		
	Review Code Resource Name or #: tion I Unrestricted Location Map as nece Date Wr rge and/or linear resource	Other Listings Review Code Review Resource Name or #: (Assigned by re tion ✓ Unrestricted Location Map as necessary.) Date T WORTH ST rge and/or linear resources) Zone	REATION HRI # Trinomia NRHP S Other Listings Review Code Reviewer Resource Name or #: (Assigned by recorder) tion ✓ Unrestricted a. Court Location Map as necessary.) Date T ; R ; WORTH ST City rge and/or linear resources) Zone	REATION HRI # Trinomial NRHP Status Code Other Listings Reviewer Review Code Reviewer Resource Name or #: (Assigned by recorder) 4370 W tion ✓ Unrestricted a. County Location Map as necessary.) Date T Date T ; R ; 1/4 of WORTH ST City Los Angele	REATION HRI # Trinomial NRHP Status Code 3CS, 5S3 Other Listings Reviewer Review Code Reviewer Resource Name or #: (Assigned by recorder) 4370 WORTH ST tion ✓ Unrestricted a. County Los Angeles Location Map as necessary.) Date Date T WORTH ST City VORTH ST City rge and/or linear resources) Zone ; mE/	REATION HRI # Trinomial NRHP Status Code 3CS, 5S3 Other Listings Reviewer Date Review Code Reviewer Date Date Resource Name or #: (Assigned by recorder) 4370 WORTH ST tion ✓ Unrestricted Los Angeles a. County Los Angeles Location Map as necessary.) Date T; R; 1/4 of 1/4 of Sec; WORTH ST City Los Angeles rge and/or linear resources) Zone ; mE/ mN	REATION HRI # Trinomial NRHP Status Code 3CS, 5S3 Other Listings Reviewer Date Review Code Reviewer Date Date Resource Name or #: (Assigned by recorder) 4370 WORTH ST tion ✓ Unrestricted Los Angeles a. County Los Angeles Location Map as necessary.) Date T; R; 1/4 of 1/4 of Sec ; WORTH ST City Los Angeles rge and/or linear resources) Zone ; mE/ mN

P3 Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, and boundaries) This one-story utilitarian industrial building is of brick masonry construction and capped by a flat roof with parapet. Unfortunately, a thick layer of ivy hides the primary (north) elevation from view. Secondary elevations, however, feature steel-framed, multi-pane windows and loading docks. Sanborn maps and tax assessor records indicate that there are additional buildings located on the property that are not visible from the public right-of-way.

P3b. Resource	Attributes: (List attri	outes and codes)	HP8. Industrial	Building			
P4. Resources	Present: 🗹 Buildir	g Structure Object	Site	District	Element of District	Other (Isolates, etc.)	
					(View, date East & non P6. Date C Pret 1924, 1934 P7. Owner BERG,STE 1401 N BE BEVERLY P8. Record (Name, affi Peter Moru PCR Servi 233 Wilshin Santa Mon	4, 1936 Tax Assessor Address: EPHEN TR EVERLY DR HILLS CA, CA 90210 ded by: Iliation, and address) Izzi	
	· · ·				P10. Surve Intensive L	ey Type: (Describe) .evel Survey	
P11. Report Cita	ation: (Cite survey i	eport and other sources, or e	enter "none.")				
Attachments:	 NONE Location Map Sketch Map Other: (List) 	 Continuation Sheet Building, Structure, and Archaeological Record 		Lir	strict Record [hear Feature Record [lling Station Record [Rock Art Record Artifact Record Photograph Record	

State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

Primary # HRI #

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3	NRHP Status Code: 3CS, 5S3
Resource Name or # (Assig	gned by recorder) 4370 WORTH ST
B1. Historic Name: Worth Brothers, Inc.	
B2. Common Name	
B3. Original Use: Industrial B4. F	Present Use: Industrial
B5. Architectural Style: Utilitarian Industrial	
 B6. Construction History: (Construction date, alterations, and d Constructed in 1936. B7. Moved? ✓ No ☐ Yes ☐ Unknown Date: 	ate of alterations) Original Location:
B8. Related Features:	onginal Location.
B9a. Architect: Unknown	B9b. Builder: Unknown
B10. Significance: Theme: Industrial architecture	Area Boyle Heights
Period of Significance: 1924-1936 Propert	y Type Industrial Applicable Criteria N/A
(Discuss importance in terms of historical or architectural context a	s defined by theme, period, and geographic scope. Also address integrity.)

Theme: Transportation Improvements and industrial Growth in Boyle Heights, 1913-1945

This property was the original home of Worth Worsted Mills (yarn spinners and dyers) that built the first of three units of its extensive plant on the parcel in 1924. With the construction of a adjacent silk winding and dyeing factory in 1928 and the massive 8 3/4 acre Los Angeles Cotton Mills facility nearby on Worth Street circa 1925, a de facto "textile center" had been established in the area by the late 1920s. This property represents a good example of a brick masonry vernacular industrial building in this part of Los Angeles. In addition, the property exhibits a moderate to high level of physical integrity (although its primary elevation is covered with ivy). For these reasons and for its association with the railroad, this property is highly reflective of the theme "Transportation Improvements and Industrial Growth in Boyle Heights." As a result, it is closely tied to the strong demand for industrial space arising from the economic growth of the Los Angeles region in the two decades before WWII. This was a time when the Valley Boulevard/Alhambra Avenue industrial corridor was being improved with factories and warehouses associated with the development of the vast City Industrial Tract along the Southern Pacific Railroad's main line in Boyle Heights. In particular, the years 1924-1936 represent the period when this area's most representative and/or notable extant buildings - significant for their architectural quality, physical integrity, and historic associations - were erected.

B11. Additional Resource Attributes: (List attributes and codes) HP8. Industrial Building **B12. References:** LA City Bldg Permits, LA County Tax Assessor, Sanborn Maps, LA Public Library California Index, Los Angeles Times, William Deverell "Los Angeles in the Making," David Gebhard & Robert Winter "Architecture in Los Angeles," Greg Hise "Magnetic Los Angeles: Planning the 20th Century Metropolis," ner St Marcus Whiffen "American Architecture Since 1780: A Guide to the Styles." Jad B13. Remarks: Valley Blvd B14. Evaluator: Peter Moruzzi PCR Services Southern Pacific 233 Wilshire Boulevard, Suite 130 Medford St Valley Blvd Santa Monica, CA 90401 Southern Pacific 9/25/2007 Date of Evaluation: (This space reserved for official comments.) 5 Perns . 15 ... 5 Ave Ditman Fowler 63 Z Ind