

Districts

Name: Moraga Drive Residential Historic District



Description:

The Moraga Drive Residential Historic District is located within the western portion of Bel Air. The district is comprised of 42 single-family residences on either side of Moraga Drive, bounded by Bellagio Road to the south and a post-1980s gated development to the north. The district is located approximately one-half mile northeast of the prominent intersection of Sepulveda and Sunset Boulevards. Moraga Drive itself is relatively level, but curved. The surrounding streets are similarly curved and frequently end in cul-de-sacs, following the topography of the area.

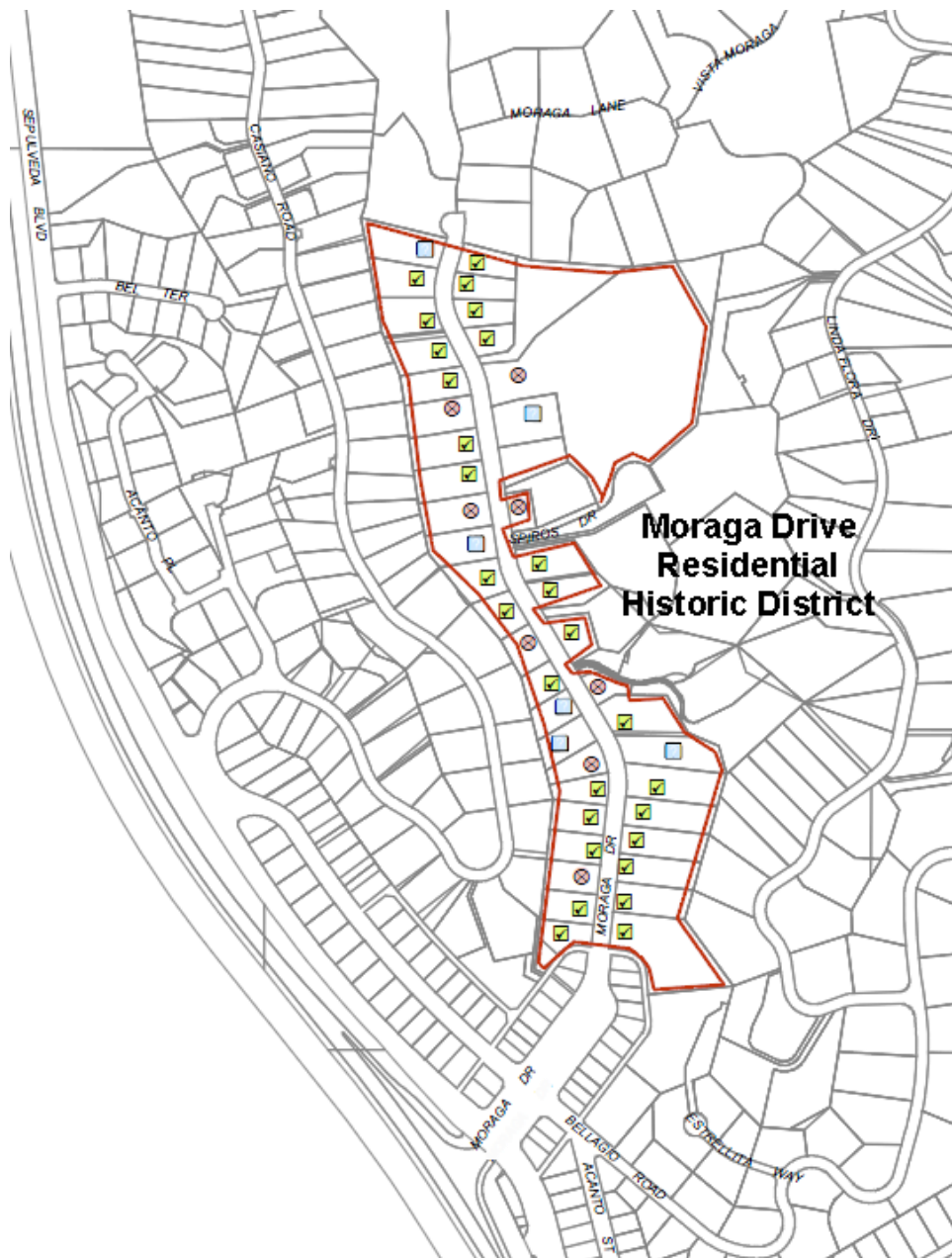
The district is mostly comprised of one and two story single-family residences in the American Colonial Revival, Cape Cod, Traditional Ranch, and Contemporary Ranch styles. In addition to the houses, the district is further characterized by the relatively wide street, historic streetlamps, mature sycamore trees, and lack of sidewalks. The lots within the district are irregularly shaped, but each house has a consistent setback from the street, leaving room for a lawn or garden and a driveway that typically leads to an attached garage. All of the residences in the district are consistent in their massing and scale, with generally rambling, irregular plans. Contributors have a high level of integrity and retain many character-defining features of their respective styles. Of the 42 buildings in the district, 28 are contributors, and eight are non-contributors. Six could not be evaluated for lack of visibility or information.

Significance:

The Moraga Drive Residential Historic District is significant as an excellent, intact concentration of post-war houses in Bel Air. The district is part of the seventh expansion of the original Bel Air subdivision. Of the 42 properties, approximately 71% are contributors. The period of significance for the district begins in 1939, the year the expansion was platted, to 1961, the year the most recent contributor was constructed. Originally, the tract extended a mile up Moraga Drive and included portions of Bellagio Drive east and west of Moraga; however, these areas do not retain sufficient integrity to be included within the district boundaries.

The community was planned near a major thoroughfare, Sepulveda Boulevard, with a “village green” near Sepulveda’s intersection with Moraga Drive. The village green was planned to include shops surrounding parkway planting. However, it was developed with apartments and office buildings instead. Charles B. Hopper, Alphonzo Bell’s successor, served as the sales agent. Like other areas in Bel Air, the tract was marketed to affluent buyers. There was no minimum dollar amount required for improvements, but homes were to be a minimum of two-thousand square feet with designs approved by an architectural committee. A demonstration home designed by architects Arthur and Joseph Kelly was constructed at 930 Moraga Drive. The home, which is still extant and determined individually eligible, was fitted with a number of modern amenities to attract buyers.

Much of Bel Air has been redeveloped and as such, the Moraga Drive Residential Historic District is a rare remaining tract with integrity and consistency within Bel Air.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	No Sub-context
Theme:	Housing the Masses, 1880-1975
Sub theme:	Ranch House Neighborhoods, 1938-1975
Property type:	Post-War Suburb
Property sub type:	Neighborhood
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Significant concentration of custom-designed Ranch houses mostly influenced by the Cape Code and American Colonial Revival styles.

Contributors/Non-Contributors:



Address: 875 N MORAGA DR
Type: Contributor
Year built: 1940
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Cape Cod



Address: 878 N MORAGA DR
Type: Contributor
Year built: 1941
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Cape Cod



Address: 881 N MORAGA DR
Type: Contributor
Year built: 1939
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional



Address: 890 N MORAGA DR
Type: Contributor
Year built: 1941
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 891 N MORAGA DR
Type: Non-Contributor
Year built: 1940
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional



Address: 900 N MORAGA DR
Type: Contributor
Year built: 1940
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, American Colonial



Address: 905 N MORAGA DR
Type: Contributor
Year built: 1940
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional



Address: 910 N MORAGA DR
Type: Contributor
Year built: 1939
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Cape Cod



Address: 919 N MORAGA DR
Type: Contributor
Year built: 1940
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Cape Cod



Address: 920 N MORAGA DR
Type: Contributor
Year built: 1939
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, American Colonial



Address: 921 N MORAGA DR
Type: Contributor
Year built: 1940
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Cape Cod



Address: 930 N MORAGA DR
Type: Contributor
Year built: 1940
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Cape Cod



Address: 931 N MORAGA DR
Type: Non-Contributor
Year built: 1940
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 940 N MORAGA DR
Type: Not sure
Year built: 1942
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 943 N MORAGA DR
Type: Not sure
Year built: 1941
Property type/sub type: Residential-Single Family; House
Architectural style: Unknown/not visible



Address: 950 N MORAGA DR
Type: Contributor
Year built: 1939
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional



Address: 953 N MORAGA DR
Type: Not sure
Year built: 1940
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional



Address: 963 N MORAGA DR
Type: Contributor
Year built: 1946
Property type/sub type: Residential-Single Family; House
Architectural style: Georgian Revival



Address: 964 N MORAGA DR
Type: Non-Contributor
Year built: 1976
Property type/sub type: Residential-Single Family; House
Architectural style: French Revival (Norman)



Address: 975 N MORAGA DR
Type: Non-Contributor
Year built: 1955
Property type/sub type: Residential-Single Family; House
Architectural style: Hollywood Regency



Address: 980 N MORAGA DR
Type: Contributor
Year built: 1947
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, American Colonial



Address: 989 N MORAGA DR
Type: Contributor
Year built: 1939
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 1000 N MORAGA DR
Type: Contributor
Year built: 1952
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Cape Cod



Address: 1005 N MORAGA DR
Type: Contributor
Year built: 1940
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 1010 N MORAGA DR
Type: Contributor
Year built: 1938
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 1015 N MORAGA DR
Type: Not sure
Year built: 1940
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional



Address: 1026 N MORAGA DR
Type: Non-Contributor
Year built: 1960
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional



Address: 1027 N MORAGA DR
Type: Non-Contributor
Year built: 1939
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Contemporary



Address: 1045 N MORAGA DR
Type: Contributor
Year built: 1951
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional; Ranch, Cape Cod



Address: 1047 N MORAGA DR
Type: Contributor
Year built: 1950
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, American Colonial



Address: 1050 N MORAGA DR
Type: Not sure
Year built: 1937
Property type/sub type: Residential-Single Family; House
Architectural style: Unknown/not visible



Address: 1061 N MORAGA DR
Type: Non-Contributor
Year built: 1950
Property type/sub type: Residential-Single Family; House
Architectural style: Other



Address: 1070 N MORAGA DR
Type: Non-Contributor
Year built: 1978
Property type/sub type: Industrial-Agricultural; Other
Architectural style: Not Applicable



Address: 1075 N MORAGA DR
Type: Contributor
Year built: 1950
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional



Address: 1081 N MORAGA DR
Type: Contributor
Year built: 1952
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Contemporary



Address: 1082 N MORAGA DR
Type: Contributor
Year built: 1959
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, American Colonial



Address: 1086 N MORAGA DR
Type: Contributor
Year built: 1958
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Contemporary



Address: 1087 N MORAGA DR
Type: Contributor
Year built: 1959
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Contemporary; Modern, Mid-Century



Address: 1090 N MORAGA DR
Type: Contributor
Year built: 1959
Property type/sub type: Residential-Single Family; House
Architectural style: Modern, Mid-Century



Address: 1091 N MORAGA DR
Type: Contributor
Year built: 1960
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Contemporary



Address: 1094 N MORAGA DR
Type: Contributor
Year built: 1959
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 1095 N MORAGA DR
Type: Not sure
Year built: 1961
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Contemporary

Name: Stone Canyon Road Residential Historic District



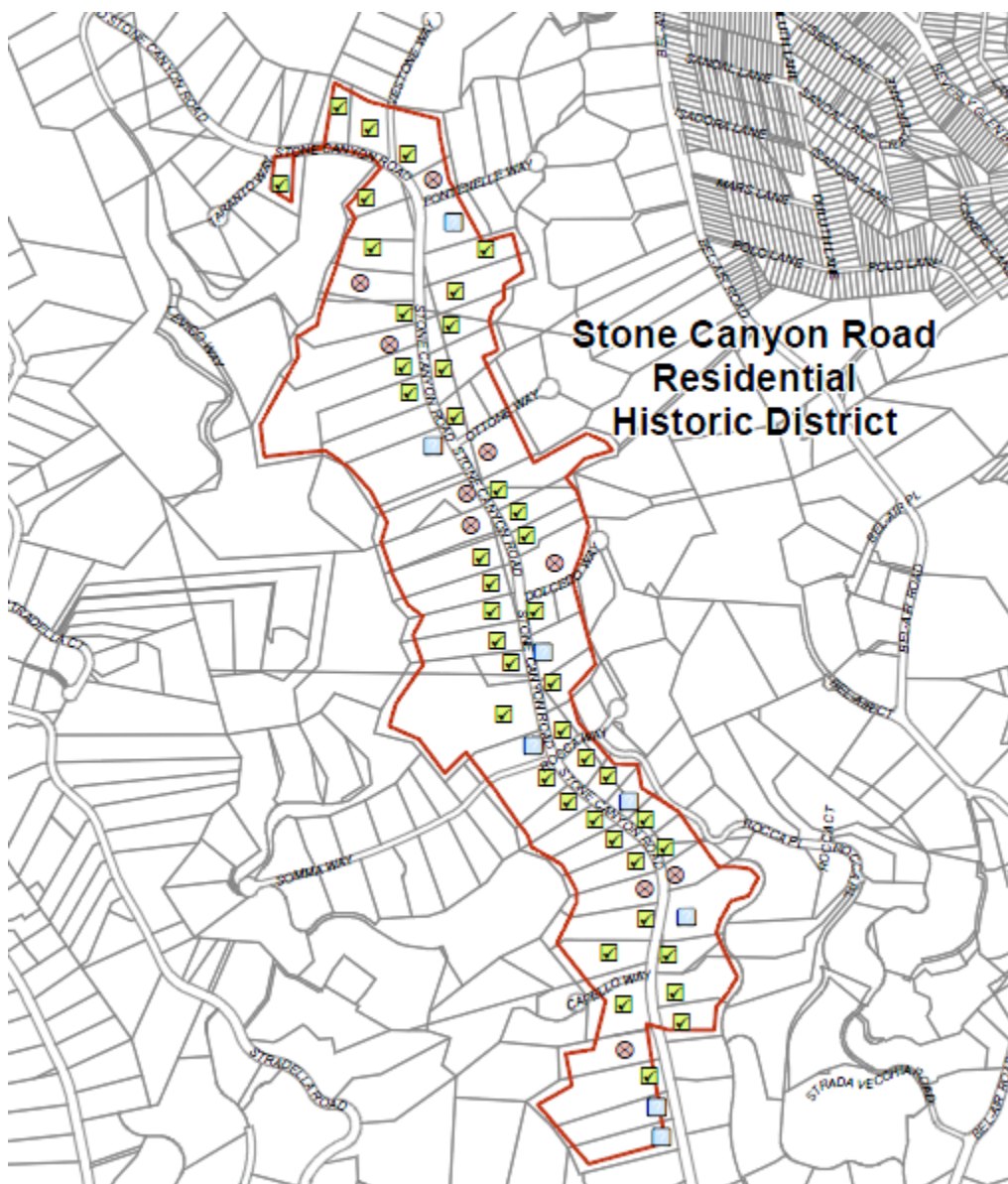
Description:

The Stone Canyon Road Residential Historic District is located in the western portion of Bel Air. The district is comprised of the 60 single-family residences on either side of Stone Canyon Drive, beginning at its southern boundary, the intersection of Chalon and Stone Canyon Roads, and ending at its northern boundary, the intersection of Stone Canyon Road and Taranto Way. The district is just over a mile long and one-half mile north of Sunset Boulevard. Stone Canyon Road itself is gently winding over hills and has slight variations in grade along its length. The surrounding streets are similarly curving and frequently end in cul-de-sacs, following the topography of the area.

The district is made up entirely of single-family Period Revival residences, predominantly designed in American Colonial Revival and Cape Cod styles. In addition to the houses, the district is further characterized by its winding streets, historic street lamps, and lack of sidewalks. There is not a uniform pattern of street trees, although there is an abundance of mature trees and vegetation lining the streets on each individual parcel. The lots are irregularly platted, but each house has a generally consistent setback from the street, leaving room for a lawn, a garden or landscaping as well as a driveway that leads to a typically attached garage. All of the residences in the district are consistent in their massing and scale; the majority of them are two stories with irregular plans. Contributors have a high level of integrity and retain many of the character-defining features of their respective styles. Of the 60 houses in the district, 42 are contributors, ten are non-contributors and eight could not be evaluated.

Significance:

The Stone Canyon Road Residential Historic District was recorded as an excellent, intact concentration of Period Revival residential architecture mostly dating from the 1930s and 1940s. Of the 60 buildings within the district, 70% are contributors. The period of significance for the district begins in 1932, the year the earliest contributor was built to 1954, the year the most recent contributor was built. The Stone Canyon Road Residential Historic District is part of a 1925 extension to Bel Air, which was developed by Alphonzo Bell. Like Bel Air Estates, the neighborhood was the home to numerous individuals in the entertainment industry including actress and singer Judy Garland, director Timothy Whelan, director Norman Foster, actress Dolores Del Rio, actor Claude Rains, and actress Greer Garson. The notable architects of the period were commissioned to design houses in the neighborhood including Wallace Neff, Cliff May, H. Roy Kelley, and Gerard Colcord. Several of the houses in the district were also recorded as individual resources as excellent examples of a Period Revival style.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	No Sub-context
Theme:	Housing the Masses, 1880-1975
Sub theme:	Period Revival Neighborhoods, 1918-1942
Property type:	Automobile Suburb
Property sub type:	Neighborhood
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	An excellent example of a Period Revival historic district from the 1930s and 1940s with homes designed by notable architect for individuals associated with the entertainment industry.

Contributors/Non-Contributors:



Address: 801 N STONE CANYON ROAD
Type: Not sure
Year built: 1945
Property type/sub type: Residential-Single Family; House
Architectural style: Spanish Colonial Revival



Address: 831 N STONE CANYON ROAD
Type: Not sure
Year built: 1954
Property type/sub type: Residential-Single Family; House
Architectural style: Hollywood Regency



Address: 841 N STONE CANYON ROAD
Type: Contributor
Year built: 1935
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 861 N STONE CANYON ROAD
Type: Non-Contributor
Year built: 1969
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 870 N STONE CANYON ROAD
Type: Contributor
Year built: 1941
Property type/sub type: Residential-Single Family; House
Architectural style: Hollywood Regency



Address: 875 N STONE CANYON ROAD
Type: Contributor
Year built: 1938
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 880 N STONE CANYON ROAD
Type: Contributor
Year built: 1936
Property type/sub type: Residential-Single Family; House
Architectural style: Hollywood Regency



Address: 900 N STONE CANYON ROAD
Type: Contributor
Year built: 1949
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Cape Cod



Address: 901 N STONE CANYON ROAD
Type: Contributor
Year built: 1935
Property type/sub type: Residential-Single Family; House
Architectural style: Spanish Colonial Revival



Address: 909 N STONE CANYON ROAD
Type: Contributor
Year built: 1951
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 910 N STONE CANYON ROAD
Type: Not sure
Year built: 1933
Property type/sub type: Residential-Single Family; House
Architectural style: Unknown/not visible



Address: 929 N STONE CANYON ROAD
Type: Non-Contributor
Year built: 1979
Property type/sub type: Residential-Single Family; House
Architectural style: French Revival (Norman)



Address: 930 N STONE CANYON ROAD
Type: Non-Contributor
Year built: 1949
Property type/sub type: Residential-Single Family; House
Architectural style: Mediterranean Revival



Address: 939 N STONE CANYON ROAD
Type: Contributor
Year built: 1937
Property type/sub type: Residential-Single Family; House
Architectural style: French Revival (Norman)



Address: 940 N STONE CANYON ROAD
Type: Contributor
Year built: 1940
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 948 N STONE CANYON ROAD
Type: Contributor
Year built: 1937
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 949 N STONE CANYON ROAD
Type: Contributor
Year built: 1934
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 957 N STONE CANYON ROAD
Type: Contributor
Year built: 1941
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Cape Cod



Address: 963 N STONE CANYON ROAD
Type: Contributor
Year built: 1939
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional



Address: 969 N STONE CANYON ROAD
Type: Contributor
Year built: 1937
Property type/sub type: Residential-Single Family; House
Architectural style: Spanish Colonial Revival



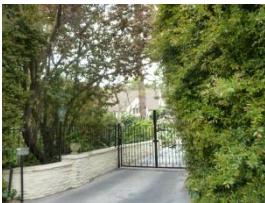
Address: 982 N STONE CANYON ROAD
Type: Contributor
Year built: 1934
Property type/sub type: Residential-Single Family; House
Architectural style: Spanish Colonial Revival



Address: 1000 N STONE CANYON ROAD
Type: Contributor
Year built: 1937
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 1001 N STONE CANYON ROAD
Type: Not sure
Year built: 1933
Property type/sub type: Residential-Single Family; House
Architectural style: Unknown/not visible



Address: 1021 N STONE CANYON ROAD
Type: Contributor
Year built: 1935
Property type/sub type: Residential-Single Family; House
Architectural style: French Revival (Norman)



Address: 1030 N STONE CANYON ROAD
Type: Contributor
Year built: 1936
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional



Address: 1040 N STONE CANYON ROAD
Type: Not sure
Year built: 1937
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 1043 N STONE CANYON ROAD
Type: Contributor
Year built: 1935
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional; American Colonial Revival



Address: 1050 N STONE CANYON ROAD
Type: Contributor
Year built: 1939
Property type/sub type: Residential-Single Family; House
Architectural style: Spanish Colonial Revival



Address: 1053 N STONE CANYON ROAD
Type: Contributor
Year built: 1933
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 1065 N STONE CANYON ROAD
Type: Contributor
Year built: 1933
Property type/sub type: Residential-Single Family; House
Architectural style: Spanish Colonial Revival



Address: 1100 N STONE CANYON ROAD
Type: Non-Contributor
Year built: 2002
Property type/sub type: Residential-Single Family; House
Architectural style: Georgian Revival



Address: 1101 N STONE CANYON ROAD
Type: Contributor
Year built: 1937
Property type/sub type: Residential-Single Family; House
Architectural style: Tudor Revival



Address: 1120 N STONE CANYON ROAD
Type: Contributor
Year built: 1941
Property type/sub type: Residential-Single Family; House
Architectural style: Spanish Colonial Revival



Address: 1121 N STONE CANYON ROAD
Type: Contributor
Year built: 1950
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 1130 N STONE CANYON ROAD
Type: Contributor
Year built: 1933
Property type/sub type: Residential-Single Family; House
Architectural style: Monterey Revival



Address: 1141 N STONE CANYON ROAD
Type: Non-Contributor
Year built: 1979
Property type/sub type: Residential-Single Family; House
Architectural style: Unknown/not visible



Address: 1150 N STONE CANYON ROAD
Type: Contributor
Year built: 1936
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 1170 N STONE CANYON ROAD
Type: Non-Contributor
Year built: 1986
Property type/sub type: Residential-Single Family; House
Architectural style: Renaissance Revival



Address: 1171 N STONE CANYON ROAD
Type: Non-Contributor
Year built: 1960
Property type/sub type: Residential-Single Family; House
Architectural style: Georgian Revival



Address: 1200 N STONE CANYON ROAD
Type: Contributor
Year built: 1937
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 1211 N STONE CANYON ROAD
Type: Not sure
Year built: 1935
Property type/sub type: Residential-Single Family; House
Architectural style: Unknown/not visible



Address: 1221 N STONE CANYON ROAD
Type: Contributor
Year built: 1940
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 1230 N STONE CANYON ROAD
Type: Contributor
Year built: 1936
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 1231 N STONE CANYON ROAD
Type: Contributor
Year built: 1938
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Cape Cod



Address: 1240 N STONE CANYON ROAD
Type: Contributor
Year built: 1934
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Cape Cod



Address: 1241 N STONE CANYON ROAD
Type: Non-Contributor
Year built: 1939
Property type/sub type: Residential-Single Family; House
Architectural style: Other



Address: 1251 N STONE CANYON ROAD
Type: Contributor
Year built: 1938
Property type/sub type: Residential-Single Family; House
Architectural style: Spanish Colonial Revival



Address: 1256 N STONE CANYON ROAD
Type: Contributor
Year built: 1932
Property type/sub type: Residential-Single Family; House
Architectural style: Monterey Revival



Address: 1261 N STONE CANYON ROAD
Type: Non-Contributor
Year built: 1936
Property type/sub type: Residential-Single Family; House
Architectural style: Other



Address: 1270 N STONE CANYON ROAD
Type: Contributor
Year built: 1939
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 1273 N STONE CANYON ROAD
Type: Contributor
Year built: 1933
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 1280 N STONE CANYON ROAD
Type: Not sure
Year built: 1937
Property type/sub type: Residential-Single Family; House
Architectural style: Unknown/not visible



Address: 1297 N STONE CANYON ROAD
Type: Contributor
Year built: 1940
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional; Tudor Revival



Address: 1320 N STONE CANYON ROAD
Type: Contributor
Year built: 1936
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 1340 N STONE CANYON ROAD
Type: Contributor
Year built: 1951
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 1350 N STONE CANYON ROAD
Type: Contributor
Year built: 1954
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional



Address: 10575 W FONTENELLE WAY
Type: Non-Contributor
Year built: 1961
Property type/sub type: Residential-Single Family; House
Architectural style: Modern, Late



Address: 10574 W ROCCA PL
Type: Not sure
Year built: 1939
Property type/sub type: Residential-Single Family; House
Architectural style: Hollywood Regency



Address: 10576 W ROCCA PL
Type: Contributor
Year built: 1935
Property type/sub type: Residential-Single Family; House
Architectural style: Monterey Revival



Address: 10610 W TARANTO WAY
Type: Contributor
Year built: 1954
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional

Name: Upper Franklin Canyon Park Historic District



Description:

The Upper Franklin Canyon Park is located on Franklin Canyon Drive, less than a mile south of Mulholland Drive in the Santa Monica Mountains. The park is made up of about eleven acres.

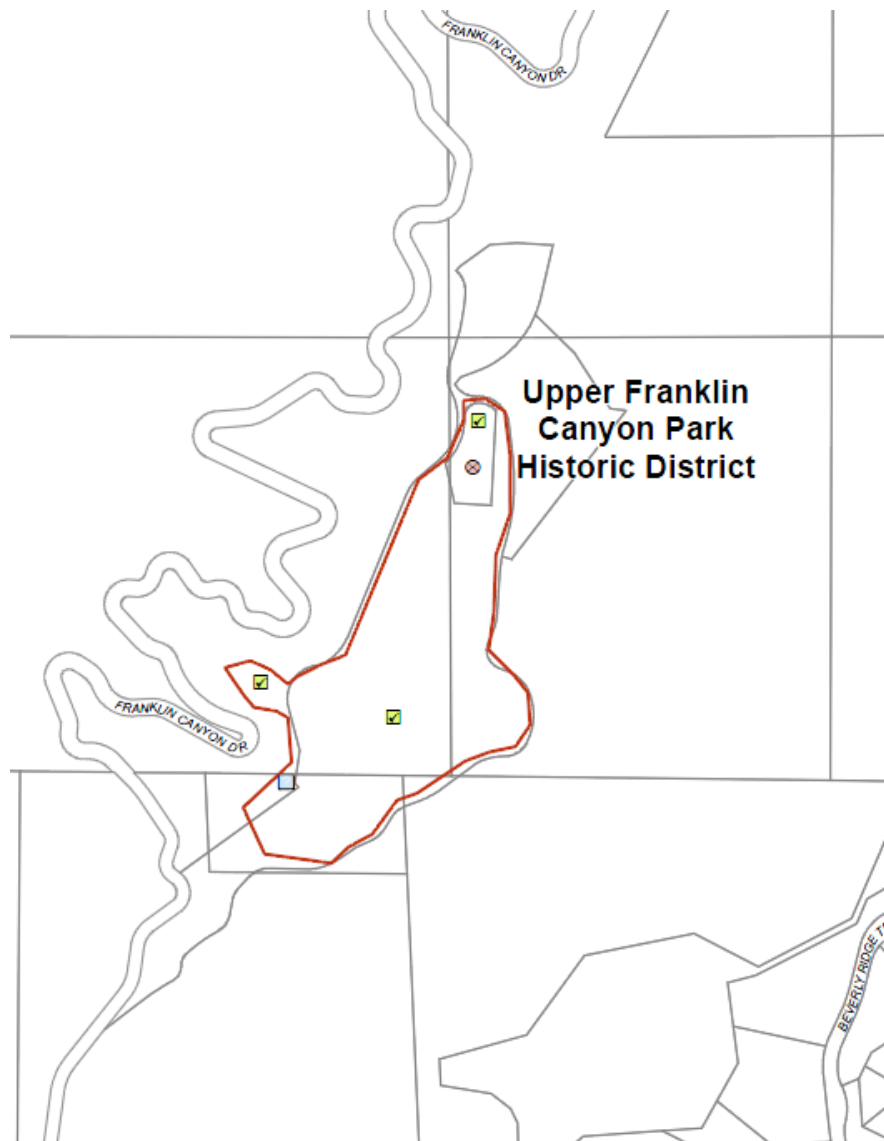
Most of the improvements in the park were completed by the WPA in 1940, including the retaining wall, the road around the lake and the redwood and pine trees. Other improvements in the park include a system of concrete culverts, tunnels, and walls designed to protect the reservoir from erosion, silt and water contamination.

After the 1971 Sylmar earthquake, the strength of the reservoir system was studied. It was decided that both reservoirs would be removed from service and replaced with a new reservoir, Franklin 2. The efforts of conservationist Sooky Goldman and Congressman Howard Berman resulted in the creation of the Franklin Canyon Park in 1981 and the preservation of the upper reservoir and other improvements from 1940.

Significance:

The Upper Franklin Canyon Park was recorded for its strong association with the entertainment industry. Franklin Canyon, and the area around the reservoir in particular, has been used as a film and television location since the 1930s. At that time, the beauty of Franklin Canyon captured the attention of the entertainment industry. It has since been a frequent filming location. Claudette Colbert's famous hitchhiking scene from "It Happened One Night" was filmed here in 1935; the lake was used for the opening credits and reoccurring scenes on "The Andy Griffith Show." Scenes from "Bonanza," "Lassie," and "Star Trek" were also filmed here, among others. The period of significance for the district for its association with the entertainment industry is 1935 to 1964, coinciding with its most iconic film and television appearances.

The Upper Franklin Canyon Park is also significant as a reservoir constructed by the Department of Water and Power. It was constructed in 1914 and used to distribute water from the Owens Valley. The period of significance for its association with the history of water and power is 1914, the year of its construction, to 1940, the year the WPA constructed improvements on the property, which expanded its use.



Context 1:

Context:	Entertainment Industry, 1908-1980
Sub context:	No Sub-context
Theme:	Filming Locations Associated with the Motion Picture and Television Broadcasting, 1908-1980
Sub theme:	No SubTheme
Property type:	Site
Property sub type:	Filming Location
Criteria:	A/1/1
Status code:	3S;3CS;5S3
Reason:	Franklin Canyon, and the area around the reservoir in particular, has been used as a film and television location since the 1930s.

Context 2:

Context:	Public and Private Institutional Development, 1850-1980
Sub context:	Government Infrastructure and Services, 1850-1980
Theme:	Municipal Water and Power, 1916-1980
Sub theme:	Reservoirs, Dams and Water Supply Infrastructure, 1916-1980
Property type:	Institutional - Infrastructure
Property sub type:	Reservoir
Criteria:	A/1/ 1
Status code:	3S;3CS;5S3
Reason:	An early component of the system designed to distribute water from the Owens Valley.

Contributors/Non-Contributors:



Address: 1900 N FRANKLIN CANYON DR
Type: Contributor
Year built: 1914
Property type/sub type: Infrastructure-Water & Power; Other
Architectural style: Not Applicable



Address: 2300 Lake Drive (southwest corner of the reservoir)
Type: Not sure
Year built: 1910
Property type/sub type: Residential-Single Family; House
Architectural style: Victorian, Vernacular Cottage, hip roof



Address: Upper Franklin Canyon Reservoir
Type: Contributor
Year built: 1940
Property type/sub type: Infrastructure-Water & Power; Reservoir
Architectural style: Not Applicable



Address: Upper Franklin Canyon Reservoir Maintenance Shop
Type: Contributor
Year built: 1940
Property type/sub type: Infrastructure-Water & Power; Other
Architectural style: No style



Address: Upper Franklin Canyon Reservoir Treatment Plant
Type: Non-Contributor
Year built: 0
Property type/sub type: Infrastructure-Water & Power; Other
Architectural style: Not Applicable

Name: Bel Air Country Club

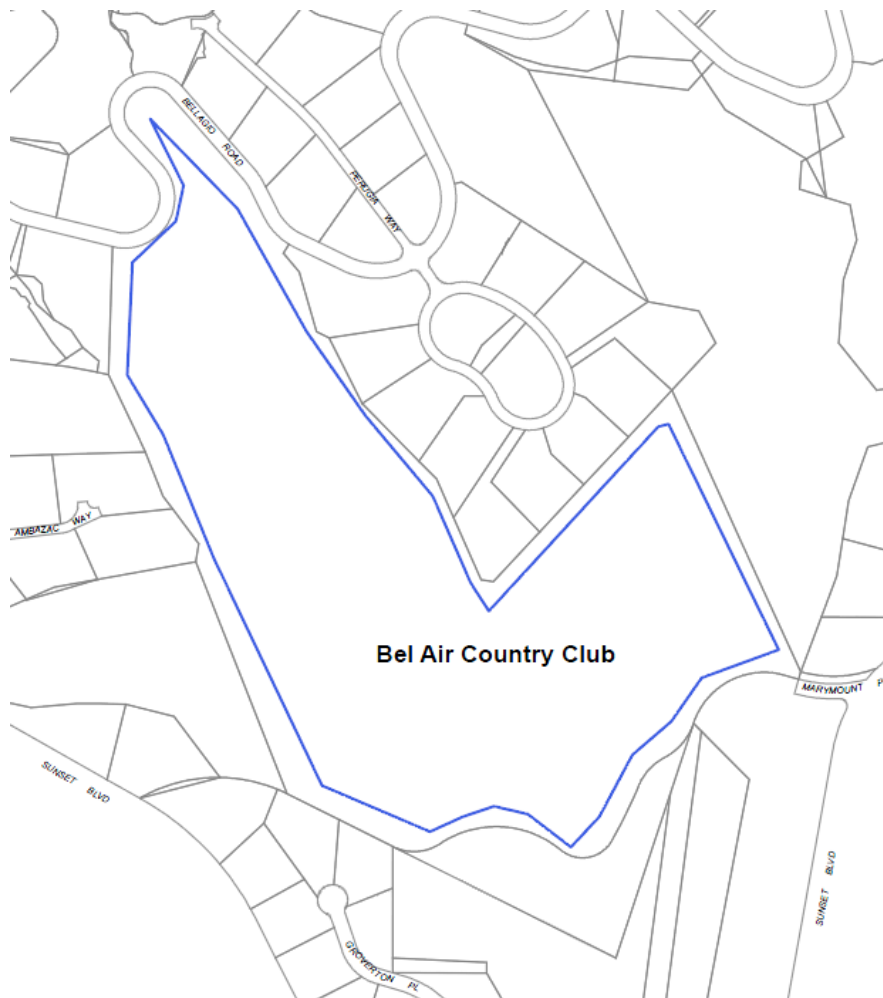


Description:

The Bel Air Country Club is located at 10768 Bellagio Road directly north of Sunset Boulevard, east of Sarbonne Road, and west of Stone Canyon Road. It is located on one large parcel that spans nearly 40 acres. The majority of the country club consists of its spacious 18-hole golf course. Near the north end of the property, there is a clubhouse, four tennis courts, and a surface parking lot. The entrance to the country club is on Bellagio Road, denoted by a curving, smooth stucco sign, and a gatehouse. The country club is surrounded on all sides by mature vegetation and single-family residences; it is not fully visible from the public right-of-way.

Significance:

The Bel Air Country Club was founded in 1927 and financed by Alphonzo Bell, the developer of Bel Air. It was an original amenity planned for the community along with its bridle trails and horse stables. The clubhouse was designed by Carleton Winslow and the golf course was designed by George C. Thomas and William P. Bell. The period of significance is 1927, the year the club opened. It appears to be an excellent example of an early 20th century country club in Los Angeles; however, because it is not fully visible from the public right-of-way the evaluation could not be completed.



Context 1:

Context:	Public and Private Institutional Development, 1850-1980
Sub context:	Private Recreation, 1880-1980
Theme:	Private Recreation Facilities, 1880-1980
Sub theme:	Country Clubs, 1880-1980
Property type:	Institutional - Recreation
Property sub type:	Country Club
Criteria:	A/1/1
Status code:	QQQ
Reason:	Appears to be an excellent example of an early-20th century country club in Los Angeles. However, because it is not fully visible from the public right-of-way the evaluation could not be completed.

Name: Bel Air Estates Residential Planning District



Description:

The Bel Air Estates Residential Planning District is located within the southern portion of Bel Air. Its boundary follows the original Bel Air Estates subdivision from 1922. It is generally bounded by Nimes Road to the north, Sunset Boulevard to the south, Beverly Glen Boulevard to the east and both sides of Bel Air Road to the west. The district is fairly large, consisting of over 80 expansive, irregularly sized parcels. The topography of the district is varied with flatter land at the south end and steeper hills to the north. The streets wind through the hills, following the natural contours of the area. The district is made up entirely of large, predominantly two-story single-family residences and estates, frequently designed in a Period Revival style. Most properties have high privacy walls or hedges with gates providing access to driveways. The sizable lots allow for large lawns and gardens, often with swimming pools and tennis courts. The district is further characterized by its narrow streets without sidewalks and historic streetlamps. There is not a uniform pattern of street trees, although there is an abundance of mature trees and vegetation lining the streets on each individual parcel.

Historic properties within the planning district remain generally intact; however, many of the residences have been demolished and replaced with new construction. Often, smaller lots have been absorbed into those adjoining to accommodate new, larger homes.

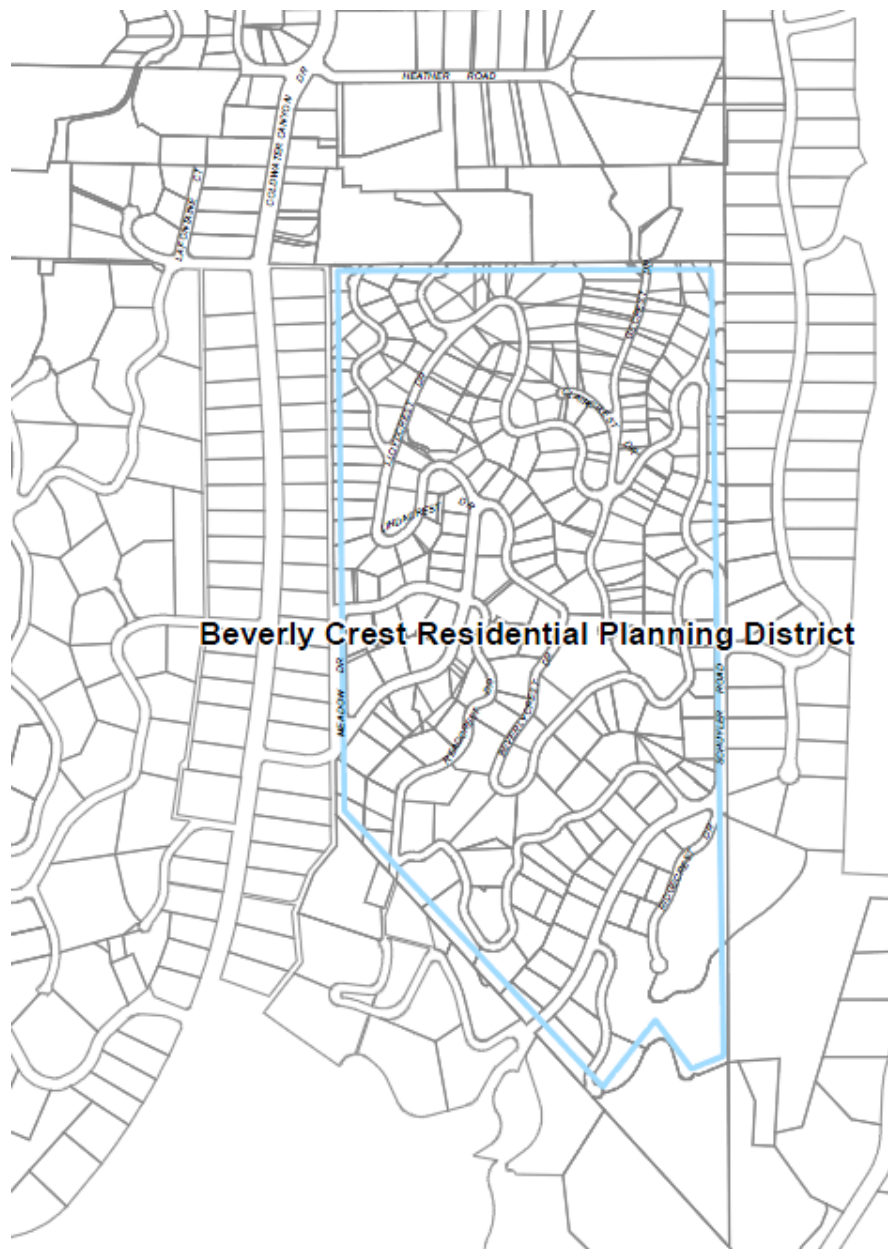
Significance:

The Bel Air Estates Residential Planning District is significant as the original subdivision of the Bel Air community and for its association with developer Alphonzo Bell. While the area does not retain sufficient integrity or cohesion to qualify as a historic district, it may warrant special consideration for local planning purposes.

Making his fortune striking oil on farmland in Santa Fe Springs, Bell was able to purchase a large ranch in what is today Bel Air. He subdivided the land and filed the maps with the City in 1922. All utilities were run underground to preserve the scenery. A system of bridle trails, horse stables, and a country club with tennis courts and swimming pools were planned and constructed as additional amenities. Bell's original office is now a large suite in the Bel Air Hotel.

Bel Air has historically been a highly affluent community. It was originally marketed as "Gentleman's Estates," with a strict approval process for buyers and an imposed minimum of \$15,000 to \$25,000 worth of improvements on each site. As a result, there is a high concentration of architect-designed homes in Bel Air Estates with a number of examples from master architects such as Paul R. Williams, Wallace Neff, and Roland E. Coate.

Although the area retains its original layout and feeling along with the general massing and scale of properties in the community, a number of original homes have been demolished and rebuilt with newer homes. There is no longer a consistent pattern of development or architectural style. In addition, many properties are completely shielded from view by privacy walls and hedges, making it impossible to determine their eligibility as contributors. The cumulative impact of this redevelopment has compromised the overall integrity of the district. Therefore, it does not appear to be eligible for historic district designation; however, it may warrant special consideration in the local planning process.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	No Sub-context
Theme:	Housing the Masses, 1880-1975
Sub theme:	Period Revival Neighborhoods, 1918-1942
Property type:	Automobile Suburb
Property sub type:	Subdivision
Criteria:	C/3/3
Status code:	6LQ
Reason:	A good example of a subdivision from the early 20th century consisting of large residences in Period Revival styles. Despite its significance, it does not possess sufficient integrity to qualify as a historic district. However, this area may warrant special consideration for local planning purposes.

Context 2:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	No Sub-context
Theme:	Developers and the Development Process, 1888-1975
Sub theme:	Community and Operative Builders, 1888-1940
Property type:	Residential Suburb
Property sub type:	Subdivision
Criteria:	A/1/1
Status code:	6LQ
Reason:	Represents the work of developer Alphonzo Bell. Despite its significance, it does not possess sufficient integrity to qualify as a historic district. However, this area may warrant special consideration for local planning purposes.

Name: Bel Air Gardens

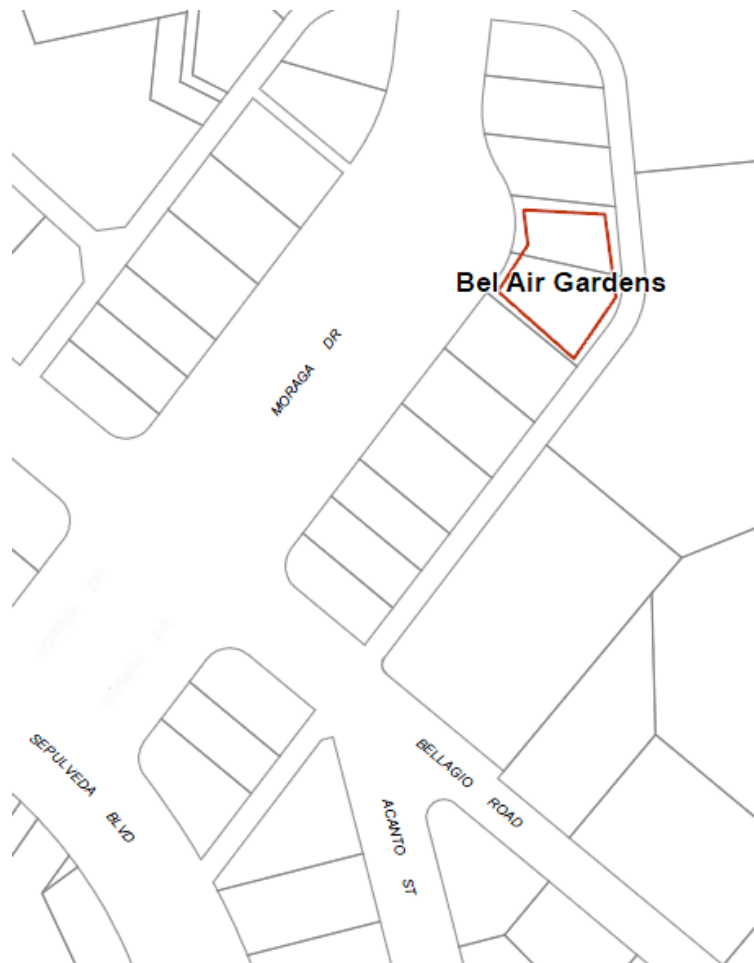


Description:

The Bel Air Gardens apartment complex is located at 850 Moraga Drive. The apartment complex is composed of three buildings angled around a landscaped courtyard. The Mid-Century Modern style buildings feature floor-to-ceiling windows, smooth stucco walls, and pent roofs. Parking spaces are accessed from an alley along the rear of the property. The complex occupies two parcels.

Significance:

An excellent example of a Mid-Century Modern garden apartment complex designed by A. Quincy Jones.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	L.A. Modernism, 1919-1980
Theme:	Post-War Modernism, 1946-1976
Sub theme:	Mid-Century Modernism, 1945-1970
Property type:	Residential
Property sub type:	No Sub-Type
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	An excellent example of a Mid-Century Modern garden apartment complex designed by A. Quincy Jones.

Context 2:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	Multi-Family Residential Development, 1910-1980
Theme:	Multi-Family Residential, 1910-1980
Sub theme:	Garden Apartments, 1938-1960
Property type:	Residential-Multi Family
Property sub type:	Garden Apartment
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of a 1940s garden apartment in Bel Air designed by A. Quincy Jones.

Name: Beverly Crest Residential Planning District



Description:

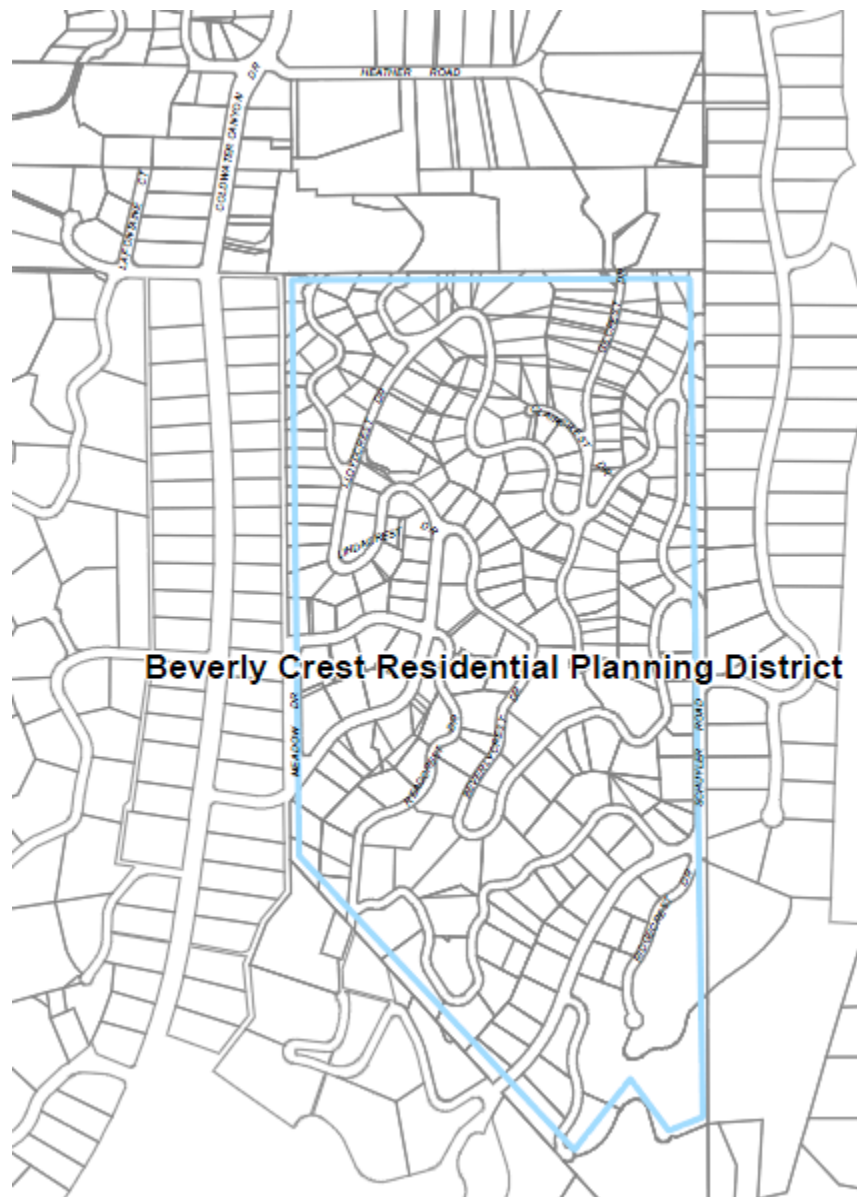
The Beverly Crest Residential Planning District is located east of Coldwater Canyon Drive and borders the City of Beverly Hills on the east, west, and south. The boundary of the district follows the Beverly Crest subdivision of 1923. The subdivision originally consisted of 178 parcels with irregular shapes and sizes; however, some of the larger parcels have been split and some of the smaller parcels have been combined. The topography is generally steep and the streets wind through the hills following the natural contours of the area. The district is made up entirely of single-family residences ranging in scale and style. Period revival style residences from the 1920s and 1930s are sprinkled throughout the district and are situated among residences constructed in later decades. Narrow streets without sidewalks and with historic streetlamps characterize the district. One of the original gatehouses to the subdivision remains on Schuyler Drive.

Significance:

The Beverly Crest Residential Planning District is significant as the original subdivision of the Beverly Crest community. While the area does not retain sufficient integrity or cohesion to qualify as a historic district, it may warrant special consideration for local planning purposes.

George Read, one of the original subdividers of Beverly Hills, purchased the area now known as Beverly Crest in 1923. Actual development of the area began in 1926 after the streets were paved, underground utilities and streetlamps were installed, and the 80 acres of land was divided into 178 residential lots. The lots ranged from one-quarter to three-quarters of an acre in size. Read had constructed two gatehouses, one of which remains, at the entrance to the subdivision on Schuyler Road.

Marketing materials for the area described it as a "scenic masterpiece" and boasted that it was centrally located in the finest part of Beverly Hills, although it is in the City of Los Angeles. Read had constructed a sign on one of the hillsides that could be seen from Coldwater Canyon Drive, much like the Hollywoodland sign, and marketed the area directly to persons working in the entertainment industry by referencing the nearby estates of Harold Lloyd, Thomas Ince, King Vidor, and others. Notable people who lived in Beverly Crest included director and producer Jack Conway, producer Carl Willat, actor George Arthur, and actress, singer, and dancer Ginger Rogers.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	No Sub-context
Theme:	Automobile Suburbanization, 1908-1937
Sub theme:	Suburban Planning and Development, 1908-1937
Property type:	Automobile Suburb
Property sub type:	Hillside Community
Criteria:	A/C;1/3;1/3
Status code:	6LQ
Reason:	Represents the work of developer George Read. Despite its significance, it does not possess sufficient integrity to qualify as a historic district. However, this area may warrant special consideration for local planning purposes.

Name: Casa Encantada

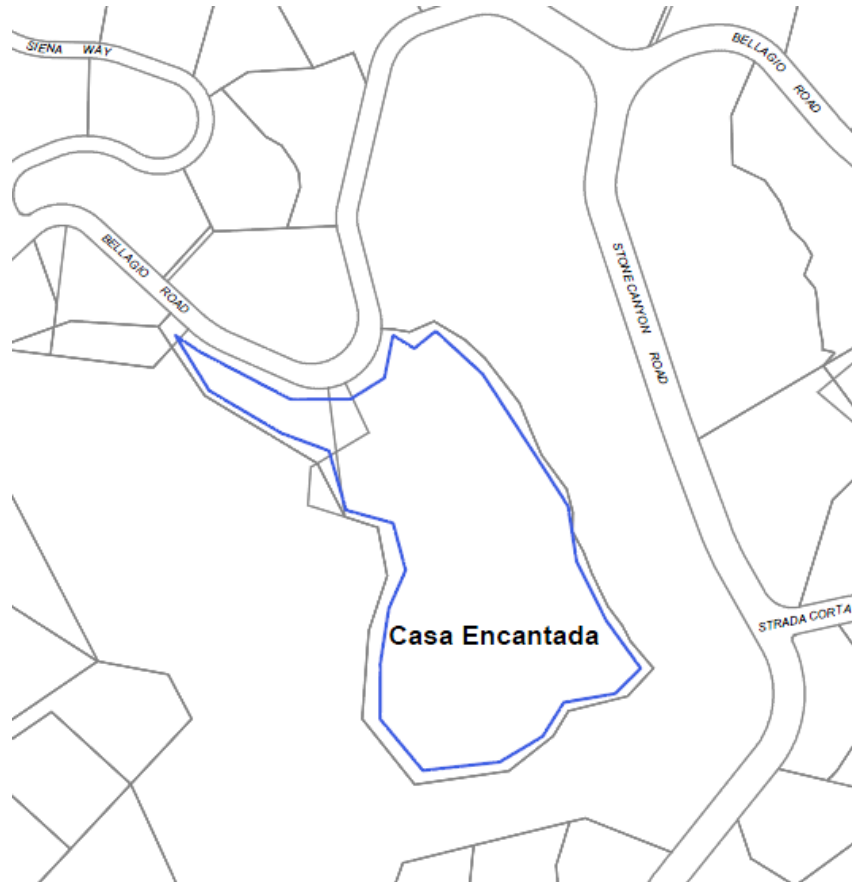


Description:

The estate is located at 10644 Bellagio Road and includes a main residence, detached garage, pool, tennis, and landscaped grounds.

Significance:

This residence was designed by James Dolena for Hilda Olsen Boldt Weber. It was later the home of Conrad Hilton. The evaluation could not be completed because the property is not visible from the public right-of-way.



Context 1:

Context:	Other Context, 1850-1980
Sub context:	No Sub-context
Theme:	Design/Construction, 1850-1980
Sub theme:	No SubTheme
Property type:	Residential
Property sub type:	Single-Family Residence
Criteria:	C/3/3
Status code:	QQQ
Reason:	Research indicates that this residence was designed by James Dolena for Hilda Olsen Boldt Weber. It was later the home of Conrad Hilton. The evaluation could not be completed because the property is not visible from the public right-of-way. The Other Context was used, as the style of the main residence is unknown.

Name: Community Magnet Charter School



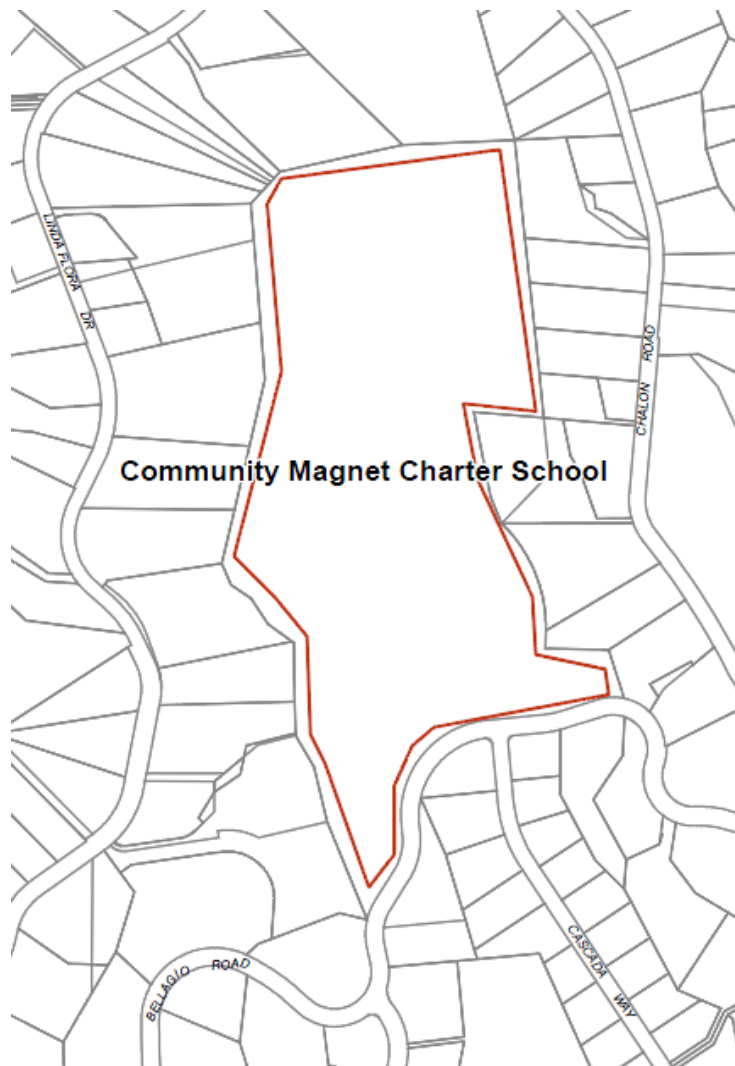
Description:

The Community Magnet Charter School, originally known as the Bellagio Road School, is located in the northern section of the Bel Air-Beverly Crest area at 11301 Bellagio Road. The campus spans nearly 20 acres on Bellagio Road between its intersections with Chalon Road to the east and Linda Flora Drive to the west.

There are numerous buildings on this elementary school campus. The primary building is oriented toward the street and T-shaped in plan. An adjacent building is presumably a cafeteria and/or auditorium. Based upon aerial photographs, there are four classroom buildings to the rear. They are rectangular in shape and it is likely that they are identical in design. The aforementioned buildings are connected to each other by covered walkways. The other buildings on the campus may be temporary classroom buildings; however, they appear on a 1972 aerial photograph. There are paved and unpaved playing fields on the north end of the campus. Surface parking lots are located on the east and southwest. Research indicates that the administration, assembly-cafeteria, and kindergarten buildings were designed by architect Paul Robinson Hunter.

Significance:

The Community Magnet Charter School (formerly the Bellagio Road School) is an excellent example of a post-World War II Los Angeles Unified School District elementary school campus, reflecting LAUSD school planning and design concepts of the postwar period and the increase of facilities to accommodate postwar growth in Los Angeles. The period of significance for the school is 1954, the year it opened.



Context 1:

Context:	Public and Private Institutional Development, 1850-1980
Sub context:	Education, 1876-1980
Theme:	Public Schools and the LAUSD, 1876-1980
Sub theme:	Post WWII Schools, 1946-1966
Property type:	Institutional - Education
Property sub type:	Campus - Elementary School
Criteria:	A/1/1&C/3/3
Status code:	3S;3CS;5S3
Reason:	An excellent example of a post-World War II Los Angeles Unified School District elementary school campus, reflecting LAUSD school planning and design concepts of the postwar period and the increase in facilities to accommodate the postwar growth in the Bel Air area.

Name: Edward Lasker Estate

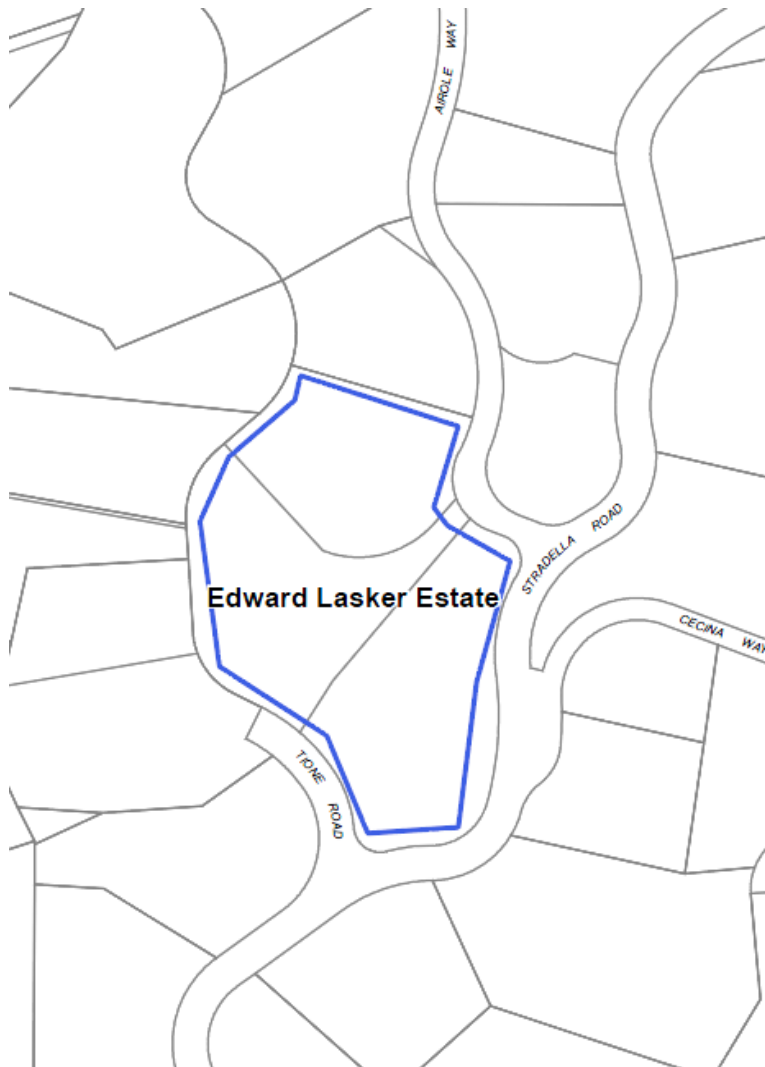


Description:

The estate is located at 901 Airole Way and consists of three parcels with a main residence, pool, and landscaped grounds.

Significance:

Research indicates that this estate was designed by A. Quincy Jones for Edward Lasker. However, the evaluation could not be completed because the property is not visible from the public right-of-way.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	L.A. Modernism, 1919-1980
Theme:	Post-War Modernism, 1946-1976
Sub theme:	Mid-Century Modernism, 1945-1970
Property type:	Residential
Property sub type:	No Sub-Type
Criteria:	C/3/3
Status code:	QQQ
Reason:	Research indicates that this estate was designed by A. Quincy Jones. Based upon published photographs, it is an excellent example of Mid-Century Modern residential architecture. However, the evaluation could not be completed because the property is not visible from the public right-of-way.

Name: Eric Barclay Estate



Description:

The estate is located at 209 N. Copa de Oro Road and consists of two parcels with a main residence, pool, pool house, and landscaped grounds.

Significance:

An estate that may have been designed by John Byers. The evaluation could not be completed because the property is not visible from the public right-of-way.



Context 1:

Context:	Other Context, 1850-1980
Sub context:	No Sub-context
Theme:	Design/Construction, 1850-1980
Sub theme:	No SubTheme
Property type:	Residential
Property sub type:	Single-Family Residence
Criteria:	C/3/3
Status code:	QQQ
Reason:	This property was documented due to information submitted through SurveyLA's public outreach program for its architecture. However, it could not be evaluated for lack of visibility from the public right-of-way. The Other context was used, as the style of the main residence is unknown.

Name: Fanny Brice Estate

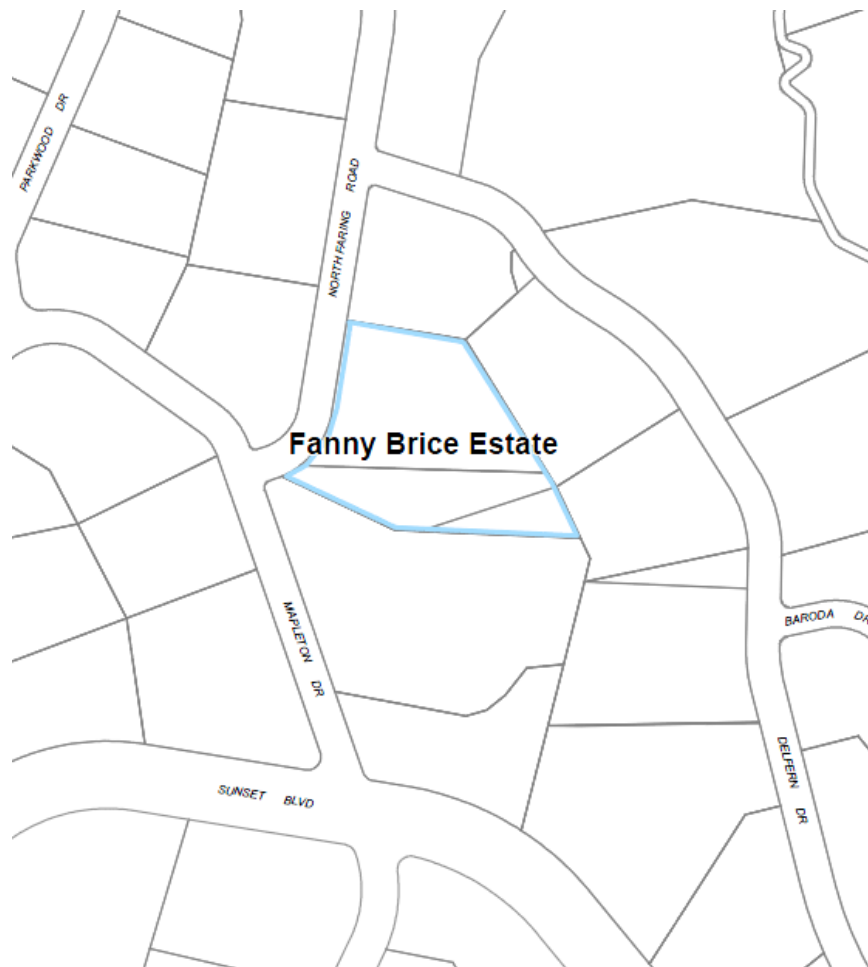


Description:

The estate is located at 312 N. Faring Road and includes a Georgian Revival style main residence, guest house, pool, tennis court, and landscaped grounds. The residence has been altered and enlarged in the past decade and no longer retains integrity from the period of significance.

Significance:

The estate of Fanny Brice from 1938 until her death in 1951 during the height of her radio career. Brice was a popular and influential American comedian, singer, theater and film actress and radio personality.



Context 1:

Context:	Entertainment Industry, 1908-1980
Sub context:	No Sub-context
Theme:	Residential Properties Associated with the Entertainment Industry, 1908-1980
Sub theme:	Residential Properties Associated with Significant Persons in the Entertainment Industry, 1908-1980
Property type:	Residential
Property sub type:	Single-Family Residence
Criteria:	B/2/2
Status code:	6LQ
Reason:	The estate of the renowned entertainer Fanny Brice during her popular radio career until her death in 1951. Does not retain sufficient integrity from the period of significance due to alterations.

Name: Henry Singleton Estate



Description:

The estate is located at 384 Delfern Avenue and consists of two lots with a main residence, pool, pool house, tennis court, perimeter wall, and landscaped grounds. Designed by Wallace Neff, the main residence is Georgian Revival in style.

Significance:

Research indicates that this estate was designed by Wallace Neff for the co-founder of Teledyne, Henry Singleton. However, the evaluation could not be completed because the property is not visible from the public right-of-way.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	No Sub-context
Theme:	American Colonial Revival, 1895-1960
Sub theme:	Georgian Revival, 1895 -1940
Property type:	Residential
Property sub type:	No Sub-Type
Criteria:	C/3/3
Status code:	QQQ
Reason:	Research indicates that this estate was designed by Wallace Neff. Based upon published photographs, it is an excellent example of Georgian Revival residential architecture. However, the evaluation could not be completed because the property is not visible from the public right-of-way.

Name: Holmby Hills Residential Planning District



Description:

The Holmby Hills Residential Planning District is located in the southern portion of the Bel Air - Beverly Crest area. The district is bounded by Brooklawn Drive to the north, Carolwood Drive to the east, Sunset Boulevard to the south and Beverly Glen Boulevard to the west. The district is fairly large, consisting of over 75 irregularly sized parcels. The topography of the district is gently sloping; the streets wind through the district and do not follow any regular pattern but rather the slopes of the area. The district consists of mostly single-family residences, one- to two-stories in height, frequently designed in a Period Revival style. Most properties have high privacy walls or hedges with gates providing access to driveways. Larger lots allow for large lawns and gardens, often with swimming pools and tennis courts. The only non-residential property within the district is the Harvard-Westlake School. The district is further characterized by its historic streetlamps and narrow streets without sidewalks. There is not a uniform pattern of street trees, although there is an abundance of mature trees and vegetation lining the streets on each individual parcel.

Holmby Hills in its entirety is much larger, extending south of Sunset Boulevard; however, the areas south of Sunset are not within the Bel Air-Beverly Crest Community Plan Area and therefore are outside the scope of this project.

Historic properties within the district remain generally intact; however, many properties have been demolished and replaced with new construction.

Significance:

The Holmby Hills Residential Planning District is significant as an early planned community in Los Angeles. While the area does not retain sufficient integrity or cohesion to qualify as a historic district, it may warrant special consideration for local planning purposes.

In 1919, Arthur Letts, Sr. purchased the expansive Wolfskill Ranch with the intention of subdividing and creating a mixed development community. However, Letts passed away before he could realize his plans. His son-in-law, Harold Janss worked with the Janss Investment Company founded by his father, Peter Janss. The company subdivided and developed Holmby Hills including streets, sewer lines, streetlamps, underground utilities, and bridle trails and parks for recreation. The development was promoted as an estate community, geared towards “business and social leaders.” Selling points were its gently graded roads for easy access, ideal weather conditions, views of Los Angeles, and its proximity to rapidly developing Westwood and luxury amenities such as the Los Angeles Country Club. The smallest lots sold were three-quarters of an acre. Holmby Hills attracted many prominent residents such as Claudette Colbert, Walt Disney, and Gregory Peck. There is a high concentration of architect-designed homes in Holmby Hills with a number of examples from master architects such as Paul R. Williams, Wallace Neff, Gordon Kaufmann, George Washington Smith, and Roland E. Coate.

Although the area retains its original layout and feeling along with the general massing and scale of properties in the community, a number of original homes have been demolished and replaced with newer homes. There is no longer a consistent pattern of development or architectural style. In addition, many properties are completely shielded from view by privacy walls and hedges, making it impossible to determine their eligibility as contributors. The cumulative impact of this redevelopment has compromised the overall integrity of the district. Therefore, it does not appear to be eligible for historic district designation; however, it may warrant special consideration in the local planning process.

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	No Sub-context
Theme:	Automobile Suburbanization, 1908-1937
Sub theme:	Suburban Planning and Development, 1908-1937
Property type:	Automobile Suburb
Property sub type:	Planned Community
Criteria:	A/1/1
Status code:	6LQ
Reason:	A good example of a planned community from the early 20th century consisting of large residences in Period Revival styles. Despite its significance, it does not possess sufficient integrity to qualify as a historic district. However, this area may warrant special consideration for local planning purposes.

Name: Hotel Bel-Air



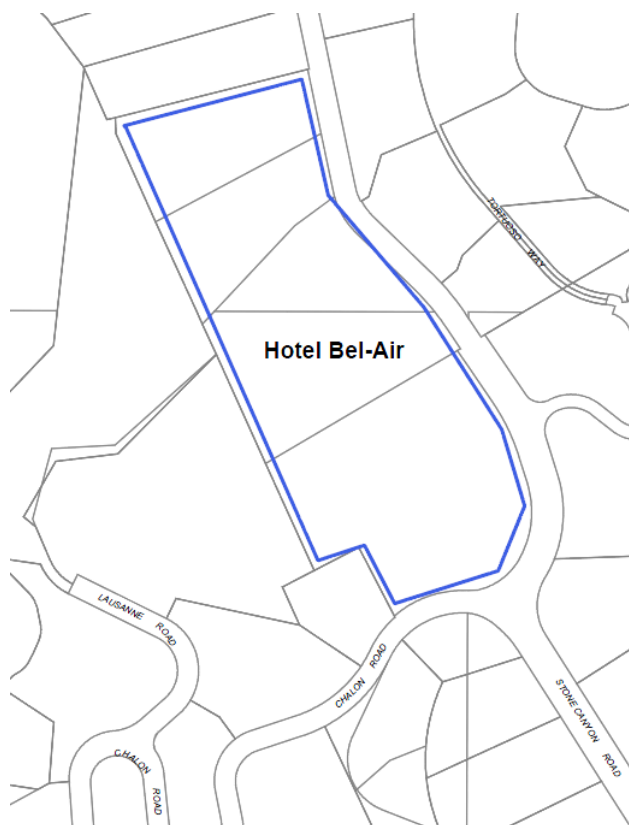
Description:

The Hotel Bel Air is located at 701 Stone Canyon Road. It is located on one large parcel, spanning over nine acres within the Bel Air area. The hotel is surrounded on all sides by single-family residences. The property consists of a number of one- and two-story Spanish Colonial Revival style buildings arranged around lush landscaping, courtyards, and ponds. The buildings are clad in distinctive pink-colored stucco, featuring arched openings and clay tile roofs.

Significance:

The Hotel Bel Air opened in 1946. It was originally constructed in 1925 as sales offices and horse stables by Alphonzo Bell, the developer of Bel Air. The property was purchased in 1946 by the Texan entrepreneur Joseph Drown, who hired architect Burton Schutt to convert the existing buildings and construct 62 rooms of what was to become the Hotel Bel Air. It became a popular meeting place for those who lived in the area. A number of celebrities lived and stayed at the hotel, including Grace Kelly, Montgomery Clift, Marilyn Monroe and Tony Curtis.

The hotel was purchased in 1982 by Caroline Hunt, a businesswoman. She expanded the hotel. In 2005, the Hotel Bel Air was purchased by the Dorchester Group of hotels, after which the hotel was closed for an extensive, two-year renovation. It reopened in 2011. The period of significance for the hotel is 1946, the year it opened, to 1982, the year it first underwent major renovations. However, the property is not completely visible from the public right-of-way and the nature of the alterations in 2011 is unknown. Therefore, the evaluation could not be completed.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	No Sub-context
Theme:	Mediterranean and Indigenous Revival Architecture, 1887-1952
Sub theme:	Spanish Colonial Revival, 1915-1942
Property type:	Commercial - Lodging
Property sub type:	Hotel
Criteria:	C/3/3
Status code:	QQQ
Reason:	Appears to be an excellent example of Spanish Colonial Revival architecture applied to a hotel. However, the property is not completely visible from the public right-of-way and the nature of the 2011 alterations is unknown. Therefore, the evaluation could not be completed.

Context 2:

Context:	Commercial Development, 1850-1980
Sub context:	No Sub-context
Theme:	Hotels, 1880-1980
Sub theme:	No SubTheme
Property type:	Commercial - Lodging
Property sub type:	Hotel
Criteria:	A/1/1 & C/3/3
Status code:	QQQ
Reason:	The property appears to meet the eligibility standards; however, because it is not fully visible from the public right-of-way the evaluation could not be completed.

Name: John Thomas Dye School



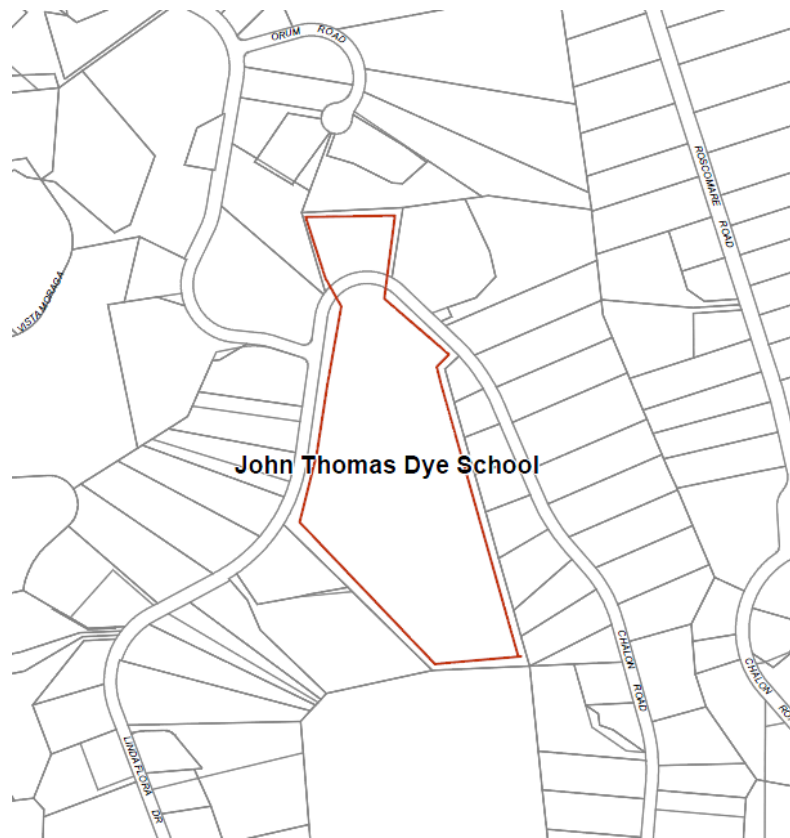
Description:

The John Thomas Dye School is located at 11414 Chalon Road. The campus is located on both sides of Chalon Road, spanning approximately nine acres. The campus consists of two main buildings. The smaller of the two school buildings is located north of Chalon Road, while the larger is south of Chalon along with a parking structure, tennis court, and recreational field. The buildings were designed by John Byers in the American Colonial Revival style.

Significance:

This school, designed by John Byers, is an excellent example of institutional American Colonial Revival style architecture. The period of significance for the school is 1949 to 1962, beginning in the year it was originally constructed and ending with its reconstruction in 1962.

The John Thomas Dye School is a historically private school serving the Los Angeles area. It was founded in 1929 by John Dye Jr. and Cathryn Roberts Dye. It was originally called the Brentwood Town and County School and was located further west. By 1949, the school had outgrown its facilities. The Santa Monica-based architect John Byers, best known for his Spanish Colonial Revival style residences constructed of adobe, was hired to design a new building on Chalon Road in Bel Air. He designed a main building using a traditional architectural vocabulary that can be best described as American Colonial Revival. Cape Cod and Ranch styles also appear to have influenced the design. A planned west wing was constructed in 1952. By 1953, the recreational field was added in the canyon below the main building. Soon after, a tennis court was added to this new area. In 1954, the east wing was completed. A lower school building was constructed across Chalon Road in 1957. The name of the school was changed in 1959 in honor of the Dye's only child, John Thomas. The main building was destroyed by fire in 1961, and was apparently reconstructed according to the plans by Byers. The school reopened in 1962.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	No Sub-context
Theme:	American Colonial Revival, 1895-1960
Sub theme:	American Colonial Revival, Late, 1940-1960
Property type:	Institutional
Property sub type:	No Sub-Type
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	An excellent example of institutional American Colonial Revival style architecture as designed by John Byers.

Name: Lookout Mountain Air Force Station



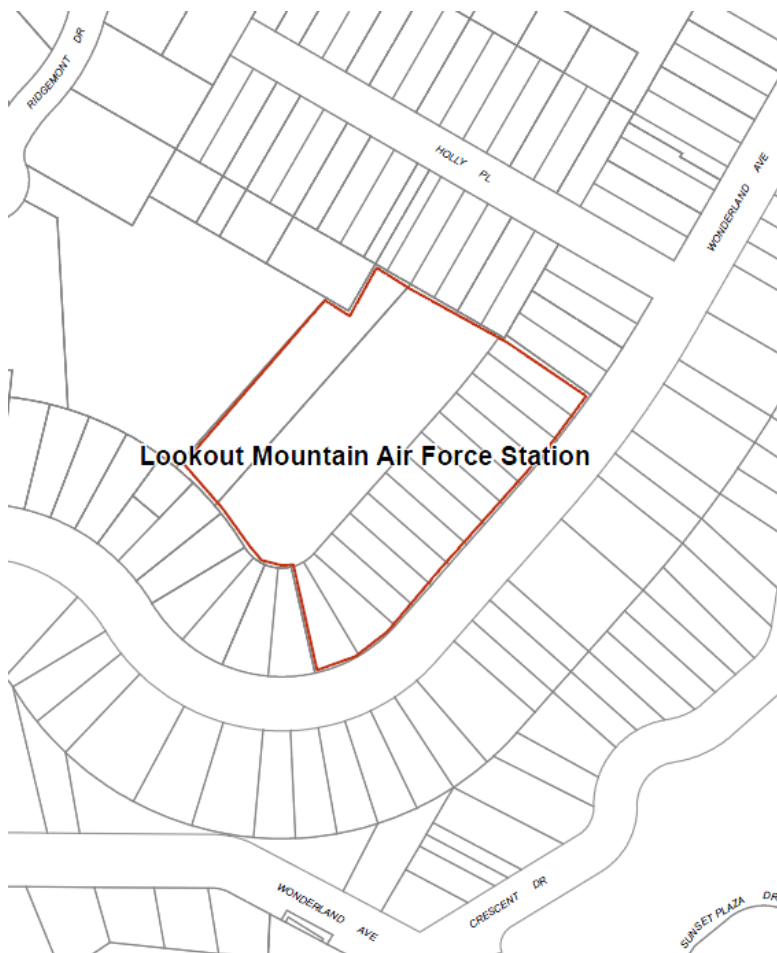
Description:

Located at 8935 Wonderland Avenue, most of this property is not visible from the public right-of-way. According to published sources, the 100,000 square-foot facility is built on two acres of land, and was originally built in 1941 as a World War II air defense center to coordinate radar installations. The studio was established in 1947 and consisted of a stage, two screening rooms, film processing labs, a helicopter landing pad, a bomb shelter, and 17 climate controlled film vaults as well as two underground parking garages.

The property has been used as a private residence and rehabilitation center since it was decommissioned by the military. A pool has been added. Other alterations are unknown. However, the current aerial photograph of the property is similar to an aerial photograph from the 1960s.

Significance:

The Lookout Mountain Air Force Station provided in-service production of classified motion picture and still photographs to the U.S. Department of Defense and the Atomic Energy Commission from 1947 to 1969. The staff of 250 consisted of military as well as civilians from studios who worked as producers, directors, and cameramen.



Context 1:

Context:	Other Context, 1850-1980
Sub context:	No Sub-context
Theme:	Event or Series of Events, 1850-1980
Sub theme:	No SubTheme
Property type:	Institutional
Property sub type:	District
Criteria:	A/1/1
Status code:	3S;3CS;5S3
Reason:	The Lookout Mountain Air Force Station was constructed in 1941. However, its significance is linked to the Cold War period. Between 1947 and 1969 it provided in-service production of classified motion picture and still photographs to the U.S. Department of Defense and the Atomic Energy Commission.

Name: Moraga Drive Apartments

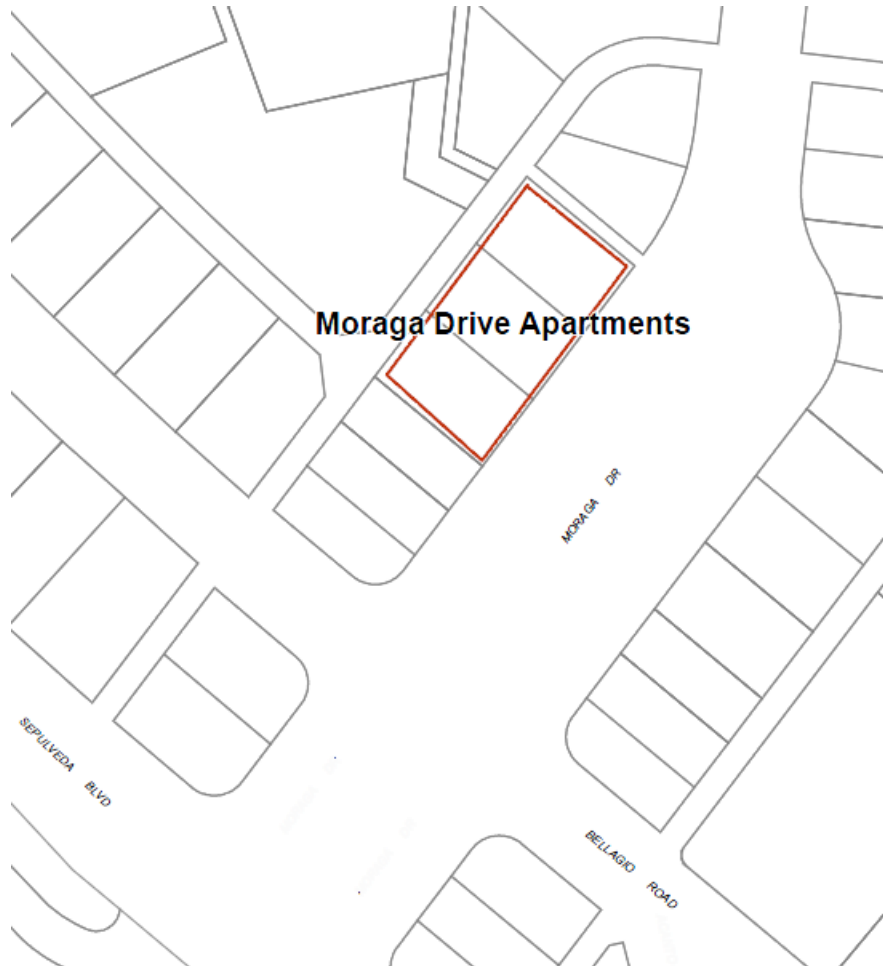


Description:

The Moraga Drive Apartments are located at 833 Moraga Drive. The apartment complex spans three parcels and consists of three separate buildings oriented around several small, landscaped courtyards. The Mid-Century Modern style buildings have floor-to-ceiling windows and solid concrete brick walls. Parking is accessed through an alley along the rear of the property.

Significance:

An excellent example of Mid-Century Modern architecture applied to a garden apartment complex.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	L.A. Modernism, 1919-1980
Theme:	Post-War Modernism, 1946-1976
Sub theme:	Mid-Century Modernism, 1945-1970
Property type:	Residential
Property sub type:	No Sub-Type
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	An excellent example of Mid-Century Modern architecture applied to a garden apartment complex.

Context 2:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	Multi-Family Residential Development, 1910-1980
Theme:	Multi-Family Residential, 1910-1980
Sub theme:	Garden Apartments, 1938-1960
Property type:	Residential-Multi Family
Property sub type:	Garden Apartment
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	An excellent example of a 1960s garden apartment in Bel Air.

Name: Roscomare Road Elementary School

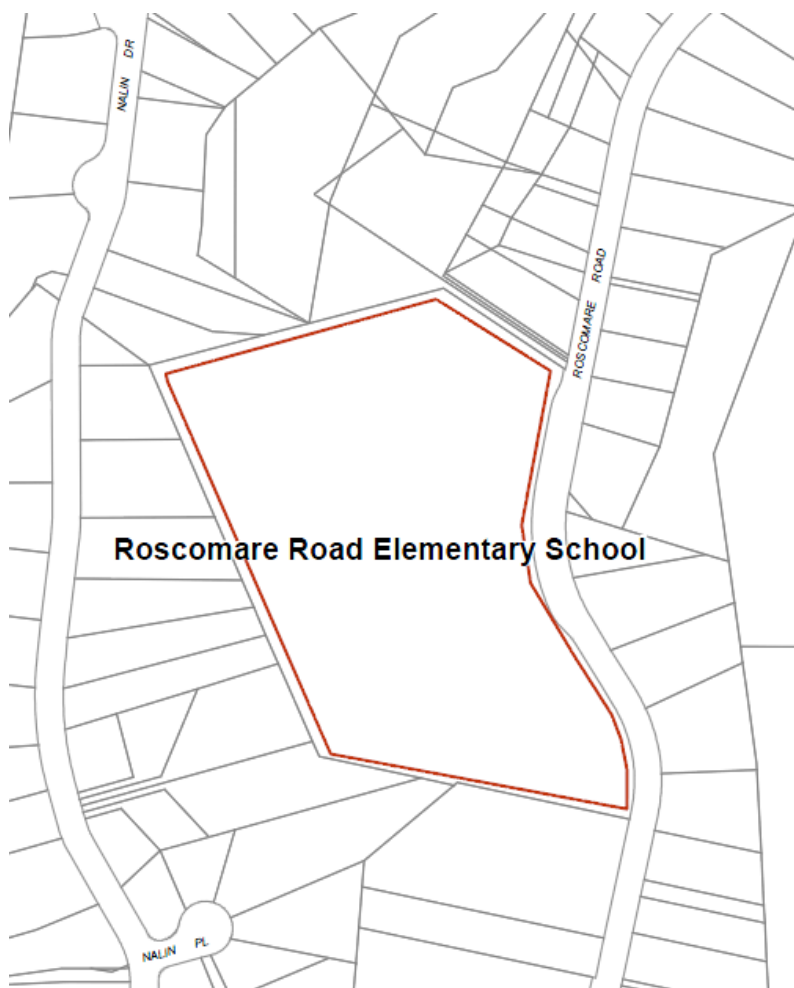


Description:

The Roscomare Road Elementary School is located on Roscomare Road in the northern portion of the Bel Air-Beverly Crest area. The campus is south of the intersection of Roscomare Road and Belcanto and north of the intersection of Roscomare Road and Donella Circle, spanning over seven acres on one large parcel. There are five permanent buildings on this elementary school campus. The main building is oriented toward the street and is connected to two class room buildings by covered walkways. The other buildings are not visible from the public right-of-way. Based on what is visible from the public right-of-way, the buildings are clad in smooth stucco with low-pitched, gabled roofs. Based upon aerial photographs, there are temporary classroom buildings along the west edge of the campus. A paved playground occupies the northern portion of the campus.

Significance:

The Roscomare Road Elementary School is an excellent example of a post-World War II Los Angeles Unified School District elementary school campus, reflecting LAUSD school planning and design concepts of the postwar period and the increase of facilities to accommodate postwar growth in Los Angeles. The period of significance for the school is 1957, the year it opened.



Context 1:

Context:	Public and Private Institutional Development, 1850-1980
Sub context:	Education, 1876-1980
Theme:	Public Schools and the LAUSD, 1876-1980
Sub theme:	Post WWII Schools, 1946-1966
Property type:	Institutional - Education
Property sub type:	Campus - Elementary School
Criteria:	A/1/1&C/3/3
Status code:	3S;3CS;5S3
Reason:	An excellent example of a post-World War II Los Angeles Unified School District elementary school campus, reflecting LAUSD school planning and design concepts of the postwar period and the increase in facilities to accommodate the postwar growth in the Bel Air- Beverly Crest area.

Name: Stratton-Porter Estate



Description:

The estate is located at 395 Madrono Lane and includes a main residence, pool house, pool, detached garage, and landscaped grounds on two parcels. Designed by Dodd and Richards, the main residence is Chateausque in style.

Significance:

Constructed in 1924, this appears to be one of the oldest surviving estates in Bel Air. The original owner, Geneva Grace Stratton-Porter died before she could move in. She was an American author, amateur naturalist, wildlife photographer, and one of the earliest women to form a movie studio and production company. The author's only child, Jeannette Porter Meehan, lived in her mother's house until 1935.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	No Sub-context
Theme:	Early Residential Development, 1880-1930
Sub theme:	Early Single-Family Residential Development, 1880-1930
Property type:	Residential
Property sub type:	Single-Family Residence
Criteria:	A/1/1
Status code:	3S;3CS;5S3
Reason:	Constructed for the author Geneva Grace Stratton-Porter, this is one of the oldest surviving estates in Bel Air. It is also an excellent and rare example of Chateausque residential architecture.

Context 2:

Context:	Architecture and Engineering, 1850-1980
Sub context:	No Sub-context
Theme:	Period Revival, 1919-1950
Sub theme:	Chateausque, 1919-1940
Property type:	Residential
Property sub type:	Single-Family Residence
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	An excellent example of Chateausque residential architecture designed by Dodd and Richards.