#### LOS ANGELES KOREAN UNITED METHODIST CHURCH 2909 South Orchard Avenue; 1276 West 29th Street CHC-2020-3286-HCM ENV-2020-3287-CE

Agenda packet includes:

- 1. Final Determination Staff Recommendation Report
- 2. Exhibit A: Site Photographs Provided by Applicant, Received June 30, 2020
- 3. <u>Exhibit B: Director's Determination, DIR-2017-4072-COA-DRB-SPP-WDI-1A, Dated</u> June 5, 2018
- 4. Exhibit C: Staff Response to ENV-2017-4073-CE Appeal, Dated September 11, 2019
- 5. Exhibit D: Historic Resource Assessment and Impacts Analysis, July 2017
- 6. Exhibit E: Historic-Cultural Monument Application
- 7. Under Consideration Staff Recommendation Report

Please click on each document to be directly taken to the corresponding page of the PDF.

### Los Angeles Department of City Planning RECOMMENDATION REPORT

#### CULTURAL HERITAGE COMMISSION

HEARING DATE:	Augu
TIME:	10:00
PLACE:	Telec
	agen

August 6, 2020 10:00 AM Teleconference (see agenda for login information)

**EXPIRATION DATE:** The original expiration date of September 1, 2020 is tolled, and a revised date will be determined pursuant to *the Mayor's March 21, 2020 Public Order Under City of Los Angeles Emergency Authority re: Tolling of Deadlines Prescribed in the Municipal Code and April 17, 2020 Public Order Under City of Los Angeles Emergency Authority re: Tolling HCIDLA Deadlines and Revising Expiration of Emergency Orders* 

#### CASE NO.: CHC-2020-3286-HCM ENV-2020-3287-CE

Location: 2909 South Orchard Avenue; 1276 West 29th Street Council District: 9 – Price Community Plan Area: South Los Angeles Area Planning Commission: South Los Angeles Neighborhood Council: Empowerment Congress North Area Legal Description: Waverley Tract, Lot 48

PROJECT:	Historic-Cultural Monument Application for the LOS ANGELES KOREAN UNITED METHODIST CHURCH
REQUEST:	Declare the property an Historic-Cultural Monument
OWNERS/APPLICANTS:	Dan Stein and Jerry Wise The Pews at SC, LLC 12100 West Olympic Boulevard, Suite 350 Los Angeles, CA 90064
PREPARER:	Kathryn McGee 868 West Knoll Drive #8 West Hollywood, CA 90069

#### **<u>RECOMMENDATION</u>** That the Cultural Heritage Commission:

- 1. **Not declare** the property an Historic-Cultural Monument per Los Angeles Administrative Code Chapter 9, Division 22, Article 1, Section 22.171.7
- 2. **Adopt** the report findings.

VINCENT P. BERTONI, AICP Director of Planning

#### [SIGNED ORIGINAL IN FILE]

#### [SIGNED ORIGINAL IN FILE]

Ken Bernstein, AICP, Principal City Planner Office of Historic Resources Shannon Ryan, Senior City Planner Office of Historic Resources

#### CHC-2020-3286-HCM 2909 South Orchard Avenue; 1276 West 29th Street Page 2 of 6

#### [SIGNED ORIGINAL IN FILE]

### Giessinger, Preservation Architect

Lambert M. Giessinger, Preservation Architect Office of Historic Resources

### [SIGNED ORIGINAL IN FILE]

Melissa Jones, City Planning Associate Office of Historic Resources

#### Attachments:

- Exhibit A: Site Photographs Provided by Applicant, Received June 30, 2020
- Exhibit B: Director's Determination, DIR-2017-4072-COA-DRB-SPP-WDI-1A, Dated June 5, 2018
- Exhibit C: Staff Response to ENV-2017-4073-CE Appeal, Dated September 11, 2019

Exhibit D: Historic Resource Assessment and Impacts Analysis, July 2017 Exhibit E: Historic-Cultural Monument Application

#### **FINDINGS**

• The Los Angeles Korean United Methodist Church does not meet any of the three criteria of the Cultural Heritage Ordinance and therefore is ineligible for designation as a Historic-Cultural Monument.

#### **CRITERIA**

The criterion is the Cultural Heritage Ordinance which defines a historical or cultural monument as any site (including significant trees or other plant life located thereon), building or structure of particular historic or cultural significance to the City of Los Angeles if it meets at least one of the following criteria:

- 1. Is identified with important events of national, state, or local history, or exemplifies significant contributions to the broad cultural, economic or social history of the nation, state, city or community;
- 2. Is associated with the lives of historic personages important to national, state, city, or local history; or
- 3. Embodies the distinctive characteristics of a style, type, period, or method of construction; or represents a notable work of a master designer, builder, or architect whose individual genius influenced his or her age.

#### **SUMMARY**

The Los Angeles Korean United Methodist Church is an institutional building located at the southwest corner of West 29th Street and South Orchard Avenue in South Los Angeles. Built in 1895 for the American Baptist Church, it served as the first permanent location of the Los Angeles Korean United Methodist Church, which occupied the building between 1945 and 1958. The Los Angeles Korean United Methodist Church (aka Korean Methodist Episcopal Mission), founded in 1904, is one of two long-standing congregations in the Korean American community. Today, the congregation meets at a church in Westchester. In 2019, the subject property was converted to a seven-unit apartment building.

The greater Los Angeles area has served as one of the hubs of the Korean American community for over a century, and the city has one of the largest Korean populations outside of the Korean peninsula. Although large-scale migration and settlement occurred in the aftermath of the 1965 Immigration Act, Korean immigrants were residing in Los Angeles County as early as 1906. During the 1920s, the Korean community began migrating from Downtown to South Los Angeles, and the Los Angeles Korean United Methodist Church moved with them. By 1930, approximately 320 Korean Americans lived in the city, and in the years following World War II the community numbered around 800 residents. Following the end of the Korean War in 1953 and the subsequent easing of immigration restrictions, the Korean community in Los Angeles began to grow rapidly. Korean churches, such as the subject property, were instrumental in supporting newly-arrived immigrants and refugees, and are the primary social and cultural hub for second-generation Korean immigrants.

Irregular in plan, the subject property consists of two volumes: a one-story (former) sanctuary to the north and a two-story annex to the south that previously served as the church office and daycare. The building is of wood-frame construction with stucco cladding. The sanctuary has a

#### CHC-2020-3286-HCM 2909 South Orchard Avenue; 1276 West 29th Street Page 4 of 6

gambrel roof with a pinnacle, and the annex features a flat roof with a parapet. The sanctuary's primary, north-facing elevation is symmetrically composed and features a deeply recessed entrance with wood doors that is accessed by stairs and flanked by multi-lite windows. There is a large relief used for signage in the gable above the entrance. The east-facing elevation has a centered recessed secondary entrance within an enframement that projects slightly from the elevation. At the southern end of the façade, there is a gabled dormer with corbels. The southfacing elevation is simple and mostly unadorned, with the exception of two gabled dormers with corbels. Fenestration consists of single-lite and multi-lite double-hung wood windows. The interior features high wood ceilings with exposed beams.

The subject property has undergone a number of alterations over the years, including: the addition of the rear annex and a basement in 1911; a remodel of the primary, north-facing façade between 1928 and 1939 involving the removal of original Romanesque architectural details and tower elements; the addition of a garage in 1933 (demolished after 1970); interior renovations in 1937; the replacement of sanctuary windows, and the addition of restrooms and raised balcony seating after 1950; the conversion of part of the annex to a daycare facility in 1962; and the removal of the original baptismal pool at an unknown date. Furthermore, the 2019 adaptive re-use project comprised the following scope of work: the addition of a second floor and four residential units within the former sanctuary volume; the restoration of windows and doors; the removal of an entrance canopy that was added after 1950; and the addition of windows, doors, and dormers on the south and east elevations of the annex volume.

The subject property is a Contributing Feature in the North University Park Specific Plan area. In addition, SurveyLA, the citywide historic resources survey, identified the church building as a known resource that may be significant to the history of Korean-Americans in Los Angeles.

#### DISCUSSION

The Los Angeles Korean United Methodist Church does not meet any of the three Historic-Cultural Monument criteria.

The applicant argues that the property "exemplifies significant contributions to the broad cultural, economic, or social history of the nation, state, city, or community" for its association with the Korean American community in Los Angeles as the first permanent home of the Los Angeles Korean United Methodist Church. The Los Angeles Korean United Methodist Church has rented space at different locations throughout its over century-long history, and operated out of the subject property for approximately 13 years. In 1936, the church was located at 1416 37<sup>th</sup> Drive, while by 1942, it had moved again and was located at 1225 West Jefferson Boulevard, and in 1943, the church moved into the facility of the Normandie Street Japanese Methodist Church in downtown Los Angeles. Following the sale of the subject property in 1959, the church constructed a new building at 4394 Washington Boulevard at Virginia Road (extant); however, by 1968, the congregation had outgrown this location and moved to 1068 South Robertson Boulevard. The church moved several more times throughout the 1980s, but by 1989, the church had settled in its current home at 7400 Osage Avenue. Given that the church has changed locations to accommodate growth multiple times throughout its history-and it has occupied its current space for the longest period to date -- it is difficult for any one building to convey significance. Also, while it was notable that the subject property was the first property owned by the Los Angeles Korean Methodist Church, there is no evidence to suggest that the history of Korean Americans in Los Angeles was substantially changed by the Los Angeles Korean Methodist Church's 13-year ownership of and tenure at the subject property. Furthermore, while the church's congregation

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did serve as a social and cultural hub for second generation Korean Americans, it does not appear the subject property was a location of events that triggered substantial change to the history of the Korean American population between 1945-1958. Therefore, the subject property does not appear to be significant for association with the Korean American population in Los Angeles or the Los Angeles Korean United Methodist Church as an organization.

Additionally, while the subject property was built during an early wave of development in South Los Angeles and is one of the earliest churches in the community, constructed prior to 1900, due to alterations over the years that include the addition of the rear annex and a basement in 1911, a remodel of the primary, north-facing façade between 1928 and 1939 involving the removal of original Romanesque architectural details and tower elements, and the infill of the original sanctuary space with residential units in 2019, the property no longer retains sufficient integrity to convey these historical associations.

The subject property also does not embody the distinctive characteristics of an architectural style or building type and is not a work of a master architect, builder, or designer. Further, it is not associated with any historic personages or important historical events.

Staff finds that the subject property does not appear to rise to the level of historic significance to be individually eligible for designation as a Los Angeles City Historic-Cultural Monument.

#### BACKGROUND

On June 5, 2018, the Director of Planning issued a determination letter conditionally approving a project to adaptively reuse the subject property as a seven-unit apartment building and finding that the project was categorically exempt from the California Environmental Quality Act (CEQA) under case numbers DIR-2017-4072-COA-DRB-SPP-WDI and ENV-2017-4073-CE (attached, Exhibit B). The action of the Director of Planning was appealed to the South Los Angeles Area Planning Commission, which denied the appeal on September 4, 2018. Subsequently, on September 25, 2018, the CEQA determination was appealed, but was denied by City Council on October 29, 2019 (staff response to appeal attached, Exhibit C).

As part of the approval for the project, which was reviewed by the North University Park Specific Plan Design Review Board, the Director of Planning adopted the findings of the Historic Resources Assessment and Impact Analysis Report dated July 2017 (attached, Exhibit D), that due to extensive alterations of the subject property it is ineligible for listing under local, state, and national designation programs. The report claimed that the subject property was found to be significant for its association with the initial development of South Los Angeles, but it did not retain sufficient integrity from its 1895 date of construction to convey its significance. Additionally, the report evaluated the subject property for potential significance with the Korean American and African American communities in Los Angeles, and found that it did not appear to have any significant associations within these two historical contexts.

On May 21, 2020, the Director of Planning determined that the application for the proposed designation of the subject property as Historic-Cultural Monument was complete. On June 18, 2020, the Cultural Heritage Commission voted to take the subject property under consideration. In accordance with the Mayor's Safer L.A. public order and due to concerns related to the current health crisis, the Cultural Heritage Commission did not conduct a site inspection of the subject property as it is fully occupied. In lieu of a site visit, on June 30, 2020, the applicant's representative submitted the attached photographs (Exhibit A) that document the condition of the

#### CHC-2020-3286-HCM 2909 South Orchard Avenue; 1276 West 29th Street Page 6 of 6

subject property prior to the 2019 rehabilitation project, during construction, and the existing condition of the building. The original expiration date of September 1, 2020 is tolled, and a revised date will be determined pursuant to *the Mayor's March 21, 2020 Public Order Under City of Los Angeles Emergency Authority re: Tolling of Deadlines Prescribed in the Municipal Code and April 17, 2020 Public Order Under City of Los Angeles Emergency Authority re: Tolling HCIDLA Deadlines and Revising Expiration of Emergency Orders.* 

#### LOS ANGELES KOREAN UNITED METHODIST CHURCH

2909 South Orchard Avenue; 1276 West 29th Street CHC-2020-3286-HCM ENV-2020-3287-CE

EXHIBIT A: SITE PHOTOGRAPHS PROVIDED BY APPLICANT, RECEIVED JUNE 30, 2020

## 2909 S. Orchard Avenue Los Angeles Korean United Methodist Church

Photographs for the Cultural Heritage Commission **Historic Photographs** 



**Historic Photo 1:** Congregation of Los Angeles Korean Methodist Church on front steps of church on Easter, view southwest, 1950 (USC Digital Library)



**Historic Photo 2:** Members of Los Angeles Korean Methodist Church on front yard, view southeast, 1950 (USC Digital Library)



**Historic Photo 3:** Children of Los Angeles Korean Methodist Church in front of church on Easter, 1950 (USC Digital Library)



**Historic Photo 4:** Congregation of Los Angeles Korean Methodist Church inside sanctuary, view north looking toward main entrance, 1950 (USC Digital Library)

### Photos of Building Exterior Before and After 2019 Adaptive Reuse Project



Figure 1: North façade, view south (McGee, 2017)



Figure 2: North façade, view south (McGee, 2019)

Figure 3: North façade (left), west elevation (right), view southeast (McGee, 2017)



Figure 4: North façade (left), west elevation (right), view southeast (McGee, 2019)

AFTER



**Figure 5:** North façade (right) and east elevation (left), view southwest (McGee, 2017)





**Figure 6:** North façade (right) and east elevation (left), view southwest (McGee, 2019)



**Figure 7:** North façade (far right) and east elevation (center), view southwest (McGee, 2017)



**Figure 8:** North façade (far right) and east elevation (center), view southwest (McGee, 2019)



**Figure 9:** South elevation (left) and east elevation (right), view northwest (McGee, 2017)



AFTER

**Figure 10:** South elevation (left) and east elevation (right), view northwest (McGee, 2019)

# Photos of Building Interior Before 2019 Adaptive Reuse Project

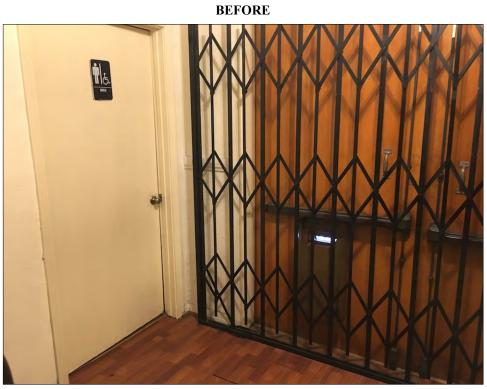


Figure 11: Interior, 1st floor, lobby inside main entrance, shown behind security bars, view northwest (McGee, 2017)



**Figure 12:** Interior, 1st floor, restroom located west of main entrance (typical) (McGee, 2017)



Figure 13: Interior, 1st floor, sanctuary, view south (McGee, 2017)



Figure 14: Interior, 1st floor, sanctuary, view northwest (McGee, 2017)



**Figure 15:** Interior, 1st floor, sanctuary, detail of ceiling and trusses, view south (McGee, 2017)



Figure 16: Interior, 1st floor, space to west of sanctuary, view northeast (McGee, 2017)



Figure 17: Interior, 1st floor, hallway south of sanctuary, view west (McGee, 2017)

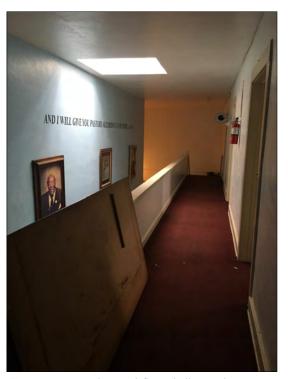


Figure 18: Interior, 2nd floor, hallway, view northeast (McGee, 2017)



Figure 19: Interior, 2nd floor, office (typical), view southwest (McGee, 2017)



**Figure 20:** Interior, 1st floor, day care room, with restroom at back left, view southeast (McGee, 2017)

## Photos of Building Interior During Construction of 2019 Adaptive Reuse Project





**Figure 21:** Interior, former sanctuary, photo taken during construction (Dan Stein, 2019)



Figure 22: Interior, former sanctuary, taken during construction (Dan Stein, 2019)

DURING



**Figure 23:** Interior, former sanctuary, taken during construction (Dan Stein, 2019)



Figure 24: Interior, former sanctuary, taken during construction (Dan Stein, 2019)



Figure 25: Interior, former sanctuary, taken during construction (Dan Stein, 2019)



Figure 26: Interior, former sanctuary, taken during construction (Dan Stein, 2019)

DURING

## Diagram and Photos of Building Interior After 2019 Adaptive Reuse Project

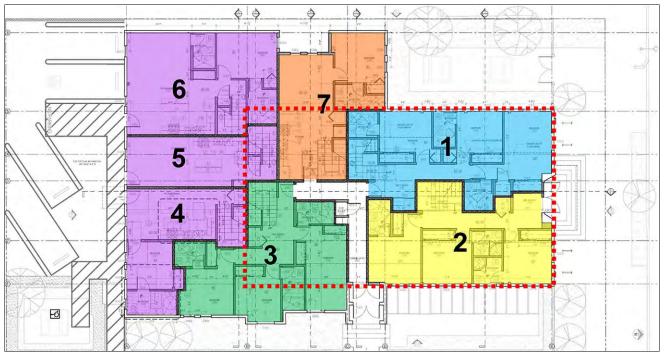


Fig 27: First floor plan showing unit configuration for the adaptive reuse project. Original sanctuary space depicted by dashed red line. The photos that follow these diagrams show Units 1, 2, 3, and 7, which are located in the sanctuary space.

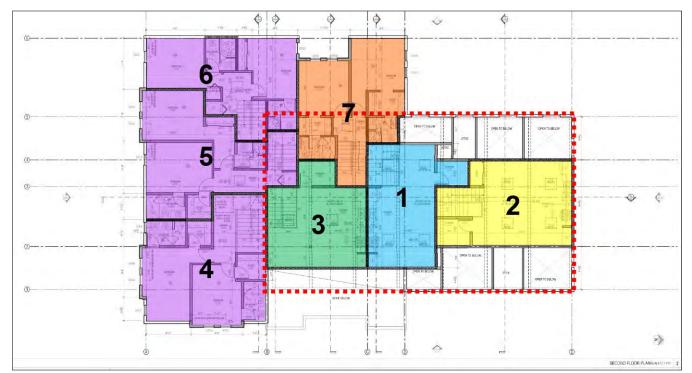


Fig 28: Second floor plan showing unit configuration for the adaptive reuse project . Original sanctuary space depicted by dashed red line. The photos that follow these diagrams show Units 1, 2, 3, and 7, which are located in the sanctuary space.



**Figure 29:** Interior, looking from main building entrance in east elevation toward central hallway accessing Units 1, 2, 3, and 7, view west (McGee, 2019)

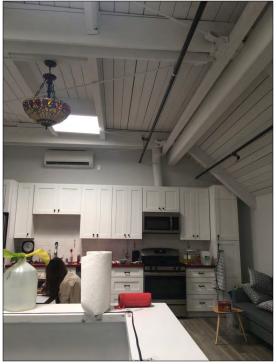


**Figure 30:** Interior, looking from central hallway toward entrances to Units 3 and 7, view south (McGee, 2019)



AFTER - INTERIOR

**Figure 31:** Interior, Unit 3, stair to second floor inside apartment unit, with early ceiling visible (McGee, 2019)



**Figure 32:** Interior, Unit 3, second floor living space (McGee, 2019)

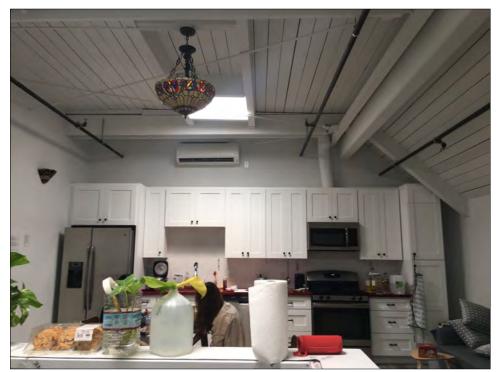


Figure 33: Interior, Unit 3, second floor living space (McGee, 2019)



**Figure 34:** Interior, Unit 7, hallway and stair to second floor inside apartment unit (McGee, 2019)



**Figure 35:** Interior, Unit 7, second floor living space (McGee, 2019)

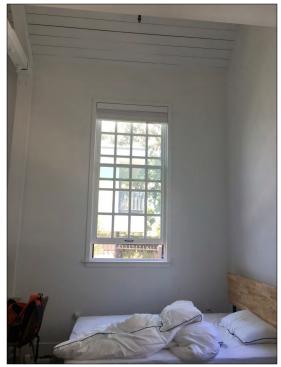


**AFTER - INTERIOR** 

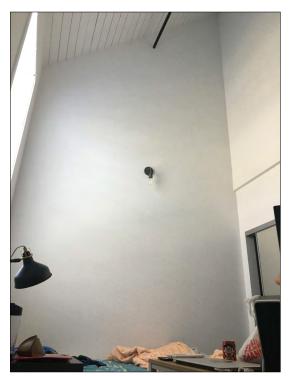
Figure 36: Interior, Unit 7, second floor living space (McGee, 2019)



**Figure 37:** Interior, Unit 7, looking from second floor living space toward stair (McGee, 2019)



**Figure 38:** Interior, Unit 1, bedroom at northwest corner of building, with early ceiling visible (McGee, 2019)



**Figure 39:** Interior, Unit 1, bedroom along west side of building, with early ceiling visible (McGee, 2019)

#### **AFTER - INTERIOR**



**Figure 40:** Interior, Unit 1, stair to second floor (McGee, 2019)

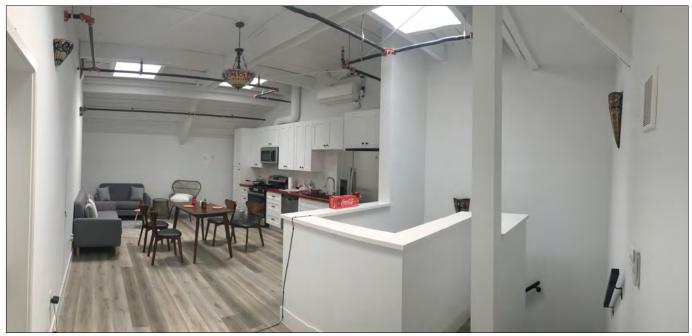
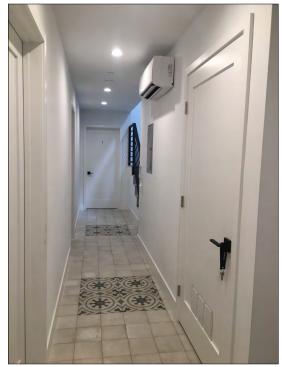
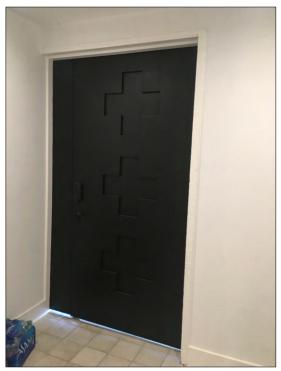


Figure 41: Interior, Unit 1, second floor living space with early ceiling visible (McGee, 2019)

### **AFTER - INTERIOR**



**Figure 42:** Interior, Unit 2, hallway, looking south (McGee, 2019)



**Figure 43:** Interior, Unit 2, former main building entrance, looking northwest (McGee, 2019)

#### **AFTER - INTERIOR**



**Figure 44:** Interior, Unit 2, stair to second floor (McGee, 2019)



**Figure 45:** Interior, Unit 2, bedroom in northeast corner of building with early ceiling visible (McGee, 2019)



**Figure 46:** Interior, Unit 2, bedroom along east side of building with early ceiling visible (McGee, 2019)

# LOS ANGELES KOREAN UNITED METHODIST CHURCH

2909 South Orchard Avenue; 1276 West 29th Street CHC-2020-3286-HCM ENV-2020-3287-CE

# EXHIBIT B: DIRECTOR'S DETERMINATION, DIR-2017-4072-COA-DRB-SPP-WDI-1A, DATED JUNE 5, 2018

#### DEPARTMENT OF **CITY PLANNING**

CITY PLANNING COMMISSION

DAVID H. J. AMBROZ

RENEE DAKE WILSON

CAROLINE CHOE VAHID KHORSAND SAMANTHA MILLMAN MARC MITCHELL VERONICA PADILLA-CAMPOS DANA M. PERLMAN VACANT

ROCKY WILES COMMISSION OFFICE MANAGER (213) 978-1300



CALIFORNIA



ERIC GARCETTI MAYOR

**EXECUTIVE OFFICES** 200 N. Spring Street, Room 525 LOS ANGELES, CA 90012-4801

VINCENT P. BERTONI, AICP DIRECTOR (213) 978-1271

> KEVIN J. KELLER, AICP EXECUTIVE OFFICER (213) 978-1272

LISA M. WEBBER, AICP DEPUTY DIRECTOR (213) 978-1274

http://planning.lacity.org

#### NORTH UNIVERSITY PARK SPECIFIC PLAN PROJECT PERMIT COMPLIANCE REVIEW, DESIGN REVIEW, CERTIFICATE OF APPROPRIATENESS, & WAIVER OF DEDICATIONS AND IMPROVEMENT

June 5, 2018 **Owner/Applicant** Dan Stein The Pews at SC LLC 10600 Santa Monica Blvd. Los Angeles, CA 90025

#### **Representative**

Victor Kroh L+V Architects Inc. 2332 Cotner Ave. #303 Los Angeles CA 90064

Council District: 9-Price Community Plan Area: Specific Plan Areas:

**Overlays**: **Neighborhood Council** Land Use Designation: Zone: Legal Description:

Case No. DIR-2017-4072-COA-DRB-SPP-WDI **CEQA:** ENV-2017-4073-CE Location: 1276 W. 29th St. South Los Angeles North University Park, South Los Angeles Alcohol Sales Neighborhood Stabilization Overlay **Empowerment Congress North Area** Low Medium II Residential [Q]R4-1-0 Lot 48, Waverly Tract

Last Day to File an Appeal: June 20, 2018

# DETERMINATION

Pursuant to Los Angeles Municipal Code (LAMC) Sections 11.5.7, 16.50, 12.20.3 K, 12.37-I,2, and Section 2 of the North University Park Specific Plan, Ordinance 158, 194, I have considered the proposed project and as the designee of the Director of Planning, I hereby:

Approve with Conditions a Project Permit Compliance Review, Design Review, Certificate of Appropriateness, and a Waiver of Dedications and Improvements for the adaptive reuse of an existing church structure as an 9,256 square-foot, seven-unit apartment building, with parking for six cars, seven long term bike parking spaces, two short term bike parking spaces, and front and side yard landscaping and hardscaping.

Determine, based on the whole of the administrative record, that the Project is exempt from CEQA pursuant to City of Los Angeles CEQA Guidelines, Article III, Section 1, Class 3 Category 17 (projects involving less than 35 dwelling units), and to the State CEQA Guidelines, Section 15300, Class 31 (historical resources); and there is no substantial evidence demonstrating that an exception to a categorical exemption pursuant to CEQA Guidelines, Section 15300.2 applies.

The project approval is based upon the attached Findings, and subject to the attached Conditions of Approval:

# **CONDITIONS OF APPROVAL**

1. Site Development. Except as modified herein, the Project shall be in substantial conformance with the plans and materials submitted by the Applicant, stamped "Exhibit A," and attached to the case file. No change to the plans shall be made without prior review by the Department of City Planning, Office of Historic Resources and written approval by the Director of Planning and may require additional review by the North University Park Design Review Board. Each change shall be identified and justified in writing. Modified plans shall be signed and dated by staff and attached to the case file as "Modified Exhibit A", etc.

# 2. The project shall be executed with the following features:

- a. **Windows.** Ten windows located on the original 1895 church structure shall be restored to double-hung, four-over-three true divided-lite wood sashes.
- b. **Windows.** All new windows to be added on the 1911 church addition shall be hung windows.
- c. **Steeple**. The base of the steeple located at the north roof edge shall be retained.
- d. **Landscape.** The existing concrete at the northwest and southwest corners of the property shall be restored to low ground cover.
- e. Fencing/Gate. The north gate shall be a dark color and shall swing into the property.
- f. **Parking.** No car parking shall be provided in the front yard.
- g. **Mechanical Equipment.** All mechanical equipment on the roof shall be screened from view. All mechanical equipment located in the yard, shall be screened with landscaping.
- h. Signs. No signage shall be installed under this approval.

### Street Standards.

#### 3. Dedications.

a. No dedication shall be required for the west side of Orchard Avenue, the south side of 29<sup>th</sup> St, and the southwest corner of 29<sup>th</sup> St and Orchard Avenue which adjoin the project site's street frontage.

#### 4. Improvements.

- a. Repair/replace all broken, off-grade, or bad order concrete curb and sidewalk along the property frontages and install/replace driveway aprons and access ramps, to meet ADA requirements.
- b. Close all unused driveways with standard curb, height, gutter, and sidewalk.
- c. Replacement sidewalks shall maintain sidewalk location, size, width, and material in the existing footprint.
- d. Replacement sidewalk shall feature a diamond pattern to match historic sidewalk scoring patterns in the area.
- e. Install tree wells with root barriers and plant street trees satisfactory to the City Engineer and the Urban Forestry Division of the Bureau of Street Services. The applicant should contact the Urban Forestry Division for further information (213) 847-3077.

# Administrative Conditions.

5. <u>Prior to the effectuation of this grant</u>, a covenant acknowledging and agreeing to comply with all the terms and conditions established herein shall be recorded in the County Recorder's Office. The agreement (standard master covenant and agreement form CP-6770) shall run

with the land and shall be binding on any subsequent owners, heirs or assigns. The agreement with the conditions attached must be submitted to the Development Services Center or the Condition Compliance Unit for approval before being recorded. After recordation, a certified copy bearing the Recorder's number and date shall be provided to the Development Services Center or Condition Compliance Unit for inclusion in the case file.

- 6. <u>Prior to the issuance of a building permit</u>, the applicant shall submit the two final sets of architectural/construction drawings that have been reviewed by LADBS plan check engineers, as well as two additional sets of architectural drawings for final review and approval by Department of City Planning staff (four sets of plans total). Final drawings shall substantially resemble the Approved Exhibit (or any subsequent Modified Exhibits) and shall be stamped and dated by staff and attached to the case file as Final Plans.
- 7. <u>Notations on Plans</u>. The following statement shall be imprinted on the site plan, floor plan, elevations and any architectural detail sheets of any construction drawings submitted to the Department of Building and Safety:

NOTE TO PLAN CHECKER AND BUILDING INSPECTOR - These plans, including conditions of approval, shall be complied with and the height, size, shape, location, texture, color, or material shall not differ from what the Director of Planning has approved under DIR-2017-4072-COA-DRB-SPP-WDI. Any change to the project shall require review by the Director of Planning and may require additional review by the North University Park Design Review Board. A request for variation shall be submitted in writing and include a specific notation of the variation(s) requested. Should any change be required by a public agency then such requirement shall be documented in writing.

- 8. **Notations on Plans.** Plans submitted to the Department of Building & Safety, for the purpose of processing a building permit application shall include all of the Conditions of Approval herein attached as a cover sheet, and shall include any modifications or notations required herein.
- 9. **Approval, Verification and Submittals.** Copies of any approvals, guarantees or verification of consultations, review of approval, plans, etc., as may be required by the subject conditions, shall be provided to the Department of City Planning prior to clearance of any building permits, for placement in the subject file.
- 10. **Code Compliance.** Use, area, height, and yard regulations of the zone classification of the subject property shall be complied with, except where granted conditions differ herein.
- 11. **Department of Building & Safety**. The granting of this determination by the Director of Planning does not in any way indicate full compliance with applicable provisions of the Los Angeles Municipal Code Chapter IX (Building Code). Any corrections and/or modifications to plans made subsequent to this determination by a Department of Building & Safety Plan Check Engineer that affect any part of the exterior design or appearance of the project as approved by the Director, and which are deemed necessary by the Department of Building & Safety for Building Code compliance, shall require a referral of the revised plans back to the Department of City Planning for additional review and sign-off prior to the issuance of any permit in connection with those plans.
- 12. **Enforcement.** Compliance with and the intent of these conditions shall be to the satisfaction of the Department of City Planning.

13. **Expiration.** In the event that this grant is not utilized within three years of its effective date (the day following the last day that an appeal may be filed), the grant shall be considered null and void. Issuance of a building permit, and the initiation of, and diligent continuation of, construction activity shall constitute utilization for the purposes of this grant.

# 14. Indemnification and Reimbursement of Litigation Costs.

Applicant shall do all of the following:

- (i) Defend, indemnify and hold harmless the City from any and all actions against the City relating to or arising out of, in whole or in part, the City's processing and approval of this entitlement, including <u>but not limited to</u>, an action to attack, challenge, set aside, void, or otherwise modify or annul the approval of the entitlement, the environmental review of the entitlement, or the approval of subsequent permit decisions, or to claim personal property damage, including from inverse condemnation or any other constitutional claim.
- (ii) Reimburse the City for any and all costs incurred in defense of an action related to or arising out, in whole or in part, of the City's processing and approval of the entitlement, including but not limited to payment of all court costs and attorney's fees, costs of any judgments or awards against the City (including an award of attorney's fees), damages, and/or settlement costs.
- (iii) Submit an initial deposit for the City's litigation costs to the City within 10 days' notice of the City tendering defense to the Applicant and requesting a deposit. The initial deposit shall be in an amount set by the City Attorney's Office, in its sole discretion, based on the nature and scope of action, but in no event shall the initial deposit be less than \$50,000. The City's failure to notice or collect the deposit does not relieve the Applicant from responsibility to reimburse the City pursuant to the requirement in paragraph (ii).
- (iv) Submit supplemental deposits upon notice by the City. Supplemental deposits may be required in an increased amount from the initial deposit if found necessary by the City to protect the City's interests. The City's failure to notice or collect the deposit does not relieve the Applicant from responsibility to reimburse the City pursuant to the requirement in paragraph (ii).
- (v) If the City determines it necessary to protect the City's interest, execute an indemnity and reimbursement agreement with the City under terms consistent with the requirements of this condition.

The City shall notify the applicant within a reasonable period of time of its receipt of any action and the City shall cooperate in the defense. If the City fails to notify the applicant of any claim, action, or proceeding in a reasonable time, or if the City fails to reasonably cooperate in the defense, the applicant shall not thereafter be responsible to defend, indemnify or hold harmless the City.

The City shall have the sole right to choose its counsel, including the City Attorney's office or outside counsel. At its sole discretion, the City may participate at its own expense in the defense of any action, but such participation shall not relieve the applicant of any obligation imposed by this condition. In the event the Applicant fails to comply with this condition, in whole or in part, the City may withdraw its defense of the action, void its approval of the entitlement, or take any other action. The City retains the right to make all decisions with respect to its representations in any legal proceeding, including its inherent right to abandon or settle litigation.

For purposes of this condition, the following definitions apply:

"City" shall be defined to include the City, its agents, officers, boards, commissions, committees, employees, and volunteers.

"Action" shall be defined to include suits, proceedings (including those held under alternative dispute resolution procedures), claims, or lawsuits. Actions includes actions, as defined herein, alleging failure to comply with <u>any</u> federal, state or local law.

Nothing in the definitions included in this paragraph are intended to limit the rights of the City or the obligations of the Applicant otherwise created by this condition.

### BACKGROUND

# SETTING

The North University Park area was annexed to the City of Los Angeles on April 2, 1896, as a portion of the Southern and Western Additions. The North University Park Specific Plan was established by the City of Los Angeles in 1983, covering the area between Hoover Street, 30<sup>th</sup> Street, Vermont Avenue, and Adams Boulevard. A primary purpose of the Specific Plan is to protect and enhance the buildings, structures, sites, and areas that are reminders of the city's history, are unique and irreplaceable assets to the city and the North University Park neighborhood, or are worthy examples of past architectural styles.

The project site is located on the southwest corner of Orchard Avenue and 29<sup>th</sup> Street. The site has an area of approximately 10,692 square feet. The site has approximately 78 feet of frontage along 29<sup>th</sup> Street (front), approximately 137 feet of frontage along Orchard Avenue (side), and approximately 78 feet of frontage along an alley (rear). The site is a Contributing (historic) Structure to the North University Park Specific Plan. The site is adjacent to existing single family and multifamily buildings. Within a one block radius from the project site, along 29<sup>th</sup> Street, is the Menlo Avenue West 29<sup>th</sup> Street National Register Historic District. The project site is zoned [Q]R4-1-0 with a land use designation of Low Medium II Residential in the South Los Angeles Community Plan area. The [Q] Condition reduces the use of the site to RD1.5.

The area is characterized by residential uses focused along 29<sup>th</sup> Street and Orchard Avenue and with commercial uses located to the west along Vermont Avenue. Specifically, lots to the north, south and east of the project site are zoned [Q]R4-1-0, R3-1-0, and RD1.5-1-0 and are developed with residential uses.

# PROPERTY PROFILE

The 10,693 square-foot site is currently developed with a two-story 7,443 square-foot Contributing (historic) Structure. The subject property contains a modest, one-story Spanish Colonial Revival church building constructed circa 1895, with a two-story rear addition constructed in 1911. The major architectural features identified in the 1983 Historic Resources Survey include a raised central entrance, a symmetrical façade, a flat roof with a stepped parapet wall, a prominent cross on the roof, two rear wings, dual entrance doors, and a side entrance. Other architectural details noted include wood-multi-paned windows and an overall absence of ornamentation.

At the time of the Historic Resources Survey, a rear addition was noted. The property was designated as a Contributing Feature in the North University Park Specific Plan because it was built within the area's Period of Significance and the nature and extent of alterations were determined to be reversible.

In 2017, a Historic Resources Assessment and Impact Analysis Report was prepared to evaluate the building's individual significance against local, state, and federal designation criteria. This report noted, in further detail, alterations made to the building since its construction, including: rear and basement additions (1911); the removal of corner towers on the front façade (between 1928-1939); the addition of a detached garage (1933); the addition of a ramp on the south façade (date unknown); the addition of a wood canopy on the front façade (post-1950); and the replacement of the windows (post-1950). While the assessment noted that the property was significant as an early church building, it found that the church did not retain sufficient integrity to convey this significance. As a result, the property was determined ineligible for designation as a Los Angeles Historic-Cultural Monument or on the California Register of Historical Resources or National Register of Historic Places.

The church at 1276 W. 29<sup>th</sup> Street remains a Contributor to the North University Park Specific Plan. While the rear addition added in 1911 was constructed within the district's Period of

Significance, thus gaining significance in its own right, it has since been extensively altered; as a result, the 1911 portion of the church can no longer convey this significance. The original 1895 church structure continues to convey its significance; alterations made during the district's Period of Significance such as stucco cladding have gained significance in their own right.

# PROJECT DESCRIPTION

The proposed project consists of the following: adaptive reuse of a two-story church structure as seven, two-story residential units; removal of non-original awnings, ramps, and railings at the north and south facades; addition of three dormers on the east and south facades; six new single parking spaces at the south edge of the property, accessible from the alley; and new landscape on the north, south, and east of the site.

The adaptive reuse will retain the volume, massing, and footprint of the original, 1895 church structure. A 1,813 square-foot addition will be added within the existing building shell, through the construction of a second-story within the building envelope of the sanctuary space. The structure's existing height of 24 feet five-inches will be maintained. The 1911 addition, which has been extensively altered since its original construction and no longer retains integrity, will be modified at the first and second floors. Three gabled dormers will be added to the 1911 addition: two on the south façade, and one on the east façade. The roof material will be replaced with Liberty SBS Self-Adhering Roofing in the "White" color. Replacement plaster will be Merlex, smooth troweled plaster to match original, painted in Dunn Edwards "DE6225 Fossil" paint.

Altered window sashes on the 1895 sanctuary will be restored to wood double-hung sashes with true-divided-lites. All non-original aluminum windows will be removed on the 1911 church addition. They will be replaced with single-lite hung aluminum-clad windows. On the east (side) façade of the 1895 church structure, south of the entrance, one non-original aluminum window will be enlarged and replaced with a double-hung wood sash window and one double-hung wood sash window will be added, both to match the others proposed for the original church. Windows will be painted in the Jeld-Wen "White" color. Three new entrances will be added to the south (rear) façade.

Non-original awnings will be removed from the north (primary) and east (side) facades of the 1895 church. Additionally, a non-original ramp will be removed from the south (rear) façade of the 1911 church addition. A cross at the north-facing roof edge will be removed but the original base of the steeple will be retained.

Six parking spaces will be added at the rear (south) edge of the property, adjacent to the existing alley; two will be standard sized spaces and the remainder will be compact. All proposed parking spaces are accessed by the existing alley at the rear of the property. Seven long term bike parking spaces will be provided off of Orchard Avenue, in the side yard; and will be screened by a proposed Japanese boxwood hedge. Two short-term bicycle parking spots will be provided adjacent to the front entrance of the sanctuary structure, in the front yard setback.

An existing metal fence on the north, south, and east property lines will be removed. It will be replaced on the east property line with a 42-inch metal fence and Japanese Boxwood hedge, and on the north west corner of the property with an in-swing metal gate, set behind the primary facade. Existing hardscape at the northwest and northeast corners of the property will be removed and replaced with a low lying groundcover; concrete leading to the entry stair will remain. New grass will be added to the north frontage of the property, on either side of the existing entrance steps, and on the east side of the property, behind the proposed gate and hedge. Two Western Redbud trees will be added at the southeast corner of the property, behind the proposed gate and hedge.



Image 1: Image of 1276 W 29<sup>th</sup> St. from the Historic Resources Survey, taken June 1983.

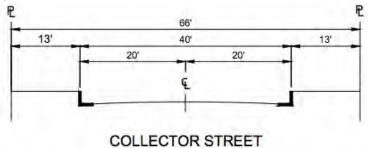


Image 2: Image of 1276 W 29<sup>th</sup> St. from Google Maps, taken October 2017.

# **PUBLIC RIGHT-OF-WAY INFORMATION**

<u>Orchard Avenue</u>, adjoining the property to the east, is a designated Collector Street and is improved to a width of 60 feet, including with a 40-foot wide road width, concrete sidewalks, greenway, curb, and gutter. A 3-foot dedication would be required to complete a 33-foot wide half right-of-way in compliance with the Collector Street classification. The sidewalk has a 10-foot depth, while the classification requires a 13-foot sidewalk with 5-foot walkway and 8-foot greenway.

<u>29<sup>th</sup> Street</u>, adjoining the property to the north, is a designated Collector Street and is improved to a width of 60 feet, including with a 40-foot wide road width, concrete sidewalks, greenway, twp driveway aprons, curb, and gutter. A 3-foot dedication would be required to complete a 33-foot wide half right-of-way in compliance with the Collector Street classification. The sidewalk has a 10-foot depth, while the classification requires a 13-foot sidewalk with 5-foot walkway and 8-foot greenway.



<u>Corner.</u> The northwest corner of Menlo Avenue and 29<sup>th</sup> Street is improved with an apron that does not contain a detectable warning surface (dws). The Bureau of Engineering has requested an additional dedication of 15-foot radius corner cut on the corner of Orchard Avenue and 29<sup>th</sup> Street.

<u>Alley</u>, The alley is improved to a half right-of-way of eight feet. A two-foot dedication would be required to complete a 10-foot wide half right-of-way in compliance with the Alley classification. No alley dedication was requested.

# FINDINGS OF FACT

# SPECIFIC PLAN FINDINGS

# A. 11.5.7.C.2 – Project Permit Compliance Review within a Specific Plan Area

Section 11.5.7.C.2 of the LAMC requires that the Director of Planning grant Project Permit Compliance upon written findings that the project: a) substantially complies with the applicable regulations, findings, standards and provisions of the specific plan; and b) incorporates mitigation measures, monitoring measures when necessary, or alternatives identified in the environmental review which would mitigate the negative environmental effects of the project, to the extent physically feasible.

 Application Requirements. The North University Park Specific Plan Subsection 2E requires that "A change in occupancy, construction, alteration, relocation or removal of a building, natural feature or site, or any combination thereof within the Plan Area shall comply with Section 12.20.3, Subsections F through N of the LAMC (Historic Preservation Overlay Zone Ordinance)"

The proposed project, which involves the adaptive reuse of an existing church structure as a seven-unit apartment building, complies with the requirements found in LAMC Section 12.20.3.K, Procedures for Obtaining a Certificate of Appropriateness as described below. The project also complies with the procedures for Notice and Public hearing found in LAMC 12.20.3.M. Compliance with these code sections is described in detail in Finding B.

2. Certificate of Appropriateness. The North University Park Specific Plan Subsection 2F.1.b. notes the purpose of a Certificate of Appropriateness is "to assure that any change made to a façade of an existing, relocated or new building or structure is compatible with the architectural styles which existed in the Plan Area prior to January 1, 1941 and to encourage the rehabilitation or retention of architecturally unique structures."

The proposed project involves retention and rehabilitation of a historic vernacular church building with Mission Revival influences, built between 1895 and 1911. The portion of the church added in 1911, encompassing the original sanctuary on the east, south, and west facades, has been significantly altered since its construction. The project consists of the following: the addition of gabled dormers on the south and east facades of the 1911 addition; the addition of 1,813 square feet over two floors within the existing shell; the extension of the second floor into the roof form of the original 1895 church structure; the replacement of windows on the facades of the 1911 addition: the removal of nonoriginal awnings and ramps; new landscaping on the north and east sides of the property, and the addition of six parking spaces (two standard and four compact) at the south (rear) edge of the property. All parking is accessible from the existing alley. These alterations will rehabilitate the exterior of the sanctuary space and introduce the Mission Revival style to the 1911 portion of the structure. As the Mission Revival Style is one of the Architectural Styles which existed in the Plan Area prior to January 1, 1941, as outlined in Specific Plan Subsection 2.C. the project is consistent with the purpose of a Certificate of Appropriateness.

3. **Fences.** The North University Park Specific Plan Subsection 2F.1.e. requires that when new fencing is proposed as part of a project, the following conditions be satisfied: fences, other than open wrought iron, shall be screened from the pedestrian level of any adjoining lot or street by landscaping such as pyracantha, natal plum, Texas ligustrum,

raphiolepsis or tecomaria capensis. Such landscaping shall be watered by an automatic sprinkler system.

As new fencing will be a 42-inch open wrought iron fence, no additional screening is required. The new 42-inch metal fence will be installed along the east property line and will be screened by a Japanese Boxwood hedge. A 42-inch tall wrought iron gate will be installed to the west of the primary façade.

4. **Sidewalk**. The North University Park Specific Plan Subsection 2F.1.i requires that when sidewalk removal or reconstruction is proposed as part of a project, the new sidewalk must feature a diamond pattern to match historic sidewalk scoring patterns in the area.

As sidewalks will be improved as part of the Conditions of Approval for the request for Waiver of Dedication and Improvement, new and replacement sidewalk shall be replaced to feature a diamond pattern to match historic sidewalk scoring patterns in the area

5. **Envoirnmental Review**. This project is categorically exempt from the California Environmental Quality Act (see Finding G below).

# B. LAMC Sections 16.50 Recommendation from the North University Park Design Review Board, 12.20.3.K.3 Recommendations from the Cultural Heritage Commission, and 12.20.3.M Notice and Public Hearing

Section 12.20.3.K.3 of the LAMC requires that Department of City Planning staff refer applications for Certificates of Appropriateness to both the North University Park Design Review Board and the Cultural Heritage Commission (or its designee) within a 30-day period of the application having been deemed complete. The purpose of this requirement is to allow the subject application to be discussed in a public meeting with both public and expert testimony (in the case of the Design Review Board meeting), and to gather an expert opinion with reference to the Secretary of the Interior's Standards for Rehabilitation (in the case of the Cultural Heritage Commission).

Section 16.50 of the LAMC requires the North University Park Design Review Board make a recommendation on the project. The project complies with LAMC Section 16.50.E.1. in that the applicant submitted the applicable site plan, floor plan, elevations, photographs, etc., to schedule a review by the North University Park Design Review Board and the Director of Planning.

Section 12.20.3.M of the LAMC requires that before making its recommendation to approve, conditionally approve or disapprove an application pursuant to this section for a Certificate of Appropriateness, the Board shall hold a public hearing on the matter. The applicant shall notify the owners and occupants of all properties abutting, across the street or alley from, or having a common corner with the subject property at least ten days prior to the date of the hearing. Notice of the public hearing shall also be posted by the applicant in a conspicuous place on the subject property at least ten days prior to the date of the subject property at least ten days prior.

Having deemed the subject application complete on February 15, 2018, Department of City Planning staff sent copies of the application with relevant materials to the Design Review Board on February 16, 2018. A subsequent hearing notice was mailed on February 15, 2018. Notice was posted for the meeting at the site, and at City Hall, and mailed to abutting property owners on February 16, 2018. After ten (10) days of public notice, the North University Park Design Review Board met on February 28, 2018 and conducted a public hearing on the proposed project, pursuant to LAMC Section 12.20.3.M: Notice and Public Hearing. The Board, with a three-member quorum, unanimously voted to certify the project as appropriate per the North University

Park Specific Plan under the conditions that the windows located on the original, 1895 church structure be restored with double-hung, four-over-three true divided-lite wood sashes and that the exterior gate be darkly colored and in-swinging. One member of the public stated his overall support of the project but expressed concerns about lighting and security onsite.

Department of City Planning staff sent copies of the application with relevant materials to the Cultural Heritage Commission's designee on February 16, 2018. The Cultural Heritage Commission (CHC) designee recommended approval of the project with conditions, citing that the proposed project is in conformance with the Secretary of the Interior's Standards. These conditions included retaining the base of the steeple located at the north roof edge and restoring the concrete areas at the northwest and southeast corners of the site to landscaped gardens.

The expert opinion of the Cultural Heritage designee recommended approval of the subject application. Approval of the subject application is therefore consistent with 12.20.3.K of the LAMC.

### C. 12.20.3.K.4.(a) – Standards for Issuance of Certificate of Appropriateness for Construction, Addition, Alteration, or Reconstruction as it Relates to the Secretary of the Interior's Standards for Rehabilitation

The proposed project, as conditioned in this Determination, substantially complies with LAMC Section 12.20.3.K.4 because the proposed project complies with and is consistent with the Secretary of the Interior's Standards for Rehabilitation.

Standard # 1 – A property shall be used for its historic purpose or be placed in a new use that requires minimal change to the defining characteristics of the building and its site and environment.

The subject property was constructed in 1895 as a one-story church; it was expanded in 1911 with a two-story addition on the east, west, and south facades. The structure was in continuous use as a church until 2017, and has since remained vacant. The project proposes the adaptive re-use of the existing church structure as a multi-family residence containing seven, two-story apartments, made possible by the addition of three dormers to the exterior of the 1911 addition and the extension of the second floor into the existing roof form of the original 1895 church structure. The project also proposes the retention of major character-defining features, as noted in the 1983 Historic Resources Survey, including the raised central entrance, symmetrical façade, flat roof with stepped parapet, steeple, side entrance, dual entrance doors, and an overall lack of ornament; the rehabilitation of original exterior features such as wood windows; and the removal of non-original exterior features such as awnings and a ramp.

The project proposes to remove the steeple and cross from the structure to convey the change of use from religious to residential. As the steeple is a character defining feature, its removal is inappropriate. The steeple communicates the historically religious use of the structure, and therefore the base of the steeple located on the north-facing roof edge is conditioned to be retained.

Since the exterior of the structure will be repaired/rehabilitated and maintained in place, the proposed residential use is a compatible and appropriate use of the subject property and site.

Standard # 2 – The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.

The proposed project will retain the historic materials and features on the existing historic

structure, as noted in the 1983 Historic Resources Survey, and repair with in-kind materials, textures, and finishes where necessary. Ten windows on the north, east and west facades of the 1895 sanctuary will be restored to match the 1950s photographs of the sanctuary (included in the August 2017 Historic Resources Assessment). The original windows were wood four-over-three true divided-lite double-hung sash windows. The project proposes replacement windows with a variation on the historic lite pattern. As the historic character of a property shall be retained and preserved, the windows are conditioned to be restored to their historic appearance. On the east (side) façade of the 1895 sanctuary, south of the east entrance, one non-original aluminum window will be enlarged and replaced and one new window added, both to match the originals. Non-original awnings will be removed from the north (primary) and east (side) facades of the 1895 church. The base of the steeple located on the north-facing roof edge will be retained. Skylights will be installed on the flat portion of the roof. New mechanical equipment shall be located in nonvisible areas or screened from public view. While signage existed historically at the front facade, the proposed project does not include signage. Therefore, per condition 2h, no signage will be installed under this approval. The massing, roof form and height, window and door openings, and architectural features of the historic sanctuary will be retained and preserved.

Elements of the 1911 addition to be modified as part of the proposed project were not identified as historic or character-defining in the 1983 Historic Resources Survey due to their extensive alteration; as such, the proposed project will not remove historic materials, features, or spaces. The massing and architectural features of the 1911 addition will be slightly modified as part of the proposed project. Three gabled dormers will be added to the 1911 addition: two on the south façade and one on the east façade. Additionally, the existing windows will be removed and replaced. The applicant proposes a variety of hung and sliding aluminum clad windows to be installed on the 1911 addition. A sliding window is not consistent with the Spanish Colonial/Mission Revival style of the building, nor is it consistent with operations found within the period of significance. As such, all new openings are conditioned to be hung windows. A non-original ramp will be removed from the east (side) facade of the 1911 addition.

The proposed project includes new grass landscaping along the north and east sides of the property. As proposed, the project includes hardscape pavers in the west area of the front yard. Properties within the North University Park Specific Plan would have historically had a front yard characterized by a progression from public to private spaces and substantial landscape. Additionally, per the recommendation of the Cultural Heritage Commission Designee, condition 2d and 2f, were added to require that the existing concrete areas at the northwest and southeast edges of the property will be restored to garden areas, thus maintaining the historic setting of the property and ensuring that parking and hardscape areas will be located in the rear yard. In addition, an existing fence on the east property line, will be replaced with new metal fencing and a Japanese Boxwood hedge. A poured-in-place concrete walkway leading from the sidewalk along Orchard Avenue will be added at the rear (south) end of the structure; two Western Redbud trees will be added on either side of the walkway near the sidewalk.

Because the proposed project retains historic materials and features, it does not alter the historic characteristics of the existing site and structure.

#### Standard # 3 – Each property shall be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or architectural elements from other buildings, shall not be undertaken.

The proposed project will retain the restrained Spanish Colonial/Mission Revival idiom of the historic church structure, a style commonly found in the North University Park Specific Plan Area. The exterior of the 1895 church structure will be retained and preserved in its existing location, and will be repaired and rehabilitated to match the existing historic materials, finishes, and details;

therefore, the property and structure will continue to be recognized as a physical record of its time, place, and use. Where exterior elements require replacement (such as the original wood windows), they will be restored to match the original historic elements in material, design, type, size, location, and finish. New architectural features like the dormers proposed for the 1911 addition are distinguished from the original structure by the proposed single-lite single-hung aluminum windows, and therefore do not create a false sense of history.

# Standard #4 – Most properties change over time; those changes that have acquired historic significance in their own right shall be retained and preserved.

The existing structure has a large addition on the east, west, and south facades dating from 1911. Though the addition dates to the period of significance of the North University Park Specific Plan, as described in the Historic Resource Assessment, dated August 2017, it has been substantially altered and does not retain sufficient integrity to convey its significance. Therefore, the additions of the dormer, the removal/replacement of windows, and the addition of new doors on the 1911 portion of the church do not affect the structure's historic significance. Original remaining architectural features like the exterior stucco cladding and flat roof with flat parapet will be retained, repaired, and rehabilitated as necessary as part of the proposed project.

# Standard #5 – Distinctive features, finishes, and construction techniques or examples of craftsmanship that characterize a property shall be preserved.

The proposed project includes the preservation, repair, and rehabilitation of the subject structure's original exterior stucco cladding, flat and gambrel roof forms, flat and stepped parapets, window and door openings, and architectural features like the gabled entrance hoods, raised central entrance, and articulated sign plate. Therefore, the proposed project preserves the distinctive features, finishes, and construction techniques or examples of craftsmanship.

Standard #6 – Deteriorated historic features shall be repaired rather than replaced. Where the severity of the deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color, texture, and other visual qualities and where, possible, materials.

The proposed project will repair and rehabilitate the existing historic features of the building including stucco, architectural details, windows, and doors. On the historic 1895 sanctuary, the project proposes to replace the current, non-original aluminum windows with historically appropriate windows that will match the originals in design, color, and texture, as evidenced by historic photographs included in the August 2017 Historic Resources Assessment.

Standard # 7 – Chemical or physical treatments, such as sandblasting, that cause damage to historic materials shall not be used. The surface cleaning of structures, if appropriate, shall be undertaken using the gentlest means possible.

There are no proposed alterations, chemical treatments, or physical treatments to the existing historic structure.

# Standard #8– Significant archeological resources affected by a project shall be protected and preserved. If such resources must be disturbed, mitigation measures shall be undertaken.

The subject property and its vicinity are shown as having no identified Archeological Sites or Archaeological Survey Areas on the City's 1994 Prehistoric and Historic Archaeological Sites and Survey Area Map. In addition, no significant grading or removal of soil is proposed. Therefore, there is no expectation that the development will affect any significant archeological resources. Standard # 9 – New additions, exterior alterations or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and will be compatible with the historic materials, features, size, scale and proportion and massing to protect the integrity of the property and its environment.

All new additions of the proposed project occur on the 1911 addition, which has been extensively altered such that it no longer conveys its historic significance (per the August 2017 Historic Resource Assessment). Therefore, the project will not destroy historic materials that characterize the property. Additions and alterations to the 1911 portion of the church will be compatible with the original 1895 sanctuary. The three gabled dormers proposed on the south and east facades at the second floor of the 1911 addition will incorporate the simple cornice seen at the roof line of the historic structure, as well as the gabled massing seen above the secondary entrance on the east (side) façade. The proposed size, scale, proportion, and massing of the new dormers will be compatible with the overall property and existing church structure. The materials of the dormer windows will differentiate the new addition from the overall property. All replacement windows proposed for the 1911 addition will be single-lite, hung aluminum, so as to be differentiated from the historic wood windows proposed for the 1895 church structure.

Standard # 10 – New additions and adjacent new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and environment would be unimpaired.

All proposed additions are being constructed on the 1911 portion of the church structure, which has been extensively altered and no longer retains its historic significance. Should the new construction be removed in the future, the essential form and integrity of the historic property would remain unimpaired, as there are no changes being made that require alterations to significant features of the property.

# D. 12.20.3.K.4.(b) – Protection And Preservation Of The Historical And Architectural Qualities And The Physical Characteristics Which Make The Building, Structure, Landscape Or Natural Feature A Contributing Element Of The Preservation Zone.

Section 12.20.3.K.4.(b) of the LAMC requires that all applications for Certificate of Appropriateness be evaluated to assess whether they protect and preserve the historical and architectural qualities and the physical characteristics which make the building a Contributing element of the preservation zone. The proposed project meets the Secretary of the Interior's Standards for Rehabilitation and complies with the North University Park Specific Plan. Therefore the project protects and preserves the historical, architectural, and physical characteristics of the structure.

The subject property is identified in the June 1983 Historic Resources Survey as a Contributing structure. The proposed project does not compromise the defining features of the property, as described in the survey. Windows on the primary façade of the original structure will be restored. The proposed dormers on the secondary facades will not compromise the primary structure because they will not remove or alter any significant features of the property. The expansion of the second floor into the roof form of the historic sanctuary will retain the existing maximum roof height of the structure. New landscaping will be compatible with the site and settings of adjacent Contributing elements in the North University Park Specific Plan. The subject application therefore does comply with 12.20.3.K.(b) of the LAMC.

# WAIVER OF DEDICATION AND/OR IMPROVEMENT FINDINGS

After thorough consideration of the statements contained in the application, the plans submitted therewith, all of which are by reference made a part hereof, as well as knowledge of the property and surrounding district, I find that the requirements for granting a waiver of dedication and/or improvements under the provisions of Section 12.37 I.2 have been established by the following facts:

# E. Waiver of Dedication and/or Improvement.

Pursuant to LAMC Section 12.37 I.2, the Director may waive, reduce, or modify the required dedication(s) or improvement(s) if the Director finds, based on substantial evidence in the record, that:

- a) the dedication or improvement requirement does not bear a reasonable relationship to any project impact;
- b) the dedication or improvement is not necessary to meet the City's mobility needs for the next 20 years based on the guidelines the Street Standards Committee has established; or
- c) the dedication or improvement requirement is physically impractical.

# The dedication or improvement requirement is physically impractical

The Mobility Plan, as well as the South Los Angeles Community Plan, has designated 29<sup>th</sup> St and Orchard Avenue as Collector Streets. The designated dedications and improvements for 29<sup>th</sup> Street and Orchard Avenue are physically impractical, as the subject site and adjacent right of way are within a historic district. The right of way and public realm, including, curb lines, street widths, corner radii, sidewalk widths, placement and score patterns are all identified and protected historic features within the North University Park Specific Plan. Providing dedication and/or improvement to these historic streets would adversely affect the historic resources.

Land Use Regulation 2.F.h. (yards) of the Specific Plan call for protecting setbacks, stating, "Notwithstanding any provisions of the Los Angeles Municipal Code to the contrary, all front yards in the Plan Area shall average the depth of all front yards on the block frontage in which the property is located." Requiring the site to dedicate land will disrupt the prevailing setback of the block and not comply with the requirements of the Specific Plan area.

Improvements to the sidewalk, parkway, and curb adjoining the project site will serve to preserve the historic setting. Per the recommendation of the Bureau of Engineering, sidewalks in poor condition will be repaired and replaced. As there are two driveway aprons that will no longer be in use, unused driveways are conditioned to be closed. Street trees shall be planted, where feasible, to the satisfaction of Urban Forestry.

In addition, land use Regulation 2.F.1.i (sidewalks) of the Specific Plan calls for protecting the district's original sidewalk score patterns, stating, "Whenever an applicant is required to replace or construct a sidewalk as a requirement of the permit approval, said sidewalk shall have a diamond pattern to match the original pattern of sidewalks in the area and shall be constructed to the satisfaction of the Bureau of Engineering." As sidewalks are required to be replaced with a diamond score pattern per condition 4.d, improvements to sidewalks shall only be undertaken if the replacement sidewalk features the diamond score patterns seen throughout the district.

On February 16<sup>th</sup> 2018, the Office of Historic Resources Architect, Lambert Giessinger, provided comment supporting the Waiver of Dedication and Improvement. Per his comments, the existing street and block pattern are part of the historic character of the Historic District, and curb lines, street widths, corner radii, sidewalk widths, placement and score patterns are

all elements that contribute to the locally protected district. Thus. any change to the street configuration would be inconsistent with the Secretary of the Interior's Standards for the Treatment of Historic Properties Guidelines for Preserving, Rehabilitating, and Restoring Historic Buildings and therefore should not be performed.

The Mobility Plan's policy is to avoid any unnecessary street widening that seems errant or out of context with the prevailing dimensions or the existing street conditions (Policy No. 2.17). The project site is part of a larger historic area protected at the local level; providing dedication or improvement would be out of context with the existing street conditions of the area and would be errant. As the intent of the Specific Plan is to preserve the architectural and physical features of the neighborhood, including the setting, requiring dedication and improvements would disrupt the prevailing character of the district and planning goals for the area.

In summary, historic preservation standards require the retention of historic features, and the the Mobility Plan's Policy directive is to avoid unnecessary widening; consequently, the subject dedication and improvements are physically impractical, and therefore, they are being waived.

# ADDITIONAL MANDATORY FINDINGS

# F. Flood Insurance.

The National Flood Insurance Program rate maps, which are a part of the Flood Hazard Management Specific Plan adopted by the City Council by Ordinance No. 172,081, have been reviewed and it has been determined that this project is located in Zone X, Areas of 500-year flood: areas of 100-year flood with average depths of less than 1-foot or with drainage areas less than 1 square mile; and areas protected by levees from 100-year-flood.

# G. Environmental Finding.

The proposed addition and rehabilitation of the site is categorically exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15300, Class 31, Historical Resource Restoration/Rehabilitation of the State CEQA Guidelines because it is limited to maintenance, repair, stabilization, rehabilitation, restoration, preservation, conservation or reconstruction of historical resources in a manner consistent with the Secretary of the Interior's Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing Historic Buildings.

The proposed addition and rehabilitation of the site is categorically exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15300, Class 32, Historical Resource Restoration/Rehabilitation of the State CEQA Guidelines because it is characterized as in-fill development meeting the conditions described in this section: (a) The project is consistent with the applicable general plan designation and all applicable general plan policies as well as with applicable zoning designations and regulations. (b) The proposed development occurs within city limits on a project site of no more than five acres substantially surrounded by urban uses. (c) The project site has no value as habitat for endangered, rare or threatened species. (d) Approval of the project would not result in any significant effects relating to traffic, noise, air quality, or water quality. (e) The site can be adequately served by all required utilities and public services.

# Furthermore, the project does not meet any of the exceptions to the exemptions as listed in Section 15300.2. Exceptions.

Notice of Exemption No. ENV-2017-4073-CE was prepared on June 4, 2018.

# **NOTICE REGARDING THIS GRANT**

#### UTILITY IMPROVEMENTS

In the instance that street work improvements are required, improvements to or the relocation of utilities may also be required. The granting of a Waiver of Dedication and/or Improvement, pursuant to LAMC Section 12.37-I, pertaining to roadway or sidewalk widening (street work) does not waive any requirements associated with utility and/or infrastructure improvements which may be required in order to satisfy the street work improvements. Satisfactory arrangements and/or easements shall be made with the appropriate Department(s) or Bureau(s), as required, for the improvement of utilities or infrastructure.

The granting of a Waiver of Dedication and/or Improvement shall not impose additional utility or infrastructure requirements than what would otherwise be required for a by-right project pursuant to LAMC Section 12.37.

### OBSERVANCE OF CONDITIONS - TIME LIMIT - LAPSE OF PRIVILEGES

All terms and conditions of the approval shall be fulfilled <u>before</u> the use may be established. The instant authorization is further conditional upon the privileges being utilized within **three years** after the effective date of approval and, if such privileges are not utilized or substantial physical construction work is not begun within said time and carried on diligently to completion, the authorization shall terminate and become void.

#### TRANSFERABILITY

This determination runs with the land. In the event the property is to be sold, leased, rented or occupied by any person or corporation other than yourself, it is incumbent that you advise them regarding the conditions of this grant. If any portion of this approval is utilized, then all other conditions and requirements set forth herein become immediately operative and must be strictly observed.

#### VIOLATIONS OF THESE CONDITIONS, A MISDEMEANOR

Section 11.00 M of the Los Angeles Municipal Code states in part: "It shall be unlawful to violate any provision or fail to comply with any of the requirements of this Code. Any person violating any of the provisions or failing to comply with any of the mandatory requirements of this Code shall be guilty of a misdemeanor unless that violation or failure is declared in that section to be an infraction. An infraction shall be tried and be punishable as provided in Section 19.6 of the Penal Code and the provisions of this section. Any violation of this Code that is designated as a misdemeanor may be in charged by the City Attorney as either a misdemeanor or an infraction." Every violation of this determination is punishable as a misdemeanor and shall be punishable by a fine of not more than \$1,000 or by imprisonment in the county jail for a period of not more than six months, or by both such fine and imprisonment.

### APPEAL PERIOD – EFFECTIVE DATE

The Determination in this matter will become effective after <u>fifteen (15) days</u>, unless an appeal therefrom is filed with the Department of City Planning. It is strongly advised that appeals be filed early during the appeal period and in person so that imperfections/ incompleteness may be corrected before the appeal period expires. Any appeal must be filed on the prescribed forms, accompanied by the required fee, a copy of this grant and received and receipted at a public office of the Department of City Planning on or before the prescribed date or the appeal will not be accepted.

Pursuant to LAMC Section 12.37-I(d), <u>the WDI portion of this determination may only be</u> <u>appealed by any person required to dedicate land or make improvements pursuant to LAMC</u> <u>Section 12.37</u>. All remaining entitlements, including: COA, SPP, and DRB may be appealed by any member of the public.

Planning Department public offices are located at:

Downtown
Figueroa Plaza
201 North Figueroa Street,
4th Floor
Los Angeles, CA 90012
(213) 482-7077

San Fernando Valley Marvin Braude San Fernando Valley Constituent Service Center 6262 Van Nuys Boulevard, Room 251 Van Nuys, CA 91401 (818) 374-5050 West Los Angeles West Los Angeles Development Services Center 1828 Sawtelle Boulevard, 2nd Floor Los Angeles, CA 90025 (310) 231-2598

The time in which a party may seek judicial review of this determination is governed by California Code of Civil Procedures Section 1094.6. Under that provision, a petitioner may seek judicial review of any decision of the City pursuant to California Code of Civil Procedure Section 1094.5, only if the petition for writ of mandate pursuant to that section is filed no later than the 90th day following the date on which the City's decision becomes final.

The applicant is further advised that all subsequent contact with this office regarding this grant must be with the decision-maker who acted on the case. This would include clarification, verification of condition compliance and plans or building permit applications, etc., and shall be accomplished <u>by appointment only</u>, in order to assure that you receive service with a minimum amount of waiting. You should advise any consultant representing you of this requirement as well.

APPROVED BY:,

CC:

VINCENT P. BERTONI, AICP Director of Planning

Ken' Bernstein, AICP, Manager, Office of Historic Resources

North University Park Design Review Board Empowerment Congress North Area Council District 9 – Price Bureau of Engineering Department of Transportation Department of Building and Safety Owners pursuant to LAMC Section 12.37-I

Reviewed By:

Naomi Guth, / City Planner Prepared By:

Blair Smith, Planning Associate (213) 978-1174

DIR-2017-4072-COA-DRB-SPP-WDI

# LOS ANGELES KOREAN UNITED METHODIST CHURCH

2909 South Orchard Avenue; 1276 West 29th Street CHC-2020-3286-HCM ENV-2020-3287-CE

### EXHIBIT C: STAFF RESPONSE TO ENV-2017-4073-CE APPEAL, DATED SEPTEMBER 11, 2019

# DEPARTMENT OF

COMMISSION OFFICE (213) 978-1300

CITY PLANNING COMMISSION

SAMANTHA MILLMAN PRESIDENT

VAHID KHORSAND VICE-PRESIDENT

DAVID H. J. AMBROZ CAROLINE CHOE HELEN LEUNG KAREN MACK MARC MITCHELL VERONICA PADILLA-CAMPOS DANA M. PERLMAN

September 11, 2019

Los Angeles City Council c/o Office of the City Clerk City Hall, Room 395 Los Angeles, California 90012

Attention: PLUM Committee

Dear Honorable Members:

# CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) APPEAL 1276 W. 29<sup>TH</sup> STREET/2909 S. ORCHARD AVENUE; ENV-2017-4073-CE; CF 19-0811

The following Department of City Planning staff report responds to a California Environmental Quality Act (CEQA) appeal of ENV-2017-4073-CE. On September 25, 2018, an appeal of the Class 31 and Class 32 Categorical Exemption determination (Case No. ENV-2017-4073-CE) pursuant to Public Resources Code Section 21151 (c) was filed by Jim Childs and Laura Meyers of the North University Park Community Association (NUPCA). This appeal is an appeal of the environmental clearance only, as it does not address the underlying entitlements (Project Permit Compliance, Design Review, Certificate of Appropriateness, and a Waiver of Dedications and Improvements), which cannot be appealed further pursuant to Los Angeles Municipal Code (LAMC).

# Background

On June 4, 2018, the City of Los Angeles determined based on the whole of the administrative record that the Project, an adaptive reuse of an existing church structure as a 9,256 square-foot, seven-unit apartment building with parking for six cars and nine bicycles, is exempt from CEQA pursuant to CEQA Guidelines, Section 15300, Class 31 and Class 32, and there is no substantial evidence demonstrating that an exception to a categorical exemption pursuant to CEQA Guidelines, Section 15300.2 applies.

On June 5, 2018, the Director of Planning issued a letter of Determination that conditionally approved a Project Permit Compliance Review, Design Review, Certificate of Appropriateness, and a Waiver of Dedications and Improvements (Case No. DIR-2017-4072-COA-DRB-SPP-WDI) and determined that the associated Class 31 and Class 32 Categorical Exemptions (Case No. ENV-2017-4073-CE) were appropriate. The action of the Director of Planning was appealed to the South Los Angeles Area Planning Commission (APC). On September 4, 2018, the South

CITY OF LOS ANGELES

CALIFORNIA



ERIC GARCETTI

MAYOR

**EXECUTIVE OFFICES** 200 N. SPRING STREET, ROOM 525 LOS ANGELES, CA 90012-4801 (213) 978-1271

VINCENT P. BERTONI, AICP DIRECTOR

> KEVIN J. KELLER, AICP EXECUTIVE OFFICER

SHANA M.M. BONSTIN DEPUTY DIRECTOR

TRICIA KEANE DEPUTY DIRECTOR

ARTHI L. VARMA, AICP DEPUTY DIRECTOR

LISA M. WEBBER, AICP DEPUTY DIRECTOR PLUM Committee CF 19-0811 Page 2

Los Angeles APC denied the appeal after a failure to act, and sustained the determination. The action of the APC is final for Case No. DIR-2017-4072-COA-DRB-SPP-WDI.<sup>1</sup>

# Analysis

The following appeal points were raised by the Appellants and responded to by the Department of City Planning:

 "The use of a Categorical Exemption is essentially 'unreasonable' because staff in its original Determination and again in its Report to the Area Planning Commission dismissed evidence that the Subject Property, the former Korean Methodist Church, is associated with Korean American history in Los Angeles – evidence provided by the City's own SurveyLA 'Korean-American in Los Angeles' Context Statement, which features the church on its cover."

# Staff Response:

The "Justification for Project Exemption" issued on June 4, 2018 found that the project is categorically exempt under Section 15300, Class 31 because it is limited to maintenance, repair, stabilization, rehabilitation, restoration, preservation, conservation or reconstruction of historical resources in a manner consistent with the *Secretary of the Interior's Standards for the Treatment of Historic Properties* (herein, *Secretary of the Interior's Standards* or *Standards*). The justification also found that the project is categorically exempt under Section 15300, Class 32 because it is characterized as in-fill development meeting the required criteria. Furthermore, the justification found that the project does not meet any of the exceptions to the exemptions as listed in Section 15300.2 Exceptions.

The Appellant bases their claim that staff dismissed evidence that the subject property is a historical resource on the subject property's identification in the Los Angeles Citywide Historic Context Statement, "Korean Americans in Los Angeles, 1905-1980" ("Context Statement) as a "known resource" and because old photographs of the subject property were utilized in the body of the document.

While the subject property is, in fact, included in the Context Statement within "Appendix A: Korean American Known and Designated Resources," the Appellant has mischaracterized the definition of a "known resource." The introduction of Appendix A reads, "Known resources may be eligible for designation under local, state, and/or federal programs. However, inclusion in this list as a resource does not ensure eligibility. Properties must be fully evaluated under relevant criteria to determine if they meet significance and integrity thresholds."

<sup>&</sup>lt;sup>1</sup> It should be noted that the South Los Angeles APC Letter of Determination issued on September 10, 2018, included a clerical error on the cover page that incorrectly cited the exemption from CEQA pursuant to Article III, Section 1, Class 3, Category 17 of the City CEQA Guidelines, when, in fact, the body of the same Letter of Determination actually analyzed the Class 31 and Class 32 exemptions. The appeal recommendation report issued by the Office of Historic Resources prior to the appeal also included an analysis of both CEQA Class 31 and Class 32 Categorical Exemptions.

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2. "Because 1276 West 29<sup>th</sup> Street was identified by Qualified Historians who are experts in Korean American history (who had been hired, by the way, by the City Planning Department and who are acknowledged as experts in the Context Statement), and because other expert Qualified Historians (including the undersigned) also have identified this property as a historic resource, the City is required to, at minimum, prepare an MND. Under CEQA, it is not sufficient to rely solely on an opinion in an assessment by an outside vendor – even one who is also a Qualified Historian – who has been paid by the Applicant to make a finding that not coincidentally that [sic] supports the project goal of removing the character defining features of the interior church sanctuary.

Rather, CEQA requires that where is a split in expert opinion – as there is in this case – that the Decision Maker (The City through its City Council) err on the side of conservatism and engage in a more complete environmental assessment."

#### Staff Response:

Due to the identification of the subject property as a "known resource" in Appendix A, the applicant retained gualified Architectural Historians Kathryn McGee and Jenna Snow to prepare a "Historic Resource Assessment and Impacts Analysis" (herein, "historic resource assessment"), which evaluated the subject property against the registration requirements identified in the Context Statement. Per the Context Statement, a property type such as a church may be found eligible for listing in the National Register of Historic Places under Criterion A (association with a significant event or contribution to history), B (association with an individual) or C (architectural significance); a property found to be significant should retain integrity of location, design, feeling, and association. Though the Context Statement was in draft form at the time the report was undertaken, staff provided a draft copy to the authors of the assessment for reference. Completed in August 2017 (approximately two months prior to the Project's filing), this assessment found that the subject property did not have a significant association with the Korean American community (Criterion A) as claimed by the Appellant, and further, the subject property did not meet the registration requirements for listing as a Los Angeles Historic-Cultural Monument, or for listing in the California Register of Historical Resources or National Register of Historic Places.

Upon receipt, Specific Plan staff reviewed the historic resource assessment with the Office of Historic Resources staff that had overseen the preparation of the Context Statement, evaluated the church's association with the Korean American community in the exceptions analysis for the Class 31 and Class 32 Categorical Exemptions, and accepted the findings of the report that the structure was not individually eligible for designation. Therefore, although the Applicant commissioned the historic resource assessment, staff took steps to confirm the validity of the report before adopting the findings. The Appellant did not prepare an additional historic resource assessment or provide any other evidence to dispute these findings.

It should be noted that a Multiple Property Documentation (MPD) form titled "Asian Americans in Los Angeles, 1850-1980" and an accompanying National Register nomination for the Filipino Christian Church were listed on the National Register of the Historic Places in January 2019. While the "Korean Americans in Los Angeles, 1905-1980" Context Statement was used as one of the five contexts comprising the MPD, Appendix A was not included. Inclusion of the subject property as a "known resource" in Appendix A is for local reference only; the subject property has not be designated on the National Register of Historic Places, nor has it been identified to be eligible as a historic resource at the federal level based on the submission and acceptance of the MPD.

The Appellant incorrectly claims that there is a split in expert opinion, and as a result, the City should have erred on the side of conservatism in preparing an MND. On the contrary, the historic resource assessment does not contradict any finding of significance for the subject property by another qualified expert in the field. As previously stated, inclusion in Appendix A as a "known resource" does not qualify the property as a historic resource, and therefore, it does not contradict the findings of the historic resource assessment (prepared by a qualified Architectural Historian) that the subject property is not a historic resource. Because the Project was found to meet the Class 31 and Class 32 categorical exemptions, as discussed in Appeal Point 1, an MND is not required, and the Appellant's claims are false.

3. "Moreover, the use of the Categorical Exemption was predicated on Staff's assumption that this project meets Secretary of Interior Guidelines. It does not.

If the CEQA clearance is defective, then the entire Determination is as well. As a result, we hereby also appeal the case in whole, and request that this appeal be heard by the Los Angeles City Council."

#### Staff Response:

A Project qualifies for a Class 31 Categorical Exemption if it is limited to maintenance, repair. rehabilitation, restoration, preservation, stabilization, conservation reconstruction of historical resources in a manner consistent with the Secretary of the Interior's Standards. Per North University Park Specific Plan Section 2.E and HPOZ Ordinance Section 12.20.3.K.4, the Project was reviewed for conformance, and ultimately determined to be consistent with, the Secretary of the Interiors Standards for Rehabilitation. Specifically, the Project was found to meet the Standards because the proposed use would require minimal change to the defining characteristics of the building (#1); historic materials, character-defining features, and distinctive features, finishes, and construction techniques used on the property would be maintained (#2 and #5); the property would continue to be recognized as a physical record of its time, place and use (#3); the Project would not negatively impact changes and additions that had been made to the church over time, that may have acquired historic significance (#4); and deteriorated features on the original structure were proposed to be repaired, restored, or replaced inkind (#6). Further, the new addition was found to maintain the character-defining features of the existing structure, and designed to be compatible, yet differentiated from the original design (Standard #9); it was also determined that should the new construction be removed in the future, the essential form and integrity of the property would remain unimpaired (Standard #10). The interior work was found to be consistent with the *Standards* because it would not impact character-defining features, none of which remained or were identified, per the historic resource assessment.

Therefore, the Class 31 Categorical Exemption, pertaining to the *Secretary of the Interior's Standards*, was properly used. As discussed in Appeal Point 1, the "Justification for Project Exemption" dated June 4, 2018 also found that the Project is exempt from CEQA pursuant to State CEQA Guidelines Section 15300, Class 32, and that there is no substantial evidence demonstrating that an exception to a categorical exemption pursuant to CEQA Guidelines, Section 1500.2 applies.

The South Los Angeles Area Planning Commission considered an appeal of the determination by the Director of Planning (related to DIR-2017-4072-COA-DRB-SPP-WDI-1A) at its meeting on September 4, 2018, but failed to reach a consensus. Per the Letter of Determination issued on September 10, 2018, the 2-1 vote resulted in a failure to act by the Commission, which is deemed a denial of the appeal, and the Director's

determination was sustained. The action of the APC is final for Case No. DIR-2017-4072-COA-DRB-SPP-WDI. The Project Permit Compliance Review, Design Review, Certificate of Appropriateness, and a Waiver of Dedications and Improvements entitlements are not further appealable pursuant to LAMC Section 11.57 C.6.

4. "Even though they failed to 'act' because the three Commissioners present could not reach a consensus, the South Area Planning Commission unfortunately abused its discretion in one important way. While discussing whether or not the former Korean Methodist Church should be considered 'historic,' that discussion devolved into an exchange about the fact there were no Korean Americans in the room (at the SAPC hearing) to weigh in on whether or not they felt it was an important building."

#### Staff Response:

At its meeting on September 4, 2018, the Commission considered an Appeal Recommendation Report submitted by the Director of Planning, an appeal response by the Appellants, and public input. The claim by the Appellant that there was a "failure to act" based on anything other than the materials provided is unfounded.

- 5. "The Categorical Exemption cannot be properly utilized for this project, for the following reasons:
  - This project does not meet Secretary of the Interior Standards, in that the project will demolish the interior of the historic resource, namely the church sanctuary/nave
  - Staffs *jurisdiction* over the exterior only does not excuse Staff from a proper CEQA *evaluation*; if Staff is using Class 31 of CEQA Exemptions as its basis, conformance with the Standards requires evaluation of interior changes as well as exterior changes.
  - The project creates cumulatively considerable impacts; a Categorical Exemption is not permitted in cases of cumulative impacts.
  - Moreover, Staff has for the past few years indicated that the Department has an internal guideline that a project is exempt if it only has a single entitlement but not exempt if it needs two or more entitlements. Although that threshold does not appear in either the California Environmental Quality Act's Article 19 (Categorical Exemptions) nor in the State's Public Resources Code, if in fact this is now the City's stated procedure it applies in this case, since along the COA case there is a "WDI" case, Waiver of Dedications and Improvements (e.g., TWO entitlements. [sic]
  - CEQA establishes a low threshold for the preparation of an EIR, and in particular sets a bar that when experts (Qualified Historians) disagree, then the fullest possible evaluation shall take place. Several Qualified Historians stated that the project does not meet Secretary of Interior Guidelines."

#### Staff Response:

The Appellant's first point claims the Project will demolish the interior of a historic resource, namely the church sanctuary and nave. This assertion relies on the assumption that there are interior character-defining features that will be adversely impacted by the Project. However, as evidenced in the previous discussion of Appeal Point 2, the historic resource assessment found that the property was not individually eligible for designation as a historic resource under any local, state and/or federal programs, and no interior character-

defining features were identified as part of this evaluation. The historic resource assessment did note that key interior spaces and features that may have contributed to the church's significance had been removed or significantly altered in such a way that the interior of the church no longer retained its design integrity. The subject property was identified as a Contributor to an eligible historic district within the boundaries of the North University Park Specific Plan area in a 1983 Historic Resources Survey. This survey identified major character-defining features including the building's raised central entrance, symmetrical façade, flat roof with stepped parapet, steeple, side entrance, dual entrance doors, and an overall lack of ornament. No interior features, including the sanctuary and the nave, were identified as character-defining features of the subject property in the 1983 survey.

To the Appellant's second point regarding the improper utilization of a Categorical Exemption, the North University Park Specific Plan Sections 2.F.1.b(2), 2.C, and 2.E require that only the <u>exterior</u> of a project be reviewed for conformance with the *Secretary* of the Interior's Standards. Therefore, review of interior alterations would exceed the scope of the Specific Plan. In accordance with these Specific Plan provisions, all alterations to the property's exterior were reviewed for conformance with the *Secretary* of the Interior's Standards and found to be in compliance. The Appellant argues that "staff's jurisdiction over the exterior only does not excuse staff from a proper CEQA evaluation," and that "conformance with the Standards requires evaluation of interior changes as well as exterior changes." Again, as previously discussed, no interior character-defining features were identified on the property in the historic resource assessment and impacts analysis. Contrary to the Appellant's claims, the Project does in fact meet the *Secretary* of *the Interior's Standards*, and the Project does not demolish a significant feature or cause a substantial adverse change in the significance of the historic resource.

The Appellant's third point refers to the Project's creation of cumulative impacts. The "Cumulative Impact" exception applies when, "although a particular project may not have a significant impact, the impact of successive projects, of the same type, in the same place, over time is significant." As discussed in the "Justification for Project Exemption" dated June 4, 2018, there are no similar adaptive reuse projects to the proposed Project identified within the Specific Plan Area. Further, the Project was found to meet the applicable regulations and provisions of the North University Park Specific Plan that require new development to be compatible in overall scale, size, massing, bulk, setback, and design within the surrounding Specific Plan neighborhood and Community Plan areas. Therefore, this argument is unsupported and not applicable.

The Appellant's fourth claim that a project is exempt if it only has a single entitlement, but not exempt if it has two or more entitlements, is unfounded. A determination of a Categorical Exemption is not based on the number of entitlements a project is seeking. Rather, it is based on the whole of the project, pursuant to Article 19 of the State CEQA Guidelines (Categorical Exemptions).

Finally, to the Appellant's fifth point, there has not been disagreement between several Qualified Historians that the project does not meet the *Secretary of the Interior's Standards*. As previously discussed under Appeal Point 1, inclusion in the Context Statement as a "known resource" does not qualify the subject property as a historic resource, and the Context Statement does not include an analysis of the property against the *Secretary of the Interior's Standards*. Further, the Appellant did not prepare any additional historic resource assessment evaluating the potential significance of the subject property or the Project's conformance with the *Standards*.

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> 6. "The proposed Categorical Exemption (CE) for the project at 1276 West 29<sup>th</sup> Street is not legally sufficient to meet the requirements of CEQA in protection of our environment. *Title 14, California Code of Regulations, Chapter 3, Guidelines for Implementation of CEQA,* states a categorical exemption should not be used where the activity would cause a substantial adverse change. Furthermore, Section 15300.2 (c), explains: Significant Effect. A categorical exemption shall not be used for an activity where there is a reasonable possibility that the activity will have a significant effect on the environment.

CEQA sets a very low threshold for not permitting a Categorical Exemption, namely that it should not be used where there is a reasonable possibility of the activity having a significant effect."

#### Staff Response:

As previously discussed in Appeal Point 1, the "Justification for Project Exemption" issued on June 4, 2018 found that the project is categorically exempt under Section 15300, Class 31 and Class 32. As part of this evaluation, Planning staff reviewed the potential exceptions to the use of Categorical Exemptions for the proposed project, and determined that there is no substantial evidence demonstrating that an exception to a categorical exemption pursuant to CEQA Guidelines, Section 15300.2 applies. The Project was not found to cause a substantial adverse change, nor was it found to have a significant effect on the environment. Therefore, the Categorical Exemptions were properly used.

7. The use of a Categorical Exemption is impermissible when a project cumulatively adds to the significant impacts of projects that have preceded it, even if those projects were initiated by other owners/developers/applicants.

The City has recently approved multiple other adaptive reuses of former churches into unrelated new uses, and this trend is likely to continue as traditional church congregations are dwindling. For example, the nearby Roger Williams Baptist Church has been reconceived as a Charter School. St. Vibiana's Cathedral is now an event center. The former Welsh Presbyterian Church/former synagogue is also a cultural/events center. A former church and synagogue in Jefferson Park is being converted into an artist's studio. And the former St. James Armenian Apostolic Church is also a charter school.

The latter case, unfortunately, is most analogous to this proposal: The new owners of St. James decided to gut the sanctuary – which had evoked a traditional Armenian Church – to make a basketball court, thereby demolishing forever its character-defining features. The Subject Property's owners similarly propose to gut *their* sanctuary to build a second floor of housing, thus forever damaging the historic nave. Although we do not yet known how many other adaptive reuse projects of historical churches have occurred or are being proposed within Los Angeles currently, the pattern of development we are witnessing <u>argues strongly for a more complete environmental assessment that would also consider the cumulative impact of the loss of the City's historic churches."</u>

#### Staff Response:

As previously stated under Appeal Point 4, the "Justification for Project Exemption" dated June 4, 2018 found that the Project would not result in cumulative impacts because it is not of the same type or located in the same place as the projects referenced by the Appellant. The proposed Project results in no cumulative impact because this Project was found to be consistent with the *Secretary of the Interior's Standards* for the reasons stated

in Appeal Point 3 above. The proposed use will not result in the loss of a historic church because the Project was found to meet Standard #1 of the Secretary of the Interior's Standards, which reads, "A property shall be used for its historic purpose or be placed in a new use that requires minimal change to the defining characteristics of the building." The proposed new use as a multi-family residence was found to be appropriate because the Project proposed the retention of the property's character-defining features (all of which are located on the exterior; the nave is not a character-defining feature), the rehabilitation of original exterior features, and the removal of non-original exterior features. This includes the retention of the church steeple, which was found to communicate the historically religious use of the structure. Therefore, the adaptive reuse of the church into a multi-family residence will retain the historic character-defining features of the church, and the assertion that it would result in the loss of one of the City's historic churches is unsubstantiated.

The Roger Williams Baptist Church, referenced by the applicant, is located in the North University Park Specific Plan Area. A project to convert two of the church structures from an office and a school to residential use was found to be categorically exempt under Class 31 of the State CEQA guidelines because the project complied with the *Secretary of the Interior's Standards* and therefore, did not result in an environmental impact. Because no such impact was identified, there is no cumulative impact. The other projects identified by the Appellant are not located within the Plan Area; therefore, there is no cumulative impact.

8. Staff incorrectly made Findings that the project as presented meets Secretary of Interior Standards for Rehabilitation, and therefore Staff recommended and due to the SAPC's failure to act *de facto* certified an inappropriate Categorical Exemption that does not comply with Class 31/Section 15331.

Class 31 requires that a project be fully compliant with Secretary of Interior Standards and that there shall be no adverse effect on a historic resource. However, in the instant case, the complete gutting of the historic building is an adverse effect and in and of itself is not compliant with the Guidelines."

#### Staff Response:

The Project was reviewed for compliance with, and was found to meet, the *Secretary of the Interior's Standards*, as discussed under Appeal Points 3 and 5. The subject property was not found to be individually eligible under local, state or federal registration requirements, and no interior character-defining features were identified in the historic resources assessment that was completed by Qualified Architectural Historians and validated by OHR staff. Therefore, there is no adverse effect on a historic resource and the Class 31 categorical exemption applies.

9. We ask that you reject the project's Categorical Exemption and require that an Initial Study and Checklist be prepared with the goal of a more complete environmental review to allow for public input, discussion, evaluation of the total project on the entire complex of several lots, and review of Project Alternatives as the legally-mandated [sic] CEQA clearance for the project requires. If the Categorical Exemption is allowed to stand the community and the environment will suffer significant and irreparable damage.

PLUM Committee CF 19-0811 Page 9

#### Staff Response:

Based on the foregoing appeal responses above, staff did not err in its application of a Class 31 or Class 32 Categorical Exemption because the property is not individually eligible as a historic resource, the Project meets the *Secretary of the Interior's Standards* per the provisions of the North University Park Specific Plan, and the Project will not result in cumulative impacts, a substantial adverse change, or a significant effect on the environment. Therefore, the appeal has no merit.

Sincerely,

VINCENT P. BERTONI, AICP Director of Planning

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Melissa Alofaituli City Planner

VPB:MA:MTG

# LOS ANGELES KOREAN UNITED METHODIST CHURCH

2909 South Orchard Avenue; 1276 West 29th Street CHC-2020-3286-HCM ENV-2020-3287-CE

EXHIBIT D: HISTORIC RESOURCE ASSESSMENT AND IMPACTS ANALYSIS, JULY 2017

# 1276 West 29<sup>th</sup> Street

# HISTORIC RESOURCE ASSESSMENT AND IMPACTS ANALYSIS



Prepared for: The Pews at SC, LLC

Prepared by: Kathryn McGee

July 2017

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## I. INTRODUCTION AND EXECUTIVE SUMMARY

Located at 1276 West 29<sup>th</sup> Street in the South Los Angeles Community Plan Area (CPA), the subject property encompasses one assessor parcel (Assessor Parcel Number 5055-010-001) and contains one building currently used as a church and day care facility. As discussed in this report, there is conflicting information about the church's date of construction, but the building appears to have been constructed in 1895, with a rear addition constructed in 1911, and other alterations over time.

The building served as a Baptist church from its construction until the mid-1930s, when it became a Pentecostal church. It was sold to the Los Angeles Korean Methodist Church in 1945 and served that congregation until being sold to an African American congregation, the Greater True Light Missionary Baptist Church, in 1959, which occupied the facility until it was sold to the current owner in 2017. The church is currently vacant, although the day care is in operation.

The subject property was previously evaluated in an historic resource survey conducted in 1983. While the 1983 survey form does not contain a California Historical Resource Status Code (CHRSC), the finding is listed in the Los Angeles County Historic Property Data File (HPDF) with CHRSC "7R," which means the property needs to be reevaluated. The property was not identified in SurveyLA, the City of Los Angeles' recent citywide historic resources survey.

The current property owner is proposing a project to retain the existing building and modify the interior to accommodate residential apartment units, with some modifications to the exterior. An evaluation has been requested in order to determine whether or not the subject property qualifies as an historical resource under the California Environmental Quality Act (CEQA). To this end, this report evaluates eligibility for listing in the National Register of Historic Places (National Register), California Register of Historical Resources (California Register), and as a local City of Los Angeles Historic-Cultural Monument (HCM).

This report provides a history of the subject property, focusing on construction and alterations, as well as persons, churches, and other histories associated with the property. Historic contexts were prepared for the South Los Angeles CPA, Korean American population in Los Angeles, and African American population in Los Angeles. Due to its early date of construction, the subject property was found significant for its association with initial development of the South Los Angeles CPA. However, it has been substantially altered and does not retain sufficient integrity from 1895 to convey its significance. Therefore, the subject property is not eligible for listing in the National or California Registers or for listing as a local HCM and therefore does not qualify as an historical resource under CEQA.

The subject property is located adjacent to an identified historical resource, the boundary of the University Park Extension Historic District, which was recently identified as a potential locally eligible historic district in SurveyLA. Potential impacts of the proposed project on that resource are studied in this report. The proposed project does not appear to cause direct or indirect historical resources impacts to the setting of the district, or to historical resources under CEQA.

## **II. CONSULTANT QUALIFICATIONS**

This report was prepared by Kathryn McGee with assistance by Jenna Snow. Ms. McGee visited and photographed the site on June 8, 2017.

#### Kathryn McGee

Ms. McGee is an architectural historian and historic preservation planner based in Los Angeles. She has over eight years of experience in the field of historic preservation consulting and launched an independent practice in 2015. Her educational background includes a Bachelor of Arts degree in architectural history from the University of California, Santa Barbara and a Master of Urban and Regional Planning degree from the University of California, Irvine. She has also completed the Summer Program in Historic Preservation at the University of Southern California and is a LEED Accredited Professional with specialty in Neighborhood Development. Her consulting work entails writing reports for purposes of environmental and local project review; preparation of historic resource assessments and surveys; preparation of technical reports for General Plan Updates; evaluation of properties seeking or complying with Mills Act Contracts; and consultation on adaptive reuse and federal Investment Tax Credit projects.

#### Jenna Snow

In January 2015, Jenna Snow launched an independent historic preservation consulting practice offices in Los Angeles. With over fifteen years of professional experience, Ms. Snow has a strong and broad understanding of best historic preservation practice, including federal, state, and local regulations. She has worked on a wide range of projects on both the east and west coasts, as well as internationally. Ms. Snow holds a M.S. in Historic Preservation from Columbia University and a B.A. in Fine Arts focusing on architectural history from Brandeis University. She meets the Secretary of the Interior's Professional Qualifications Standards in Architectural History. Throughout her career, Ms. Snow has authored, co-authored, and/or served as project manager for nearly 100 historic preservation projects, including a wide variety of historic resource assessments, National Register nominations, and historic resources surveys. She regularly contributes to environmental impact reports, historic preservation certification applications, Section 106 reviews and other work associated with historic building rehabilitation and preservation planning. Ms. Snow has prepared multiple National Register nominations, including the Twohy Building in San José, CA; the Beverly Hills Women's Club in Beverly Hills, CA; the Sam and Alfreda Maloof Compound in Rancho Cucamonga, CA; the Boyle Hotel/Cummings Block in Los Angeles, CA; the West Los Angeles Veterans Affairs Historic District in Los Angeles, CA, and Temple Ohave Israel in Brownsville, PA. She has completed historic resources surveys, including coauthoring historic context statements in Hollywood, Whittier, CA, and South Los Angeles. Prior to her consulting work, Ms. Snow worked for the New York City Department of Design and Construction in New York, NY, the Freedom Trail Foundation in Boston, MA, and the Neighborhood Preservation Center in New York, NY.

# **III. REGULATORY SETTING**

#### National Register

The National Register of Historic Places is "an authoritative guide to be used by federal, state, and local governments, private groups, and citizens to identify the nation's cultural resources and indicate what properties should be considered for protection from destruction or impairment,"<sup>1</sup> Administered by the National Park Service, the National Register is the nation's official list of historic and cultural resources worthy of preservation. Properties listed in the National Register include districts, sites, buildings, structures, and objects that are significant in American history, architecture, archaeology, engineering, and culture. Resources are eligible for the National Register if they meet one or more of the following criteria for significance:

- A) are associated with events that have made a significant contribution to the broad patterns of our history; or
- B) are associated with the lives of significant persons in our past; or
- C) embody the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction; or
- D) have yielded or may be likely to yield, information important in history or prehistory.<sup>2</sup>

Once a resource has been determined to satisfy one of the above criteria, then it must be assessed for "integrity."<sup>3</sup> Integrity refers to the ability of a property to convey its significance. Evaluation of integrity is based on "an understanding of a property's physical features and how they relate to its significance." The National Register recognizes seven aspects or qualities of integrity: location, design, setting, materials, workmanship, feeling, and association. To retain integrity, a property must possess several, and usually most, of these aspects.

As a religious property, the subject property also must be examined under Criteria Consideration A for National Register eligibility. Listing religious properties in the National Register presents a unique challenge as they not only must retain a higher degree of integrity than what is required for other building types, but also must appear eligible for listing in a broader historic or cultural context. Guidance provided by the National Park Service in National Register Bulletin #15 states that "historic significance for a religious property cannot be established on the merits of a religious doctrine, but rather, for architectural or artistic values or for important historic or cultural forces that the property represents. A religious property's significance under Criterion A, B, C, or D must be judged in purely secular terms. A religious group may, in some cases, be considered a cultural group whose activities are significant in areas broader than religious history."<sup>4</sup>

## Relationship to Project

The subject property is not listed in the National Register, and for the reasons stated in this report, does not appear to meet National Register eligibility requirements.

<sup>&</sup>lt;sup>1</sup> National Register Bulletin #16A: *How to Complete the National Register Registration Form* (National Park Service, 1997).

<sup>&</sup>lt;sup>2</sup>National Register Bulletin #15, *How to Apply the National Register Criteria for Evaluation* (National Park Service, 1990, revised 2002).

<sup>&</sup>lt;sup>3</sup> National Register Bulletin #15, How to Apply the National Register Criteria for Evaluation.

<sup>&</sup>lt;sup>4</sup> National Register Bulletin #15, How to Apply the National Register Criteria for Evaluation.

# California Register

Based substantially on the National Register, the California Register is "an authoritative guide… used by state and local agencies, private groups, and citizens to identify the state's historical resources and to indicate what properties are to be protected."<sup>5</sup> For a property to be eligible for listing in the California Register, it must be found by the State Historical Resources Commission to be significant under at least one of the following four criteria:

- 1) is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage; or
- 2) is associated with the lives of persons important in our past; or
- 3) embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual or possesses high artistic values; or
- 4) has yielded, or may be likely to yield, information important in prehistory or history.

Also included in the California Register are properties which have been formally determined eligible for listing in, or are listed in the National Register; are registered State Historical Landmark Number 770, and all consecutively numbered landmarks above Number 770; and Points of Historical Interest, which have been reviewed and recommended to the State Historical Resources Commission for listing.

The primary difference between eligibility for listing in the National and California Registers is integrity. Properties eligible for listing in the National Register generally have a higher degree of integrity than those only eligible for listing in the California Register. There is, however, no difference with regard to significance.

# Relationship to Project

The subject property is not listed in the California Register, and for the reasons stated in this report, does not appear to meet California Register eligibility requirements.

# City of Los Angeles

§22.171.7 of the Los Angeles Administrative Code defines criteria for designation of a Historic-Cultural Monument (HCM). For ease in applying local eligibility, the following numbers are assigned to the criteria, which align, to a large degree, with National and California Register criteria. Resources eligible for HCM designation are:

- 1) Historic structures or sites in which the broad cultural, economic or social history of the nation, state or community is reflected and exemplified; identified with important events in the main currents of national, state, or local history; or
- 2) Historic structures or sites identified with personages in the main currents of national, state or local history; or
- 3) Historic structures or sites which embody the distinguishing characteristics of an architectural type specimen, inherently valuable for a study of a period style or method of construction or a notable work of a master builder, designer, or architect whose individual genius influenced his age.

An HPOZ is defined as:

<sup>&</sup>lt;sup>5</sup> California Public Resources Code §5024.1(a),

<sup>&</sup>lt;http://codes.lp.findlaw.com/cacode/PRC/1/d5/1/2/s5024.1>.

a planning tool which recognizes the special qualities of areas of historic, cultural, or architectural significance. An HPOZ does not change the underlying zoning, rather it lays an added level of protection over a zone through local board oversight.<sup>6</sup>

The HPOZ criteria for evaluation state that structures, natural features, or sites within the involved area, or the area as a whole, shall meet one or more of the following:

- A. Adds to the historic architectural qualities or historic associations for which a property is significant because it was present during the period of significance, and possess historic integrity reflecting its character at that time.
- B. Owing to its unique location or singular physical characteristics, represents an established feature of the neighborhood, community, or City.
- C. Retaining the structure would help preserve and protect an historic place or area of historic interest in the City.<sup>7</sup>

## Relationship to Project

The subject property is not designated as an HCM. The subject property was previously evaluated in an historic resource survey in 1983 (see Attachment G). The survey form does not contain a California Historical Resource Status Code (CHRSC), and the survey finding is listed in the Los Angeles County Historic Property Data File (HPDF) with CHRSC "7R," which means the property needs to be reevaluated. The property was not identified in SurveyLA, the City of Los Angeles' citywide historic resources survey, as part of the recent evaluation of the South Los Angeles CPA. However, the subject property is evaluated for potential significance in this report, and is found eligible for its contribution to the early development of the neighborhood as a religious property type with an early date of construction. However, the subject property has been substantially altered and does not retain sufficient integrity to convey significance. Therefore, it does not appear eligible as an HCM or contributor to any HPOZ.

While the subject property is not located in an HPOZ, it is adjacent to the boundary of the "University Park Extension Historic District," recently identified as a locally eligible historic district in SurveyLA. The district is treated as an historical resource under CEQA. Because the project site is adjacent to an historical resource, potential impacts of the project on the setting of the district are also evaluated in this report. The proposed project does not appear to cause direct or indirect historical resources impacts to the setting of the district.

<sup>&</sup>lt;sup>6</sup> *Cultural Heritage Masterplan*, City of Los Angeles Cultural Affairs Department, adopted 2000: 44. *preservation.lacity.org.* Web. May 2016.

<sup>&</sup>lt;sup>7</sup> Cultural Heritage Masterplan, City of Los Angeles Cultural Affairs Department, 45.

# **IV. DESCRIPTION AND HISTORY**

## **Physical Description**

Current maps and aerials are included in Attachment A and current photographs are included in Attachment C.

Located at the southwest corner of 29<sup>th</sup> Street and Orchard Avenue, the subject property is bounded by West 30<sup>th</sup> Street to the south and Vermont Avenue to the west. The subject property is located on a residential street and oriented north toward 29<sup>th</sup> Street. The site is sloped slightly downward from north to south. The subject property contains one building. The building has a single-story portion at its front (north) end with a two-story portion at its rear (south) end. The front portion of the building contains the church and is oriented north toward 29<sup>th</sup> Street, while the rear portion contains the day care and is oriented south, opening up onto a paved outdoor playground. A metal fence borders the property. Hardscape consisting of asphalt surrounds the building. There is no designed landscaping, although there is a single shrub located near the east elevation. Automobile access is provided through small driveways at the northeast, northwest, and southeast corners of the property, while access to the building is provided through doors at north, east, and south elevations.

The building does not have an identifiable architectural style, although there are minor elements of the Spanish Colonial Revival, including exterior walls clad in stucco. The front, church, portion is one-story, with a roof that can almost be described as having the shape of a gambrel roof. It is flat with a parapet at its outer edges and steps up to express the high-volume sanctuary of the interior. The uppermost portion is flat at the ridge. The roof is clad in composite roofing material and contains mechanical equipment. At its north end, the roof includes a cross that is supported on a conical base, located behind the parapet, and centered over the façade. The rear portion of the building is two-stories with a flat roof.

Relatively unadorned, the facade of the single-story church portion of the building is symmetrical with a stepped parapet that references the roof shape and simple coping. The main entrance is recessed at the center, flanked by one window on each side. Window sash is contemporary and consists of vertical-sliding sash. Glazing is textured and tinted yellow. The entrance consists of a pair of doors accessed by five concrete steps leading to a concrete stoop. A simple wood canopy with a shed roof, and supported by wood posts, crowns the entrance. Above the wood canopy is a geometric sign area framed in simple molding. The sign area does not contain any signage. Set back from the façade, the north elevation of the two-story rear portion of the building extends west of the church. This wall has three small, horizontal-sliding windows: one located at the first floor and two at the second floor. Two small, one-story sheds sit in front of the elevation.

The east elevation is simple and unadorned, with three bays. The north bay contains a row of four evenly spaced windows matching those on the façade. The center bay contains a secondary entrance, accessed by four concrete steps leading to a concrete stoop. The entrance is recessed in the elevation and set within a stucco enframement that projects from the elevation, with a semicircular recessed, blank transom topped by a front gable eyebrow. There is a second projection to the south where the wall steps out and contains a small window. The south bay is two stories and contains an additional entrance, accessed by a concrete ramp with metal railing. There is a simple wood canopy with a shed roof over the entrance.

The west elevation of the front, church portion of the building contains a row of four windows matching those at the façade. The west elevation of the south portion of the building is not readily visible because it closely abuts a wall and the adjacent property, and entrances to the narrow side yard are blocked by debris.

A secondary entrance is located toward the west end of the south elevation, accessed by two concrete steps and ramp, and a low stoop. There are rows of five small, horizontal sliding windows located at the first and second floor levels. The south elevation looks onto a small outdoor playground for the daycare. The playground is clad in asphalt, with a moveable rubber mat covering the east half and moveable furniture and shade tent.

The church interior is accessed by double-doors in the north facade, which lead into a small, unadorned entry lobby with a wood floor, flanked by restrooms. Restroom fixtures and finishes are contemporary. Another pair of doors provides access into the sanctuary, which opens up into a high-volume space with vaulted ceilings and visible wood trusses. The ceiling is clad in wood boards. Lighting consists of contemporary fixtures hanging from the horizontal trusses and from the ceiling.

At the north end of the sanctuary, a narrow balcony is situated over the lobby and restrooms. The balcony contains a few rows of pews but is not currently accessible. The sanctuary contains ten rows of pews, divided by a center aisle and oriented south toward a raised pulpit. Flooring is wood under the pews and carpet at the perimeter and aisle. The pulpit is framed by a recessed niche, clad in contemporary paneling, and is accessed by two steps. The niche is flanked by doors on either side that lead to a hallway behind. The east wall of the sanctuary contains a row of four windows at its north end, corresponding to the windows at the exterior; a double door providing access to the exterior; a niche near the stage, where music equipment is currently stored; and a storage room just south of the niche. Similarly, the west wall of the sanctuary contains a row of four windows at its north end, while at its south end there is an opening into additional space located west of the sanctuary, where steps lead up to a raised storage area and kitchen, with an additional restroom. To the south of the sanctuary, is a double-height hallway open to second floor offices above, running east-west behind the pulpit. Stairs on either end provide access to the second floor, while two sets of doors provide access to the south portion of the building that functions as a day care.

The day care facility is situated a few feet below the level of the church and a stair and ramp at the west end provide access down into the space. The open, one-story space, generally rectangular in plan, has restrooms at its east end. Fixtures and finishes are contemporary.

A door in the north wall of the day care center provides access to stairs to the basement, where a combination of wood and concrete steps lead down to a landing, where there is another door providing access into the basement. The basement is full-height and currently used for storage. The concrete foundation is visible; the floor is of concrete as well. There is evidence of a brick wall or chimney in the northwest corner. The west wall contains a door accessing a low-height crawl space leading to the west elevation.

The second floor is accessed by the two aforementioned staircases, which lead to an L-shaped hallway with a balcony overlooking the first floor. The hallway provides access to five offices: four arranged in a row oriented east-west along the south end of the building, and one located northwest of the others. The northwest has two panels in its east wall providing access to the ceiling and truss system over the sanctuary. Each office varies slightly in terms of materials and finishes. The offices in the southeast corner contain wood wall paneling. Floors throughout the second floor have carpeting.

## History of Construction and Alterations

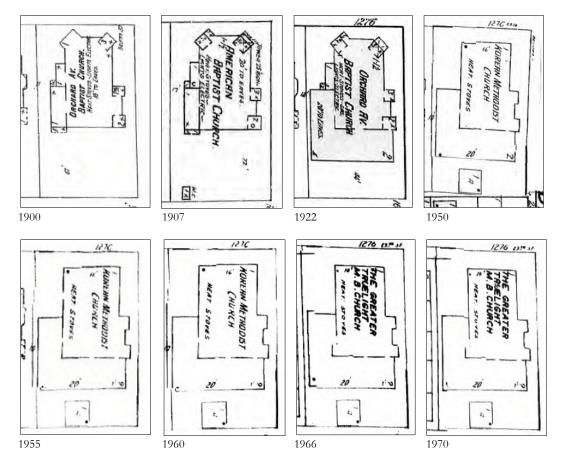
The following describes history of construction and alterations, based on available building permits, Sanborn Maps, historic map books of the Los Angeles County Assessor, city directories, historic photographs, and physical evidence. See attachments for supporting images and documentation.

#### 1276 West 29th Street

Due to conflicting historical records, the precise date of construction of the building is unclear, although it appears most likely that the building was constructed in 1895 with a substantial addition in 1911. Historic Sanborn maps show a building constructed by 1900 that appears to have been added onto over time; this construction history is supported by available building permits. While there is no available permit documenting construction of the original building, there is a building permit from 1911 documenting a substantial addition, which corresponds to what is shown in Sanborn maps. Historic city directories and *Los Angeles Times* articles support that there was a building at the subject property in 1895.

## Historic Sanborn Maps of Subject Property

The following cropped Sanborn maps show development of the subject property from 1900-1970. Larger versions are included in Attachment B.



The following list describes known alterations based on available building permit records. As previously noted, there is no original building permit from 1895.

• In 1911, an alteration permit was issued to Orchard Avenue Baptist Church for an L-shaped, 28x65-foot and 6x32-foot rear addition with a shingle roof with deck.<sup>8</sup> Work under this permit involved cutting into the existing building, and also digging a 12x14, 6½-foot-deep cellar. The addition was designed and constructed by William Neely, listed as both architect and contractor on the permit. A biography for William Neely follows. Valuation of proposed

<sup>&</sup>lt;sup>8</sup> "1276 West 29th Street," Application to Alter, Repair or Demolish, City of Los Angeles, Board of Public Works, Department of Buildings, Permit No. 3914, May 8, 1911.

work was \$3,000. The purpose of the building was "Sunday school room and church." This section appears in the 1922 Sanborn map as an A-shaped addition to the west and south elevations.

- In 1930, an alteration permit was issued to owner Roger Williams Baptist Church to "cut in door 3x7, building landing 4x6 with steps leading to ground, by order of Fire Department."<sup>9</sup> It is unclear where on the building this work was done. No architect was listed on the permit. The contractor was L.W. Smith. Valuation of proposed work was \$35.
- In 1933, a permit was issued to owner Reverend Fisher for construction of a one-story 18x20-foot private garage building, located at the rear of the property.<sup>10</sup> No architect was listed on the 1933 permit. The contractor's name is illegible. Valuation of proposed work was \$90. The building appears on 1950 and later Sanborn maps, though it has been demolished and is no longer extant.
- In 1937, a permit was issued to owner W.W. Fisher (presumably Reverend Fisher) for building repairs, including to the rear section and side sections of the building, although no details about the work were provided. The permit also included replacement of the roof and work to "[rebuild] auditorium from the floor up."<sup>11</sup> The existing building was described as a 2-story, 22-foot-high, 40x100-foot structure on the permit. No architect was listed. The contractor was M. Lund and Son. Valuation of proposed work was \$4,000.
- In 1962, the building was altered to accommodate a day care facility. A permit was issued to owner Reverend Oscar Johnson for a change of occupancy of 600 square-feet "to comply with building requirements."<sup>12</sup> The building was described as a church and day nursery on the permit. No architect or contractor were listed. Valuation of the permit was \$1,040.
- In 1965, a permit was issued to owner Reverend Oscar Johnson to "comply with mandatory requirements," although the nature of such compliance is not described.<sup>13</sup> The building is described as a church on the permit. No architect is listed. The contractor was the owner. Valuation of the permit was \$1,800.
- In 1967, a permit was issued to owner Reverend Oscar Johnson for "change of occupancy inspection." The building was described as a church and Sunday school on the permit. No architect is listed. The contractor was the owner. Valuation of the permit was \$800.<sup>14</sup>
- In 1969, a certificate of occupancy was issued for "A 15'4x44' school day care classroom converted form a portion of a one and two-story, Type V, 70'x100' church building, approved for federally assisted head start program only, S-1 occupancy."<sup>15</sup>

<sup>&</sup>lt;sup>9</sup> "1276 West 29th Street," Application to Alter, Repair or Demolish, City of Los Angeles Building Division, Department of Building and Safety, Permit No. 11211, May 14, 1930.

<sup>&</sup>lt;sup>10</sup> "1276 West 29th Street," Application for the Erection of a Building of Class "D," City of Los Angeles Building Division, Department of Building and Safety, Permit No. 3669, March 22, 1933.

<sup>&</sup>lt;sup>11</sup> "1276 West 29<sup>th</sup> Street," Application to Alter, Repair, Move or Demolish, City of Los Angeles, Department of Building and Safety, Building Division, Permit No. 34943, October 22, 1937.

<sup>&</sup>lt;sup>12</sup> "1276 West 29th Street," Application to Alter-Repair-Demolish and for Certificate of Occupancy, City of Los Angeles, Department of Building and Safety, Permit No. 5931, March 2, 1962.

<sup>&</sup>lt;sup>13</sup> "1276 West 29<sup>th</sup> Street," Application to Alter-Repair-Demolish and for Certificate of Occupancy, City of Los Angeles, Department of Building and Safety, Permit No. 9147, November 24, 1965.

<sup>&</sup>lt;sup>14</sup> "1276 West 29th Street," Application to Alter-Repair-Demolish and for Certificate of Occupancy," City of Los Angeles, Department of Building and Safety, Permit No. 44528, April 19, 1967.

# Summary of Alterations

Based on the above-described building permits, visual inspection, Sanborn maps, and historic photographs, major alterations to the building over time are as follows:

- Addition of rear, two-story portion of building (1911, based on permit, see Attachment F)
- Addition of basement (1911, based on permits; described as "cellar" on permit)
- Removal of original tower at northeast corner of building and removal of angled element (appears to mirror shape of the tower) at northwest corner of building (between 1928-1939, based on Sanborn maps, see Attachment A, Sanborn Maps 1-3, and historic photographs, see Attachment B, Historic Aerials 2 and 3)
- Alterations to interior of sanctuary, including removal of baptismal pool associated with original Baptist church (date unknown) and addition of lobby restrooms and raised balcony seating at north end of sanctuary (after 1950, see Attachment E, Historic Photograph 4).
- Addition of separate garage building (1933, based on permits; demolished after 1970, based on Sanborn maps)
- Replacement of roof and work to "rebuild auditorium from the floor up" (1937, based on permits, extent of work unknown, may have been done in conjunction with removal of the aforementioned northeast tower)
- Addition of contemporary ramping down into day care facility at south end of building (date unknown)
- Addition of wood canopy over north façade main entrance (date unknown, appears to have been done after 1950s, according to historic photographs)
- Addition of asphalt paving surrounding building (unknown date, appears to have been done after 1950s, based on historic photographs)
- Interior seismic retrofit in sanctuary (extent of work and date unknown, some contemporary bolting is visible)
- Replacement of all window sash with contemporary (unknown date, appears to have been done after 1950s, based on historic photographs)

# History of Ownership

The following history of ownership was obtained from historic map books of the Los Angeles County Assessor, building permits, and other sources cited in this report.

The property was originally developed by a Baptist church. Earliest available ownership data is from 1901, when the property was owned by W.W. Tinker, founder of Orchard Avenue Baptist Church, although earlier city directories describe Orchard Avenue Baptist Church as the tenant as early as 1895. Tinker eventually transferred property ownership to Orchard Avenue Baptist Church. A biography for Tinker and history of the Orchard Avenue Baptist congregation follows. In 1928, the property was transferred to Southwest Baptist Church, and appears to have been owned by related Baptist churches through at least 1931. A history of these churches follows. The subsequent owners through the early 1940s include: John D. Burnham,<sup>16</sup> W. W. Fisher, Central Pentecostal Church, and Your Gospel Church. Despite searches in the historic *Los Angeles Times*, there is little available information on the history of these individuals and congregations, suggesting they were not of substantial importance to history; no biographies or histories for them follow. In 1945, the property was purchased by Los Angeles Korean Methodist Church, which remained the owner and tenant until 1959. A history of Korean Americans in Los Angeles and of the Los Angeles Korean Methodist

<sup>&</sup>lt;sup>15</sup> "1287 West 29<sup>th</sup> Street," Certificate of Occupancy, City of Los Angeles, Department of Building and Safety, Permit No. 1967LA44528, April 7, 1969.

<sup>&</sup>lt;sup>16</sup> "Building Projects Listed," Los Angeles Times, December 20, 1931: F3.

Church is included in the historic context section of this report. In 1959, the subject property was sold to a primarily African American congregation, Greater True Light Baptist Church, which remained the owner and tenant until purchase by the current owner in 2017. Following is a list of known owners, primarily based on historic map books of the Los Angeles County Assessor.

1901-1917: William W. Tinker<sup>17</sup>
1917-1928: Orchard Avenue Baptist Church<sup>18</sup>
1928-1931: Southwest Baptist Church<sup>19</sup>
1931-1931: Central Baptist Church<sup>20</sup>
1931-1933: John D. Burnham<sup>21</sup>
1933-1934: W.W. Fisher<sup>22</sup>
1934-1945: Central Pentecostal Church; <sup>23</sup> Your Gospel Church<sup>24</sup>
1945-1959: Korean Methodist Church;<sup>25</sup> Los Angeles Missionary and Church Extension Society of the Methodist Church<sup>26</sup>
1959-2017: Greater True Light Missionary Baptist Church<sup>27</sup>

#### History of Tenants

The history of ownership and tenants are closely linked. Historic city directories and Sanborn maps provided sources for the following history of tenants. It should be noted that it was common for churches to share space with other congregations. For example, First Presbyterian Church appears to have met briefly at the church while its new building was being constructed, although it was never a long-term tenant.<sup>28</sup> Additionally, certain congregations often had more than one name listing them in city directories. For example, Orchard Avenue Baptist Church was also known as American Baptist Church. Histories for known early congregations are below. Following is a list of known tenants, primarily based on city directories.

1895-1929: Orchard Avenue Baptist Church,<sup>29</sup> American Baptist Church,<sup>30</sup> First Presbyterian Church<sup>31</sup>

1932: Southern Baptist Church, Southwest Baptist Church, Roger Williams Baptist Church<sup>32</sup>

<sup>&</sup>lt;sup>17</sup> Los Angeles County Assessor Map Book No. 47, 1901-1909, sheet 13.

<sup>&</sup>lt;sup>18</sup> Los Angeles County Assessor Map Book No. 47, 1911-1920, sheet 15.

<sup>&</sup>lt;sup>19</sup> Los Angeles County Assessor Map Book No. 47, 1927-1939, sheet 216.

Some historical documents identify the church name as South West Baptist Church while others identify the name as Southwest Baptist Church. For consistency in this report, the church is called Southwest Baptist Church.

<sup>&</sup>lt;sup>20</sup> Los Angeles County Assessor Map Book No. 47, 1927-1939, sheet 216.

 <sup>&</sup>lt;sup>21</sup> Los Angeles County Assessor Map Book No. 47, 1927-1939, sheet 216.
 <sup>22</sup> Los Angeles County Assessor Map Book No. 47, 1927-1939, sheet 216.

 <sup>&</sup>lt;sup>23</sup> Los Angeles County Assessor Map Book No. 47, 1927-1939, sheet 216.

<sup>&</sup>lt;sup>24</sup> Los Angeles County Assessor Map Book No. 47, 1939-1946, sheet 216.

<sup>&</sup>lt;sup>25</sup> Los Angeles County Assessor Map Book No. 971, 1947-1951, sheet 16

<sup>&</sup>lt;sup>26</sup> Los Angeles County Assessor Map Book No. 971, 1952-1956, sheet 16.

<sup>&</sup>lt;sup>27</sup> Los Angeles County Assessor Map Book No. 971, 1957-1961, sheet 16.

<sup>&</sup>lt;sup>28</sup> Los Angeles City Directory, 1895: 34:

<sup>&</sup>quot;Two Congregations: Formal Division of the First Presbyterian Church," Los Angeles Times, May 8, 1895:10.

<sup>&</sup>quot;That Church Fight: One Side of It is Officially Explained," Los Angeles Times, July 7, 1895: 21.

<sup>&</sup>quot;That Unlucky Site: Appeal From the First Presbyterian Church," Los Angeles Times, April 10, 1895: 12.

<sup>&</sup>lt;sup>29</sup> Los Angeles City Directory, 1906: 427.

Los Angeles City Directory, 1920: 1687.

Los Angeles City Directory, 1929: 2884.

<sup>&</sup>lt;sup>30</sup> 1907 Sanborn Map.

<sup>&</sup>lt;sup>31</sup> First Presbyterian Church appears to have only operated out of the subject property on a temporary basis while building a new church facility.

Los Angeles City Directory, 1895: 34:

Los Angeles City Directory, 1900: 580.

<sup>32</sup> Los Angeles City Directory, 1932: 1091, 2275, and 2574.

1934: Roger Williams Baptist Church; Victoria Hall Central Pentecostal Assembly<sup>33</sup>
1936-1938: Pentecostal Church<sup>34</sup>
1942: Central Pentecostal Church<sup>35</sup>
1945-1959: Korean Methodist Church; Methodist Churches of Southern California and Arizona<sup>36</sup>
1959-2017: Greater True Light Missionary Baptist Church<sup>37</sup> and Frederick Douglas Child

## William Neely

Development Center<sup>38</sup>

As previously noted, there is no available building permit documenting construction of the earliest portion of the building; the original architect is unknown. The architect-contractor responsible for the 1911 addition was William Neely. The 1911 building permit contains little information on Neely, though notes his address was 1329 West 37<sup>th</sup> Place at the time. There is a listing for a contractor named William F. M. Neely in the 1911 Los Angeles City Directory. Identification of Neely as a contractor suggests his work at the subject property was a design-build project, and that his work at the subject property did not make substantial contribution to the history of the architectural design.<sup>39</sup> William Neely is not listed in the American Institute of Architects Historical Directory of American Architects. There are no available articles in the historic *Los Angeles Times* documenting the history of his known work.

## William W. Tinker

There is little information available on the life and work of William W. Tinker, though it is known that he served as a Los Angeles-area clergyman in the 1890s through at least 1900. In 1890, he served as pastor of East Los Angeles Baptist Church, residing at 110 South Workman Street in East Los Angeles.<sup>40</sup> In June of the same year, he was appointed General Missionary for Southern California by the Baptist Home Mission.<sup>41</sup> In 1893, he resided at 119 North Daly (address no longer exists in Los Angeles).<sup>42</sup> In 1895, in his capacity working for Baptist Missionary Society, he established the church that would later become Orchard Avenue Baptist Church, as described below. In 1897, he was superintendent of Baptist Home Missions, residing at 322 West 15<sup>th</sup> Street.<sup>43</sup> In 1900, he worked as a clergyman and lived at the Hotel Ramona.<sup>44</sup> His birth and death dates are unknown.

## Orchard Avenue Baptist Church (American Baptist Church)

The Baptist religion is a sect of Protestant Christianity. The first American congregation was formed in 1639 in Providence, Rhode Island, with a church established by Roger Williams and Ezekial Holliman.<sup>45</sup> In general, the religion distinguishes itself through "emphas[is] of the baptism of adult

- <sup>35</sup> Los Angeles City Directory, 1942: 467
- <sup>36</sup> Los Angeles City Directory, 1956: 944.

- <sup>37</sup> Los Angeles City Directory, 1960: 993.
- Los Angeles City Directory, 1969: 219.
- <sup>38</sup> Los Angeles City Directory, 1973: 429.
- Los Angeles City Directory, 1987: 458.

<sup>&</sup>lt;sup>33</sup> Los Angeles City Directory, 1934: 1713, 1796, and 2486.

<sup>&</sup>lt;sup>34</sup> Los Angeles City Directory, 1936: 1425.

Los Angeles City Directory, 1938: 1611.

<sup>1950, 1960,</sup> and 1966 Sanborn Maps.

<sup>&</sup>lt;sup>39</sup> Los Angeles City Directory, 1911: 1046.

<sup>&</sup>lt;sup>40</sup> Los Angeles City Directory, 1890: 702.

<sup>&</sup>lt;sup>41</sup> The Baptist Home Mission Monthly, Vol XI, 221, accessed via Google Books.

<sup>&</sup>lt;sup>42</sup> Los Angeles City Directory, 1893: 761.

<sup>&</sup>lt;sup>43</sup> Los Angles City Directory, 1897: 918.

<sup>&</sup>lt;sup>44</sup> Los Angeles City Directory, 1900: 330.

<sup>&</sup>lt;sup>45</sup> "The Baptists: Christian History Timeline," Christianity Today, 1985,

http://www.christianitytoday.com/history/issues/issue-6/baptists-christian-history-timeline.html, accessed June 30, 2017.

believers by total immersion."<sup>46</sup> The Baptist church came to Los Angeles by 1874, when the First Baptist Church of Los Angeles was established, though the church did not have a permanent home until 1884, when it moved into a building downtown at 6<sup>th</sup> and Fort Streets.<sup>47</sup> About ten years later, Reverend William W. Tinker of the Baptist Missionary Society established the church at the subject property. In 1895, there were thirteen Baptist Churches listed in the city directory.<sup>48</sup> By 1925, there were 58 Baptist churches listed.<sup>49</sup> By 1936, there were 110 Baptist churches in the city.<sup>50</sup>

Originally known as American Baptist Church, the Orchard Avenue Baptist Church was named for its association with American Baptist Home Missionary Society, which provided initial financial support.<sup>51</sup> In 1895 the church constructed a new building at Twenty-ninth and Sumner streets; this address appears to have been an earlier address of the subject property, indicating the prior street name for Orchard Avenue was Sumner. Extensive search of historic issues of the Los Angeles Times and historic city directories can find no evidence to suggest the American Baptist Church operated out of or owned any other location. An 1898 Los Angeles Times article provided that the church was, "as far as has been known, the first Baptist Church in this country to build into its structure a staff for the American flag."52 In 1898, the church brought in a new pastor, Reverend A.J. Frost, who aimed to improve church finances, which were in "depleted condition"<sup>53</sup> In 1899, title to the subject property transferred to Orchard Avenue Baptist Church when the subject property was sold for ten dollars by William W. Tinker and Bell Tinker to Orchard Avenue Baptist Church.<sup>54</sup> The American Baptist Church subsequently changed its name, incorporating as Orchard-Avenue Baptist Church in 1899.55 In 1902, the church celebrated paying off its mortgage despite years of financial struggles.56 The same year, Dr. Frost resigned as pastor and Dr. C.C. Willits of Chicago assumed leadership.<sup>57</sup> There is little other information available about the church's early history. In 1904, there was a brief article in the Los Angeles Times noting that the City's building superintendent "warned the trustees of the Orchard-Avenue Baptist Church that exits must be provided from the balcony before further services be held there."58 Additionally, in 1912 the Los Angeles Baptist Association held a convention in the church.<sup>59</sup> In 1928, the church was sold to Southwest Baptist Church.<sup>60</sup> Whether the church reorganized as Southwest Baptist Church or was simply dissolved or moved elsewhere, is unknown.

# Southwest Baptist Church and Roger Williams Baptist Church

The Southwest Baptist Church purchased the subject property in 1928. The following year, in 1929, the church's pastor, Dr. Birney S. Hudson, announced receipt of an anonymous \$35,000 donation toward the building of a new edifice. Hudson then "announced his intention of launching a drive for an additional \$65,000 with a view to commencing building operations before fall."<sup>61</sup> It is unclear

<sup>&</sup>lt;sup>46</sup> Eerdman's Handbook to the World's Religions, Oxford: Lion Publishing, 1982: 416.

<sup>&</sup>lt;sup>47</sup> First Baptist Church of Los Angeles, organization website, http://fbcofla.org/about-us/church-history-2/,

accessed June 30, 2017.

<sup>&</sup>lt;sup>48</sup> Los Angeles City Directory, 1895: 32.

<sup>&</sup>lt;sup>49</sup> Los Angeles City Directory, 1925: 98.

<sup>&</sup>lt;sup>50</sup> Los Angeles City Directory, 1936: 2629.

<sup>&</sup>lt;sup>51</sup> "American Baptist Church," Los Angeles Times, December 1, 1898: 9.

<sup>&</sup>lt;sup>52</sup> "American Baptist Church," Los Angeles Times, December 1, 1898: 9.

<sup>&</sup>lt;sup>53</sup> "New Pastor Welcomed," Los Angeles Times, December 14, 1898: 10.

<sup>&</sup>lt;sup>54</sup> "Real Estate Transaction 1 – No Title," Los Angeles Times, August 8, 1899: 5.

<sup>&</sup>lt;sup>55</sup> The Orchard-Avenue Baptist Church filed articles of incorporation on July 26, 1899, naming its directors: J.F.

Jackson, J.P. Yoder, J.F. Sparks, C. H. Canfield and W.B. Scarborough.

<sup>&</sup>quot;Briefs: Miscellaneous Legal and Other Items," Los Angeles Times, July 27, 1899: 10.

<sup>&</sup>quot;City Briefs," Los Angeles Times, July 28, 1899: 16.

<sup>&</sup>lt;sup>56</sup> "Mortgage fed to flames," Los Angeles Times, March 24, 1902: 6.

<sup>&</sup>lt;sup>57</sup> "The City in Brief: News and Brevities," Los Angeles Times, November 12, 1902: 12.

<sup>58 &</sup>quot;Church Closed: Building Declared Unsafe," Los Angeles Times, May 26, 1904: A4.

<sup>&</sup>lt;sup>59</sup> "Baptists in Convention: Churches of Los Angeles District Will Begin Annual Session in the Orchard-avenue Church," *Los Angeles Times*, October 8, 1912: II7.

<sup>&</sup>lt;sup>60</sup> Los Angeles County Assessor Map Book No. 47, 1927-1939, sheet 216.

<sup>61 &</sup>quot;Church Gets Large Gift for Building," Los Angeles Times, May 27, 1929: A1.

#### $1276 \ West \ 29^{\text{th}} \ Street$

which, if any, historic building permits relate to this work. However, it is notable that historic Sanborn Maps show the shape of the façade changed between 1922-1950, implying Southwest Baptist Church may have been responsible for these alterations as the result of the aforementioned donation and program by Hudson to implement improvements. Southwest Baptist Church owned the building until 1931,<sup>62</sup> when ownership transferred to Central Baptist Church.<sup>63</sup> There is little other available information on the history of this church. As described above, historic city directories show that tenancy of the Southwest Baptist Church continued through at least 1932, when Roger Williams Baptist Church became the primary tenant. The relationship between Southwest Baptist Church and Roger Williams Baptist Church is unknown. Beginning in 1931, Roger Williams Baptist Church began construction on a \$200,000 temple nearby, merging membership and properties of nearby churches including "the Memorial, East Jefferson, central and Orchard Avenue Baptist churches."<sup>64</sup>

Histories of the Los Angeles Korean Methodist Church and Greater True Light Missionary Baptist Church are included in the Historic Context section of this report.

<sup>&</sup>lt;sup>62</sup> Los Angeles County Assessor Map Book No. 47, 1927-1939, sheet 216.

<sup>&</sup>lt;sup>63</sup> Los Angeles County Assessor Map Book No. 47, 1927-1939, sheet 216.

<sup>&</sup>lt;sup>64</sup> "New Church Will Be Built," Los Angeles Times, March 16, 1931: A17.

## V. HISTORIC CONTEXT

#### South Los Angeles CPA

The following history of development of the South Los Angeles CPA is extracted from the SurveyLA report for the area.<sup>65</sup>

The northeastern section of the South Los Angeles CPA was within the original Los Angeles city boundary (incorporated in 1850). The remainder of CPA was annexed into the City of Los Angeles between 1859 and 1935 in seven separate annexations. The CPA includes the neighborhoods of Harvard Heights, Pico-Union, Adams-Normandie, University Park, Exposition Park, Vermont Square, Chesterfield Square, Harvard Park, Vermont-Slauson, Manchester Square, Vermont Knolls, Gramercy Park, and Vermont Vista.<sup>66</sup> The social and cultural history of these neighborhoods is summarized below.

The South Los Angeles CPA developed in southward pattern beginning in the late 19th century, as a growing network of streetcars and railroads enabled suburban development on land outside of the historic city center. The first subdivisions were in the northwestern quadrant of the CPA and were home to many of the city's wealthiest and most influential citizens. The land on which the University of Southern California (USC) sits today was donated by three wealthy land owners who hoped that the presence of the university would not only benefit the young city but also raise the value of their surrounding residential real estate holdings. As the city expanded, the wealthiest citizens followed the westward path of the growing city into the neighborhoods of Windsor Square and Hancock Park (northwest of the South Los Angeles CPA) and many of the mansions in the University Park and Pico-Union neighborhoods were converted to multi-family use. Today's University Park neighborhood has been dramatically shaped by the influence of USC, with many residential buildings removed to accommodate post-World War II campus expansion and other early residential buildings converted to student housing and other university-related uses.

The area west of USC, which includes today's Jefferson Park, Adams-Normandie and Exposition Park neighborhoods, became home to a flourishing Japanese-American community in the early 1920s. With Downtown's Little Tokyo bursting at the seams, the Issei (first-generation Japanese American) community spread to outlying areas such as "Seinan," or South Los Angeles. By the mid-1920s, Seinan was generally centered in the area east of Arlington Avenue, south of Adams Boulevard, west of Vermont Avenue and north of Exposition Boulevard. Since the area was already built-out by the 1910s, the Japanese-American community assimilated into the neighborhood, utilizing existing buildings for commercial, residential and institutional purposes and comingling with neighbors of diverse ethnic backgrounds, including white, Jewish, African American, and Hispanic...

In a city wrought with restrictive covenants in many of its residential neighborhoods in the 1920s, 30s, and 40s, this area is notable for the diversity of its residents in the pre-war era. However, it was not without the racism that plagued much of the city's housing practices at the time. Increasing numbers of blacks moved to Los Angeles in the late 1920s and 1930s, drawn by the promise of jobs and homeownership. Racial covenants became enforced more fiercely as African Americans became a more noticeable presence in the city and Anglo Americans attempted to maintain their separation. The jurisdiction of one organization, the

<sup>&</sup>lt;sup>65</sup> Architectural Resources Group, "SurveyLA Historic Resources Survey Report: South Los Angeles Community Plan Area," Prepared for City of Los Angeles, Office of Historic Resources, March 2012: 9-12.

<sup>&</sup>lt;sup>66</sup> Neighborhood names and boundaries were derived from: "Mapping L.A. – Los Angeles Times," Los Angeles Times, Web. June 3, 2011, *http://projects.latimes.com/mapping-la/neighborhoods/*.

White Home Owners Protective Association, included the area bounded by Main Street, Manchester Boulevard, Vermont Avenue, and Santa Barbara Avenue (now Martin Luther King Jr. Boulevard).<sup>67</sup> This area includes the present-day neighborhoods of Vermont Square, Vermont-Slauson, Vermont Knolls, and Florence.

The South Los Angeles area was a battleground in the movement to end racial discrimination in housing across the United States. In the postwar era, as the city's black population increased, African-American homebuyers and renters were met with intimidation and, at times, violence in many of the neighborhoods within the South Los Angeles CPA.<sup>68</sup> The residents of Sugar Hill, which is located near the intersection of Adams Boulevard and Western Avenue, played an important role in the Supreme Court case that ultimately barred racial housing discrimination. With restrictive covenants deemed unconstitutional, South Los Angeles continued to diversify with increasing numbers of African-American and Hispanic residents in the 1950s, 60s, and 70s.

The latter decades of the 20th century represented a tumultuous time in South Los Angeles' history, with rampant unemployment, poverty, gang-related violence, and the crack cocaine trade creating a widening schism between the community and the Los Angeles Police Department. Described as "a tinderbox ready to explode," the area did just that during the civil unrest of April 1992 that followed the acquittal of four white police officers in the brutal beating of black motorist Rodney King. The 1992 riot left 52 dead, 2,383 injured, and nearly \$1 billion in property damage.<sup>69</sup> Although the damage was widespread, the intersection of Florence and Normandie Avenues in the South Los Angeles CPA is widely considered to be the flashpoint of the riots and remains the site most associated with these events.

#### Types of Development

Most of the South Los Angeles CPA was occupied by ranchos and public lands in its earliest period of development after European settlement. There are no resources remaining from this period in the CPA. The earliest development with evidence remaining on the landscape took place in the northeastern part of the CPA, which was within the original boundary of the City of Los Angeles that was incorporated in 1850. The earliest extant resource in the CPA is the small section of *zanja* irrigation channel that remains along Figueroa Street in front of the Stimson House (HCM #212). The *zanja* dates to the 1860s and was channelized in concrete in the 1880s.

The earliest residential subdivisions were developed in the northeastern neighborhoods of the CPA nearest to Downtown during the real estate boom of the 1880s that followed the connection of Los Angeles to the transcontinental railroad network. Development extended outward from the city center along streetcar lines in the late 19th and early 20th centuries. The University Park neighborhood contains several urban mansions dating to this era, when the neighborhoods between Downtown and USC were home to many of the city's wealthiest inhabitants.

As the city grew after the turn of the 20th century, early suburbanization within the CPA followed a typical development pattern with commercial corridors along larger thoroughfares and single-family residential development along smaller, gridded streets.

 <sup>&</sup>lt;sup>67</sup> Mike Davis, City of Quartz: Excavating the Future in Los Angeles, New York: Vintage Books, 1992: 162.
 <sup>68</sup> Stephen Grant Meyer, As Long As They Don't Move Next Door: Segregation and Racial Conflict in American Neighborhoods, Lantham, Maryland: Rowman & Littlefield, 2000: 127.

<sup>&</sup>lt;sup>69</sup> Josh Sides, L.A. City Limits, African American Los Angeles from the Great Depression to the Present, Berkeley: University of California Press, 2003: 202.

Multi-family property types are scattered throughout these early subdivisions. Development continued south of Jefferson Boulevard to Manchester Boulevard in the 1910s and 1920s. The earliest tracts in this area were typically filled with single-family Craftsman bungalows. Extant commercial development along the former streetcar corridors typically includes historic theaters, restaurants, one-to-three story mixed use commercial and residential buildings, and banks.

Residential and commercial development continued south of Manchester Boulevard in the 1920s and 30s in the neighborhoods of Manchester Square, Vermont Knolls, Gramercy Park and Vermont Vista. Commercial development from this period, particularly along the former streetcar routes of Santa Barbara Avenue (now Martin Luther King Jr. Boulevard) and Vermont Avenue, includes small strips of one-story retail, large department stores, banks, and gas stations. The South Los Angeles CPA was largely built out by the beginning of World War II and postwar resources are sporadic and most commonly found on larger commercial corridors such as Western Avenue, Vermont Avenue, and Figueroa Street.

Institutional resources throughout the CPA include religious buildings, schools, libraries, fire stations, and public facilities such as Department of Water and Power buildings... The construction of a large network of freeways during the 1950s and 60s enabled widespread development in distant stretches of the greater Los Angeles region and relieved automobile congestion on surface streets. However, their construction also had deleterious impacts on the urban environment, such as bisecting neighborhoods and displacing residents who lived in their paths. The Interstate 10 (Santa Monica) Freeway, Interstate 110 (Harbor) Freeway, and Interstate 105 (Century) Freeway all traverse the neighborhoods of the South Los Angeles CPA, generally above grade. The freeways have a visual and physical impact on existing building stock, altering the logical cohesion of historic subdivisions and creating boundaries where boundaries did not historically exist. The freeways in and of themselves are significant feats of modern civil engineering and urban planning; however, their impacts on historic neighborhoods in Los Angeles cannot be ignored.<sup>70</sup>

## Relevant Property Type: Religious property

For religious properties, SurveyLA eligibility requirements include both the church and its architecture. The SurveyLA report for the South Los Angeles CPA provides the following information on the identification and evaluation of relevant property types:<sup>71</sup>

The South Los Angeles CPA has a number of institutional property types that serve the local residential communities. Common eligible institutional properties include churches, social halls, schools, and government buildings such as fire stations and Department of Water and Power facilities. Nearly all of those recorded are individually eligible as exemplary of the property type and their representative architectural styles. The churches of South Los Angeles were constructed throughout the 20th century; many of which were found to be individually eligible were designed by prominent architects.

#### Korean Americans in Los Angeles

The City of Los Angeles is currently in the process of preparing an historic context statement for the history of the Korean American population in Los Angeles. The Office of Historic Resources

<sup>&</sup>lt;sup>70</sup> The freeway system of Los Angeles will be studied in its entirety during a later phase of SurveyLA.

<sup>&</sup>lt;sup>71</sup> Architectural Resources Group, "SurveyLA Historic Resources Survey Report: South Los Angeles Community Plan Area," Prepared for City of Los Angeles, Office of Historic Resources, March 2012: 9-12.

provided a draft version of the report as background for preparation of this report.<sup>72</sup> However, the report is in draft format and therefore not quoted directly in this report. A brief history of Korean Americans in Los Angeles follows.

The "First Wave" of Korean immigration to the United States began in 1885 and ended in 1924 with the Asian Exclusion Act, "prevent[ing] Asian immigration to the United States."<sup>73</sup> During the early 1900s, Koreans in Los Angeles settled in Bunker Hill, where there was a Methodist mission on Hill Street,<sup>74</sup> among other resources.<sup>75</sup> In the 1930s, the community moved to West Adams, forming what is now known as "Old Koreatown," centered on the Korean National Association's headquarters at 1374 Jefferson Boulevard.<sup>76</sup> When the United States entered World War II in 1941, the Korean American population became focused on the potential for freedom of Korea from Japanese colonialism. Churches became "important centers for the independence movement."<sup>77</sup> Also notable was the end of the Korean War in 1953, which brought an influx of Korean immigrants to the United States.<sup>78</sup> Beginning in 1965 there was a "flood" of Koreans who immigrated to the country following the 1965 Immigration Act.<sup>79</sup> As such, "Between 1965 and 1980, a total of 299,000 Koreans immigrated to the United States... In search of affordable housing and business opportunities— [they] began to establish a community in the economically depressed area [of present day Wilshire Center-Koreatown]..."<sup>80</sup> Thus, the Korean American community's location shifted once more, becoming more heavily concentrated in its current location.

Churches are understood to be important centerpieces of Korean American history. In the 2011 book, *Images of America: Los Angeles's Koreatown*, author Katherine Yungmee Kim notes, "Christian churches played an essential role throughout Korean American history, providing community services, social interaction, and financial aid. It is impossible to overlook their significance." Kim supports this statement with statistics: "There are more than 4,000 Korean churches in the United States—700 of them are located in Los Angeles. More than 70 percent of Korean immigrant families claim to be members of a congregation."<sup>81</sup>

## Los Angeles Korean Methodist Church

The Los Angeles Korean Methodist Church operated out of the building at the subject property for approximately thirteen years, from 1945-1958 (see historic photographs, Attachment E). The congregation grew out of the aforementioned Methodist Mission on Hill Street. In the 1930s, it was reorganized as an entity of Methodist Episcopal Church, South. Over the ensuing years, the church rented space at different locations. In 1931, the church operated out of an African American Seventh-Day Adventist Church,<sup>82</sup> while in the mid-1930s, the church was located at 1016 West Jefferson Boulevard.<sup>83</sup>

<sup>&</sup>lt;sup>72</sup> Page & Turnbull, SurveyLA, Los Angeles Citywide Historic Context Statement, Context: Korean Americans in Los Angeles, Draft, April 2017.

<sup>&</sup>lt;sup>73</sup> Katherine Yungmee Kim, Images of America: Los Angeles's Koreatown, Arcadia Publishing, 2011: 8-10.

<sup>&</sup>lt;sup>74</sup> The Methodist mission closed in 1912.

<sup>&</sup>lt;sup>75</sup> Such other resources included "the Young Korean Academy, the Korean National Association Los Angeles branch headquarters and Chang Ho Ahn's family. The house—at 106 North Figueroa Street—was both a community center and stopping point for recent Korean immigrants, where they could receive lodging, guidance, and financial support in the new land. Katherine Yungmee Kim, *Images of America: Los Angeles's Koreatown*, 8-10.

<sup>&</sup>lt;sup>76</sup> The Korean National Association moved to this location from San Francisco in 1937.

Katherine Yungmee Kim, Images of America: Los Angeles's Koreatown, 8-10.

<sup>77</sup> Yoo and Ahn, Faithful Witness, 105.

<sup>78</sup> Yoo and Ahn, Faithful Witness, 152.

<sup>79</sup> Yoo and Ahn, Faithful Witness, 148.

<sup>&</sup>lt;sup>80</sup> Katherine Yungmee Kim, Images of America: Los Angeles's Koreatown, 8-10.

<sup>&</sup>lt;sup>81</sup> Katherine Yungmee Kim, Images of America: Los Angeles's Koreatown, 8-10.

<sup>&</sup>lt;sup>82</sup> Katherine Yungmee Kim, Images of America: Los Angeles's Koreatown, 42-43.

<sup>&</sup>lt;sup>83</sup> The Korean Methodist and Presbyterian churches appear to have been the only Korean churches in Los

Angeles in the 1930s. The Korean Presbyterian Church was located at 1545 W 35th Place in the 1930s.

By 1942, the church had moved again and was located at 1225 West Jefferson Boulevard.<sup>84</sup> In 1943, the church moved into the facility of the Normandie Street Japanese Methodist Church in downtown Los Angeles, which was available "because of the incarceration of Japanese Americans along the West Coast during World War II."<sup>85</sup> The Los Angeles Korean Methodist Church "needed to move again when Japanese Americans made their way back to the West Coast as the war came to a close." After substantial struggle to raise the necessary funds, in 1945, the church purchased and moved into its first permanent home at the subject property. This was the first building the church had owned. The church held its first service in the building on June 3, 1945.<sup>86</sup>

There were few articles published in the *Los Angeles Times* reference the church's history in the ensuing years. In 1950, an article was written about a fundraiser for "renovation and redecoration" of the church by the Women's Society of Christian Service (WSCS).<sup>87</sup> The specific nature of the renovation and redecoration was not described. In 1954 the Children's Choir from Korea was hosted at the church while "touring the United States in support of the campaign of the American-Korean Foundation, which [was] seeking \$100,000,000 to aid needy Koreans."<sup>88</sup>

With regard to church's leadership during this time, Reverend Key Hyung Chang assumed leadership in 1941 and was notable as the congregation's first bi-lingual pastor. Additionally, he wrote articles for the Korean American newspaper, *Tok-lip*, in which he advocated for "Korean independence and the need for revolutionary thinking."<sup>89</sup> He also spoke to several different local community groups about concerns of the Korean population during wartime, as well as on issues of Korean culture and independence. Pastor Key Hyung Chang left the church in 1947. Associate Pastor Victor Peters served the congregation from 1944-1956, Pastor Ha-tai Kim from 1947-1949, and Pastor Henry Chang-hee Oh from 1949-1953.<sup>90</sup>

Following the end of the Korean War in 1953, the congregation grew. The 1950s were "an extended period of change with an underlying stability," marked by the "arrival of Rev. Young Yong Choi in 1953," which began "ministry to the congregation and community that would last twenty-eight years."<sup>91</sup> Choi remained a church pastor until 1981. Due to the church's growth during Choi's tenure, the congregation decided to move. In 1958, the church sold the subject property and constructed a new building at Washington Boulevard and Virginia Road (extant); the new church was completed in 1960.<sup>92</sup> The period that followed marked the notable "transition from an older immigrant and second-generation church to a new immigrant church," and "created perhaps the most fundamental shift in the history of the church."<sup>93</sup>

In 1968, the church outgrew its Washington Boulevard facility and merged with Robertson Methodist Church, moving to a building at 1068 South Robertson.<sup>94</sup> Following was "a period of

Los Angeles City Directory, 1934: 960.

Los Angeles City Directory, 1939: 1181.

<sup>&</sup>lt;sup>84</sup> Los Angeles City Directory, 1942: 2710.

<sup>&</sup>lt;sup>85</sup> David K. Yoo, *Contentious Spirits: Religion in Korean American History, 1903-1945,* Stanford University Press, 2010, Kindle Version, Location 1602, 1613.

<sup>&</sup>lt;sup>86</sup> David Yoo and Hyung-ju Ahn, Faithful Witness: A Centennial History of the Los Angeles Korean United Methodist Church (1904-2000), Los Angeles Korean United Methodist Church, 2004: 111-112.

<sup>&</sup>lt;sup>87</sup> "Bazaar Set by Korean Church Unit," Los Angeles Times, August 18, 1950: B1.

<sup>&</sup>lt;sup>88</sup> "Korea Child Choir to Pay Church Visit," Los Angeles Times, June 13, 1954: 17.

<sup>&</sup>lt;sup>89</sup> Yoo and Ahn, Faithful Witness, 106-108.

<sup>90</sup> Yoo and Ahn, Faithful Witness, 208-209.

<sup>&</sup>lt;sup>91</sup> Yoo and Ahn, Faithful Witness, 152.

<sup>92</sup> Yoo and Ahn, Faithful Witness, 133.

<sup>93</sup> Yoo and Ahn, Faithful Witness, 152.

<sup>94</sup> Yoo and Ahn, Faithful Witness, 140; 145.

settled life after so many years of relocations."<sup>95</sup> However, the church moved again in the 1980s, as city directories from 1987 include listings for the First Korean United Methodist church of Los Angeles at 501 N. New Hampshire Avenue,<sup>96</sup> and also for the Korean Methodist Church of America at 133 S. Avenue 56.<sup>97</sup> In 1989, the Los Angeles Korean Methodist Church moved to 7500 Osage Avenue, where it is currently located.<sup>98</sup>

## African Americans in Los Angeles

The history of African Americans in Los Angeles began with late eighteenth century settlers, when California was under Spanish and Mexican rule, and African Americans "held prominent government positions."<sup>99</sup> By 1850, the Mexican War ended, the Gold Rush brought many white Southerners to California, and Los Angeles had been incorporated as a city. These changes brought racial tensions and "ultimately affected the status of African descendants in precarious ways," foreshadowing decades of discrimination.<sup>100</sup>

Slavery limited initial migration of African Americans to Los Angeles, but, "by 1900, there were 2,131 African Americans living in the city, creating the second largest population of African Americans in the state."<sup>101</sup> The population initially concentrated around rail yards at First and Los Angeles Streets, then settled in South Central, "partly because of community support, but also due to real estate covenants that limited minority residence."<sup>102</sup>

Despite discrimination, in many ways this early community thrived, flourishing as a center for African American music and entertainment by the 1920s.<sup>103</sup> However, segregation and "a myriad of discriminatory practices" became typical, especially as the population increased.<sup>104</sup> In the 1930s, "nearly 25,000 blacks arrived in Los Angeles," and in the 1940s, "Over 140,000 blacks arrived in the county."<sup>105</sup> In the 1940s, "City council districts were drawn to divide black political power, black students were segregated, and the LAPD declared that no white cop should take orders from a black person."<sup>106</sup> While World War II brought many new job opportunities to Los Angeles, African American residents frequently faced difficulty in being hired. By close of war, many factories and places of employment moved to suburbs, relocating jobs further from African American communities.

In the 1950s, the population began its move westward and southward, including toward West Adams. The National Register of Historic Places Multiple Property Documentation Form (MPDF) for "Historic Resources Associated with African Americans in Los Angeles" notes that in the 1950s, the African American population in West Adams "included both professionals and blue-collar

<sup>95</sup> Yoo and Ahn, Faithful Witness, 149.

<sup>96</sup> Los Angeles City Directory, July 1987: 265.

<sup>97</sup> Los Angeles City Directory, July 1987: 71.

<sup>98</sup> Yoo and Ahn, Faithful Witness, 149.

<sup>&</sup>lt;sup>99</sup> Karin L. Standford, Ph.D and the Institute for Arts and Media, California State University, Northridge, *Images of America: African Americans in Los Angeles*, Arcadia Publishing, 2010: 7.

<sup>&</sup>lt;sup>100</sup> Standford, Images of America: African Americans in Los Angeles, Arcadia Publishing, 2010: 7.

<sup>&</sup>lt;sup>101</sup> Standford, Images of America: African Americans in Los Angeles, Arcadia Publishing, 2010: 7.

<sup>&</sup>lt;sup>102</sup> Standford, Images of America: African Americans in Los Angeles, Arcadia Publishing, 2010: 7.

<sup>&</sup>lt;sup>103</sup> Cecil Brown, "Life on the avenue," Los Angeles Times, June 18, 2006.

http://articles.latimes.com/2006/jun/18/books/bk-brown18

<sup>&</sup>lt;sup>104</sup> Karin L. Standford, Ph.D and the Institute for Arts and Media, California State University, Northridge, *Images of America: African Americans in Los Angeles*, Arcadia Publishing, 2010: 8.

<sup>&</sup>lt;sup>105</sup> Teresa Grimes, Senior Architectural Historian, Christopher A. Joseph & Associates, "Historic Resources Associated with African Americans in Los Angeles," National Register of Historic Places Multiple Property Documentation Form, December 31, 2008, Section E, Page 2.

<sup>&</sup>lt;sup>106</sup> Cecil Brown, "Life on the avenue," Los Angeles Times, June 18, 2006.

http://articles.latimes.com/2006/jun/18/books/bk-brown18

workers."<sup>107</sup> Despite movement toward desegregation and equality,<sup>108</sup> there was still rampant discrimination during this time: "Black businesses were intimidated, patrons were harassed, and whites were publically warned about the dangers in African American communities." Despite this problem, many saw a false image of positive race relations in the city. The Watts Riot of 1965, which involved six consecutive days of violence,<sup>109</sup> changed this view, "shatter[ing] any image of racial harmony or equality in Los Angeles."<sup>110</sup> In the ensuing decades, there was a combination of ongoing improvement in economic levels of and opportunities for many blacks, but racial inequality persisted, as evidenced by the Los Angeles riot of 1992.<sup>111</sup>

## Greater True Light Missionary Baptist Church

The subject property was sold to Greater True Light Missionary Baptist Church in 1959. Predominantly African American, the congregation remained in this location for over four decades, until being sold to the current owner in 2017. Aside from a few mentions in historic issues of the Los Angeles Times and Los Angeles Sentinel, there do not appear to be any written histories of the congregation. On Sunday May 3, 1959, the church commemorated move to the subject property with a march through the neighborhood, into the new building.<sup>112</sup> Church leaders have included: Pastor Oscar Johnson (served August 1956-January 1985); Pastor Clarence E. Walker Sr., (served March 1988-January 1998); and Pastor E. Wayne Gaddis Sr. (served June 1998-2017). A 1970 article provides that the congregation was part of the Greater University Parish, an incorporated ecumenical organization including: Centenary United Methodist Church, Greater True Light Missionary Baptist Church, old First Presbyterian Church, St. John's, St. Mark's Lutheran Church, University Methodist Church, Ward African Methodist Episcopal Church, and the Ecumenical Mission of USC.<sup>113</sup> There is also a 1991 article about the congregation, which references "ethnic tensions" in West Adams due to the troubled relationship between Korean and African Americans in the neighborhood. In an attempt to diminish tensions, a local Korean radio station worked with Greater True Light Missionary Baptist Church to donate food and supplies and distribute them to needy families living on Skid Row.114 There is currently a "Greater True Light Baptist Church" located at 333 West Alondra Boulevard in Compton.<sup>115</sup>

The following provides a brief description of the Missionary Baptist faith:

The term "Missionary Baptist" originated in the early 1800s during the rise of the modern missions movement, which was a movement among Baptists (as well as other Christian denominations) to organize para-church institutions for the promotion and funding of evangelism, Bible and literature publication, schools, charitable and social work, and other religious causes. This movement created extensive controversy among Baptists, drawing harsh criticism from those who considered these new institutions subversive of traditional Baptist polity. Those who opposed the innovations became known as anti-missions, and

<sup>&</sup>lt;sup>107</sup> Teresa Grimes, Senior Architectural Historian, Christopher A. Joseph & Associates, "Historic Resources Associated with African Americans in Los Angeles," National Register of Historic Places Multiple Property Documentation Form, December 31, 2008, Section E, Page 12.

<sup>&</sup>lt;sup>108</sup> Josh Sides, L.A. City Limits: African American Los Angeles from the Great Depression to the Present, University of California Press: Berkeley: 1972, 151-176.

<sup>&</sup>lt;sup>109</sup> Josh Sides, L.A. City Limits: African American Los Angeles from the Great Depression to the Present, 169.

<sup>&</sup>lt;sup>110</sup> Karin L. Standford, Ph.D and the Institute for Arts and Media, California State University, Northridge, *Images of America: African Americans in Los Angeles,* Arcadia Publishing, 2010: 8.

<sup>&</sup>lt;sup>111</sup> Josh Sides, L.A. City Limits: African American Los Angeles from the Great Depression to the Present, University of California Press: Berkeley: 1972, 202-203.

<sup>&</sup>lt;sup>112</sup> "Greater True Light in New Location," Los Angeles Sentinel, April 30, 1959: B11.

<sup>&</sup>lt;sup>113</sup> "7 Churches to Observe Christian Unity Week," Los Angeles Times, January 14, 1970: 26.

<sup>&</sup>lt;sup>114</sup> "Blacks, Korean-Americans Make Conciliatory Gestures," Los Angeles Times, December 28, 1991: B6.

<sup>&</sup>lt;sup>115</sup> Greater True Light Baptist Church, church website, http://www.greatertruelightbc.org, accessed June 28,

those advocating them as missionary Baptists. Many of the "missionary Baptist" churches and associations eventually adopted the epithet "missionary" into their official names, and, what started as a descriptive term became a new religious denomination—Missionary Baptists. However, the name never became universally used among the advocates of the missionary institution.<sup>116</sup>

The aforementioned MPDF identifies the African American church as a potentially important property type, noting, "Churches are significant in the context of community development if they were the home of a socially active congregation like First AME and Second Baptist. No single institution was of greater importance to the social history of African Americans than the church."<sup>117</sup> The MPDF includes registration requirements, noting "religious properties should be reflective of the growth of the African American population in Los Angeles, first in downtown, then mostly along Central Avenue, and later west along Jefferson Boulevard. The significance of the congregation must have played a major role in the political, social, or cultural history of the community. It is not necessary for the congregation to have constructed the building, but only to have occupied it as their primary place of worship during the period of significance."<sup>118</sup>

<sup>&</sup>lt;sup>116</sup> "Greater New Light Missionary Baptist Church," Historical Notes on Photograph, Los Angeles Photographers Collection, Jeff Allen Houses of Worship Collection, LAPL 00075658, Los Angeles Public Library. *www.lapl.org.* 

<sup>&</sup>lt;sup>117</sup> Teresa Grimes, Senior Architectural Historian, Christopher A. Joseph & Associates, "Historic Resources Associated with African Americans in Los Angeles," National Register of Historic Places Multiple Property Documentation Form, December 31, 2008, Section F, Page 50.

<sup>&</sup>lt;sup>118</sup> Teresa Grimes, Senior Architectural Historian, Christopher A. Joseph & Associates, "Historic Resources Associated with African Americans in Los Angeles," National Register of Historic Places Multiple Property Documentation Form, December 31, 2008, Section F, Page 50.

# VI. HISTORIC RESOURCE ASSESSMENT

## Significance

Because eligibility criteria for local HCM designation align in large degree with eligibility criteria for National and California Registers, the following evaluation considers eligibility under each of the criteria at federal, state and local levels under a single heading.

Criterion A/1/1: Is associated with events that have made a significant contribution to the broad patterns of our history and cultural heritage.

National Register Criteria Consideration A provides that in order to be eligible, a religious building must derive primary significance from secular historic associations; specifically, "architectural or artistic values or for important historic or cultural forces that the property represents."<sup>119</sup> To this end, the subject property is evaluated below for potential significance for association with the developmental history of the South Los Angeles CPA, Korean American community in Los Angeles, and African American community in Los Angeles.

As previously described, the South Los Angeles CPA developed in a "southward pattern beginning in the late 19th century, as a growing network of streetcars and railroads enabled suburban development on land outside of the historic city center. The first subdivisions were in the northwestern quadrant of the CPA..." Located near this early center, the building at the subject property was constructed in 1895, reflective of the area's initial development. It appears to represent a rare and important property type due to its early date of construction. Based on review of the SurveyLA findings for the CPA, none of the churches newly identified as individually eligible in SurveyLA were constructed prior to 1900. The building at the subject property was not identified in survey because the Los Angeles County Assessor's website includes an incorrect, later date of construction. However, it does not retain sufficient integrity to convey significance under Criterion A/1/1, as it has been substantially altered since 1895, described in the below section on integrity.

The subject property was also evaluated for potential significance for association with the history of Korean Americans in Los Angeles. The Los Angeles Korean Methodist Church owned and occupied the property for thirteen years, from 1945-1958. Established in Bunker Hill in the late nineteenth century, the Korean Methodist Church rented space at multiple locations throughout the city before moving to the subject property in 1945, marking the first time the congregation owned its own property. After thirteen years, the church sold the subject property and constructed its first new building at Washington Boulevard and Virginia Road (extant). The church ultimately moved two more times; in 1989, the church moved to 7500 Osage Avenue, where it is currently located. Churches are inherently the social centers of any community. However, in order for a church property to be important for association with its congregation, the congregation must have played a major role in the political, social, or cultural history of the community. It is notable that the subject property was the first property owned by the Los Angeles Korean Methodist Church, but no evidence suggests the history of Korean Americans in Los Angeles was substantially changed by the Los Angeles Korean Methodist Church's thirteen year ownership of and tenure at the subject property. While the church's congregation offered important services to local Korean Americans, it does not appear the congregation was an especially important gathering place for or location of events that triggered substantial change to the history of the Korean American population during 1945-1958. The church's congregation grew in size during this time, though growth appears to simply mirror local and nationwide trends. Given that the church's history has been characterized by

<sup>&</sup>lt;sup>119</sup> National Register Bulletin #15, How to Apply the National Register Criteria for Evaluation.

near constant moves between locations, it is difficult for any one building to convey its history. Therefore, the subject property does not appear significant for association with the Korean American population in Los Angeles or Los Angeles Korean Methodist Church.

The subject property was evaluated for potential significance for association with the history of African Americans in Los Angeles, and, specifically for association with the Greater True Light Missionary Baptist Church, a predominantly African American church that owned and occupied the property from 1959 until 2017. During this time, historical events of central importance to the history of African Americans in Los Angeles included the Civil Rights Movement, Watts Riots of 1965, and Los Angeles Riots of 1992. While the Greater True Light Missionary Baptist Church inevitably played an important role in the lives of its congregants during this time, the church has not been documented as an especially important gathering place for, or location of, events that triggered substantial change to the history of the African American population in Los Angeles during 1959-2017. There is little available historical information on the history of the congregation and there are few mentions of it in the Los Angeles Times and Los Angeles Sentinel. Lack of available information suggests it has not been an especially significant congregation in this regard. Much of the congregation's history is in our recent past. For that period of history, sufficient time has not passed for there to be adequate perspective to evaluate the church's significance. Therefore, the subject property does not appear significant for association with the African American population in Los Angeles or Greater True Light Missionary Baptist Church.

## Criterion B/2/2: Is associated with the lives of persons important in our past.

The subject property was evaluated for potential significance for association with the lives of persons important in our past. Thorough study of the history of the property did not reveal any persons important in our past who have been associated with the property. Church leaders known to have served at property over time were described in this report and include, but are not limited to: Reverend William W. Tinker (established Orchard Avenue Baptist Church at the subject property in 1895); Pastor Key Hyung Chang (served Los Angeles Korean Methodist Church from 1941-1947); Pastor Young Yong Choi (served Los Angeles Korean Methodist Church from 1953-1981); Pastor Oscar Johnson (served Greater True Light Missionary Baptist Church from August 1956-January 1985); Pastor Clarence E. Walker Sr., (served Greater True Light Missionary Baptist Church from March 1988-January 1998); and Pastor E. Wayne Gaddis Sr. (served Greater True Light Missionary Baptist Church from June 1998-2017). While these church leaders are notable for their roles in the histories of their respective congregations, there was no evidence to suggest that the subject property would be significant for association with them. Therefore, the subject property does not appear eligible under Criterion B/2/2.

# Criterion C/3/3: Embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual or possesses high artistic values.

The subject property does not have an identifiable architectural style. While the building at the subject property features elements of Spanish Colonial Revival style, the elements are too few to express a modicum of the style. Elements of Spanish Colonial Revival at the subject property include aspects of the building mass, stucco walls, and parapet. However, removal of early features, especially the tower that originally occupied the northeast corner of the building, have substantially changed the intended design; thus, the building does not fully embody the style. The original architect is unknown, although the subject property was also evaluated for potential significance for association with William Neely, the contractor responsible for the 1911 alterations. Neely does not appear to have been a person important in our past. Therefore, the subject property does not appear eligible under Criterion C/3/3.

Criterion D/4: Has yielded, or may be likely to yield, information important in prehistory or history.

The subject properties cannot be reasonably expected to yield information important in prehistory or history; therefore, they are not eligible under Criterion D/4.

# Integrity

As previously noted, once a resource has been determined to satisfy at least one of the above criteria, then it must be assessed for "integrity."<sup>120</sup> Integrity refers to the ability of a property to convey its significance. Evaluation of integrity is based on "an understanding of a property's physical features and how they relate to its significance." The National Register recognizes seven aspects or qualities of integrity: *location, design, setting, materials, workmanship, feeling, and association.* To retain integrity, a property must possess several, and usually most, of these aspects.

The building at the subject property has not been moved and therefore retains integrity of location. However, *design* of the building has been substantially altered from its date of construction, especially due to: reconfiguration of the facade with removal of the original tower at the northeast corner and removal of the angled element at the northwest corner; removal of material at the south end of the church to accommodate the two-story addition in 1911, which has not taken on significance over time; modification of original configuration, scale, and mass with the 1911 addition; replacement of all original window sash; addition of the wood canopy over the north facade main entrance; alteration of the interior with removal of the original baptismal pool; alteration of the interior with addition of lobby restrooms interrupting view of north wall of sanctuary. Therefore, the subject property does not retain integrity of design. The setting of the subject property has been somewhat altered by the rear addition; therefore, the subject property does not strongly convey integrity of setting. Removal of key architectural features, especially the aforementioned rear addition, northeast tower, window sash, and, at the interior, the baptismal pool, have compromised the building's ability to convey original design through materials and workmanship. Feeling and association are also difficult to convey due to these alterations. Therefore, the subject property does not convey integrity of *feeling* or association.

In summary, the subject property does not retain integrity and therefore cannot convey significance as an early, 1895, church property.

<sup>&</sup>lt;sup>120</sup> National Register Bulletin #15, *How to Apply the National Register Criteria for Evaluation* (National Park Service, 1990, revised 2002).

# VII. EVALUATION OF PROPOSED PROJECT

## Description

The proposed project is described in a drawing set prepared by L+V Architects, Inc (see proposed plans, Attachment H). The drawing set is titled "Schematic Design," dated April 25, 2017, and contains 16 sheets including the following: topographic survey; site plan; existing floor plans, elevations and sections; proposed floor plans, elevations and sections; proposed renderings; and current photographs.

The proposed project entails conversion of the existing church building into a residential apartment building with seven, two-story apartment units. The exterior form and mass of the existing building will generally remain the same, although there will be some changes. At the facade, the primary entrance will remain in place and continue to serve as an entrance. The existing wood canopy over the entrance will be removed, as will the existing cross on the roof, which will also be removed. At the east elevation, the fenestration pattern in the north portion will remain the same; the center portion entrance door will remain and two new vertical sliding windows will be added south of the door; the south portion will be modified with removal of the existing door, addition of a pair of small windows at the first floor and a "pop-out" containing a pair of small windows at the second floor, crowned in a pediment. At the south elevation, the existing entrance in the west half of the first floor will remain and two additional entrance doors will be added in the east half. The existing fenestration will be replaced. New fenestration will consist of a row of eight new windows at the first floor and six new windows at the second floor. The second floor will contain two symmetrical pop-outs crowned in pediments, similar to those on the east elevation; a pair of windows will be contained in each. At the west elevation, the existing fenestration pattern in the north portion will remain the same. The south portion of the elevation will include two small windows, one in the first floor and one in the second. This part of the elevation closely abuts the neighboring property and is not generally visible. The existing hardscape surrounding the building will be utilized for parking with two tandem spaces in the area west of the main entrance at the northwest corner of the property, and a row of eight spaces along the south elevation.

The interior of the building will be reconfigured to accommodate seven, two-story, residential apartment units. The units will range in size from 1,172 to 1,347 square-feet and will include a combination of 3-bedroom, 3.5-bathroom and 3-bedroom, 3-bathroom units, with each unit having a slightly different floor plan and configuration. Two of the units are generally contained in the north portion of the building nearest the existing lobby, while the remaining five are organized to the south, with some units having visibility of the original high volume ceiling of the sanctuary. The existing main entrance to the building will provide access to Unit 1, while Units 2, 3, and 4 will be access by a hallway from the east elevation entrance, and Units 5, 6, and 7 will be accessed through the entrances on the south elevation.

# Identification of Historical Resources

The building at the subject property has not been identified as an historical resource; thus, this evaluation is limited to potential historical resources impacts of the proposed project on adjacent and nearby historical resources. As previously noted, the subject property is located adjacent to the boundary of the University Park Extension Historic District, which was recently identified in SurveyLA. Current photographs of the surrounding properties are included in Attachment D.

#### University Park Extension Historic District

The following description of the district and its significance are taken from SurveyLA.121

#### Description:

The University Park Extension Historic District is located in the University Park area of South Los Angeles. The major thoroughfares surrounding the district are Hoover Street to the east and Vermont Avenue to the west. The northern boundary is 24th Street, adjacent to the southern border of part of the existing University Park HPOZ. The southern boundary of the Historic District is 30th Place, neighboring the northern boundary of USC's campus. The irregular boundary is shaped by the boundaries of adjacent historic districts. The district is located between four designated historic districts: two listed on the National Register of Historic Places, and the University Park and Adams Normandie Historic Preservation Overlay Zones. The University Park Extension Historic District shares historic patterns of development with these adjacent historic districts. The district comprises 311 buildings, of which approximately 50% are contributors to the historic district.

The topography of the area is generally flat, with streets that are mostly organized in a grid. The University Park Extension Historic District is a large, I-shaped residential district comprising primarily single-family dwellings. Lot sizes are small in the section of the district north of Adams Boulevard, but increase in the area south of Adams. The district is primarily composed of single-family homes in a variety of styles.

Contributors to the district represent the full spectrum of late 19th and early 20th century domestic architecture in Los Angeles. In the northern section of the district are modest Queen Anne cottages, Vernacular Hipped Roof cottages, and Craftsman and Mediterranean Revival fourplexes. In the section south of Adams, especially closer to USC, the homes are larger Queen Anne and Arts and Crafts single-family residences. The Arts and Crafts styles represented include Dutch Colonial Revival and American Foursquare. Queen Anne houses are sometimes located to the rear of parcels with multi-family Mediterranean Revival fourplex buildings at the front of the parcel. Common related features include small, rear detached garages that may post-date the dwelling on the parcel. Street and landscape features throughout the district are limited to concrete sidewalks. There is no organized pattern to street tree plantings throughout the district, though several blocks have substantial trees.

#### Significance:

The University Park Extension Historic District is significant for its association with early streetcar suburbanization in Los Angeles and as an intact example of residential development that occurred north of the University of Southern California (USC) around the turn of the 20th century. The district is located between four designated historic districts: two listed on the National Register of Historic Places, and the University Park and Adams Normandie Historic Preservation Overlay Zones. The University Park Extension area was likely previously excluded from the adjacent designated historic districts due to a loss of integrity; however many buildings within the historic district appear to have been restored in recent years. Although the overall percentage of contributing buildings is still relatively low, the district is locally eligible as providing a link between four designated historic districts with which it shares resources of similar style, type, period of development and significance. The period of significance for the district is 1880 to 1938, which reflects the significant periods of development in the district. All contributors to the district were constructed during this period of significance. The University Park Extension Historic District is a large residential

<sup>&</sup>lt;sup>121</sup> University Park Extension Historic District, SurveyLA, South Los Angles Historic Districts, Planning Districts and Multi-Property Resources, City of Los Angeles, Office of Historic Resources, March 2012.

district of 311 buildings, primarily single-family dwellings. Of these, approximately 153 (50%) are contributing to the historic district.

The University Park Extension includes several historic tracts. Enterprising landholders developed the area as a residential suburb of the historic core of Los Angeles after attempts at agriculture failed to yield a profit. The landholders owned large tracts in the region south of Downtown and donated portions of their land to create USC in 1880 in part to inspire the residential development of the areas where they had subdivided tracts of land for residential development. Sections of the University Park Extension are within the Urmston Tract, the same historic subdivision that comprises parts of the existing University Park HPOZ. These landholders were also influential in the development of the streetcar system routes. The first streetcar service in the area opened in 1891 and ran on 23rd Street and Hoover Boulevard, to the east of the proposed district. There is a variety of domestic architecture within the district. A variety of classes of people lived in the district. Grand, single family homes were also constructed to the south of Adams Boulevard along Orchard Street. North of Adams Boulevard, closer to Vermont, dwellings are slightly more modest in scale.

Located across Orchard Avenue from the western boundary of the University Park Extension Historic District, the subject property is not adjacent to any properties identified as contributors to the district. The closest contributing property is located diagonally to the southeast, at 2916 South Orchard Avenue. This property is a 1907 Mediterranean Revival bungalow court comprised of onestory buildings.

#### **Evaluation of Direct and Indirect Impacts**

The subject property is not adjacent to any properties previously identified as contributors to the University Park Extension Historic District, or to any other identified historical resources. It is located west of the district, separated by Orchard Avenue. Therefore, there is no potential for direct impacts to historical resources.

Potential indirect impacts on the setting of the district were considered. Given the distance from contributing properties and the relatively minor changes that are proposed to the exterior of the subject property, it does not appear that there is any potential for indirect impacts to the setting of the district. The proposed changes to the subject property involve minimal alteration to the building exterior and are focused in areas of prior alteration. There are no major proposed additions to the existing size or shape of the building. Minor alteration to the fenestration and door patterns and to walls on the secondary (east and south) elevations will be visible from the exterior, but do not substantially change the scale or mass of the existing building or its relationship to the streetscape. While there are contributing buildings located nearby at 2916 South Orchard Avenue, it does not appear the proposed project will in any way change how those buildings relate to the setting of the district such that material impairment of the district would be caused. Therefore, the proposed project.

## VIII. CONCLUSION

The subject property has had a long, multi-layered history in the South Los Angeles CPA. It was evaluated for potential significance for several associations, including its original history as a circa 1895 Baptist church. Evaluated as an example of an early church property type, it appears significant due to its especially early history in the CPA, which initially developed in the late 1800s. However, the building has been substantially altered and therefore does not retain sufficient integrity to convey that significance. The subject property was also evaluated for potential significance for association with historic owner-tenants, the Korean Methodist Church of Los Angeles, and the African American congregation, Greater True Light Missionary Baptist Church. However, it does not appear to have been the location of events important to the history of the Korean American or African American populations in Los Angeles, respectively. Therefore, the subject property does not qualify as an historical resource under CEQA.

The subject property is located adjacent to the boundary of University Park Extension Historic District, which was identified in SurveyLA as a potential local historic district. The district is treated as an historical resource under CEQA. Because the project site is adjacent to resource, potential impacts of the project on the setting of the district were evaluated in this report. The proposed project, which entails reuse of the building for residential apartment buildings, was described in this report. The property is not adjacent to any contributing properties of the historic district. It does not appear the proposed project has the potential to cause direct or indirect historical resources impacts to the setting of the district, nor to historical resources under CEQA.

It should also be noted that even if the subject property had been identified as an historical resource, the proposed project would generally be considered acceptable, given that the existing exterior appearance is being maintained, with new alterations focused in areas of prior alteration.

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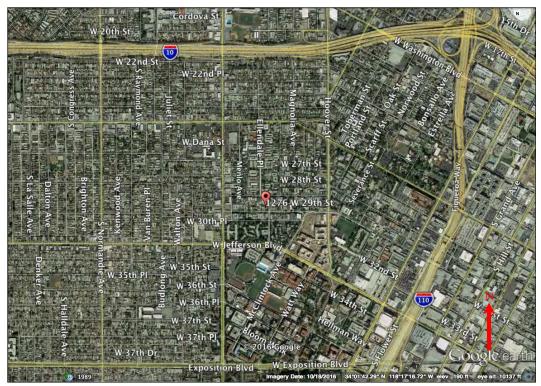
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# Attachment A: Current Maps and Aerials



Map 1: Location map, subject property indicated at center (Source: Google Earth)

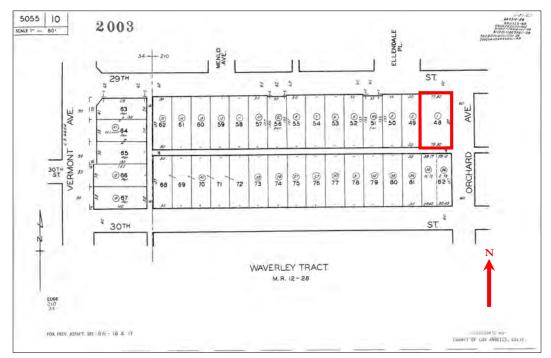


Map 2: Detail of location map, subject property outlined in red (Source: Google Earth)

## Attachment A: Current Maps and Aerials



Map 3: Location map, subject property in yellow (Source: Los Angeles County Assessor)



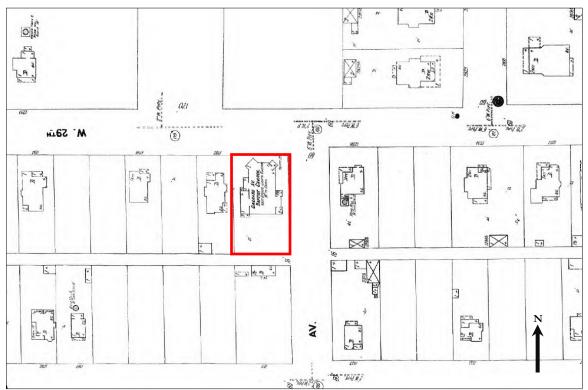
Map 4: Parcel map, subject property in red (Source: Los Angeles County Assessor)

#### Attachment A: Current Maps and Aerials

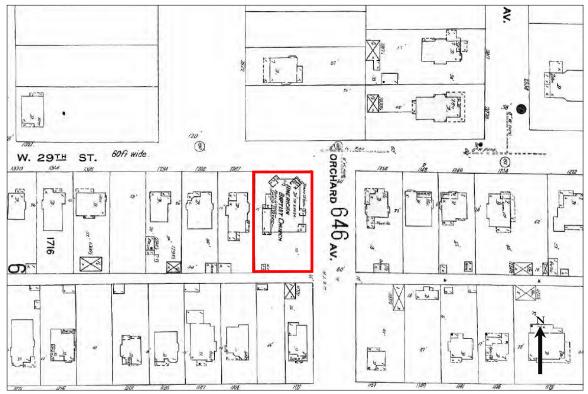


**Map 5:** University Park Extension Historic District Map, showing border of district adjacent to subject property, which is outlined in red (Source: SurveyLA, Findings for South Los Angeles Community Plan Area, City of Los Angeles, Office of Historic Resources)

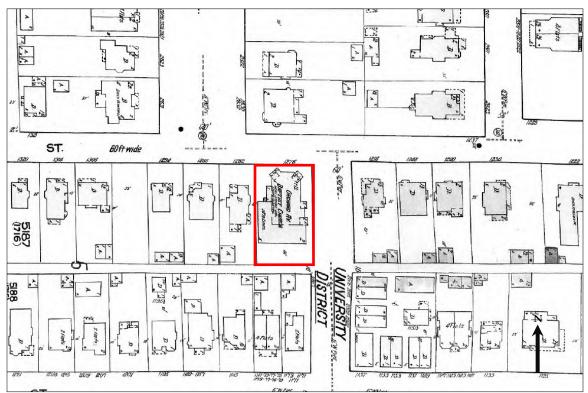
Attachment B: Historic Maps and Aerials



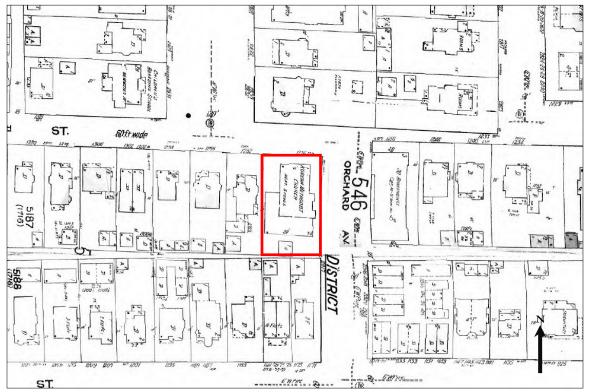
Sanborn Map 1: 1900, subject property outlined in red (Source: Environmental Data Resources, Inc.)



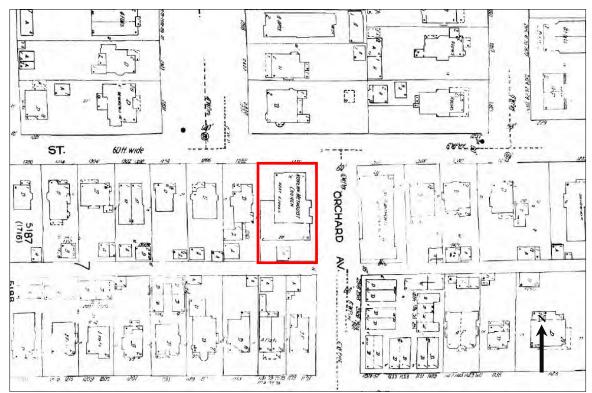
Sanborn Map 2: 1907, subject property outlined in red (Source: Environmental Data Resources, Inc.)



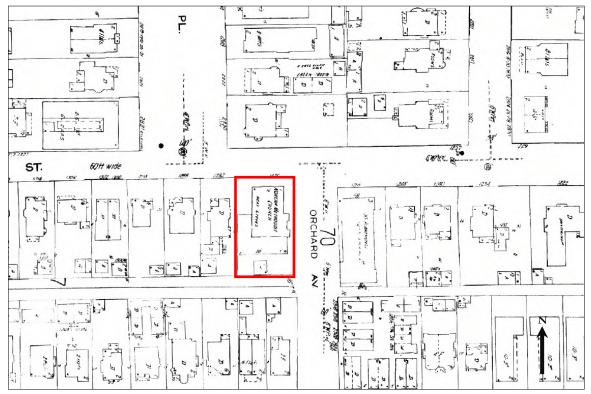
Sanborn Map 3: 1922, subject property outlined in red (Source: Environmental Data Resources, Inc.)



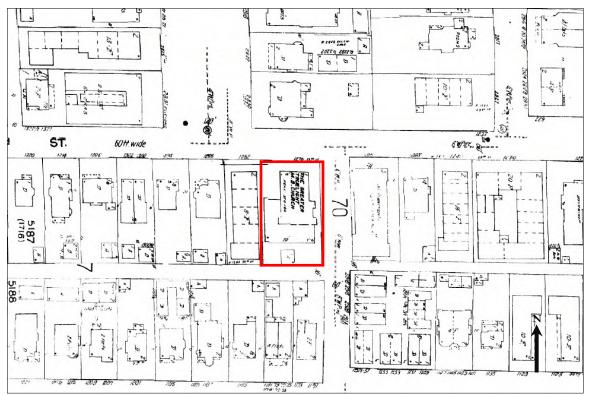
Sanborn Map 4: 1950, subject property outlined in red (Source: Environmental Data Resources, Inc.)



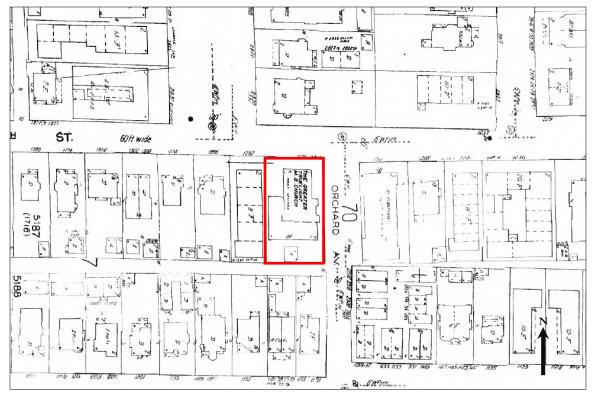
Sanborn Map 5: 1955, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Sanborn Map 6: 1960, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Sanborn Map 7: 1966, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Sanborn Map 8: 1970, subject property outlined in red (Source: Environmental Data Resources, Inc.)

Attachment B: Historic Maps and Aerials



Historic Aerial 1: 1939, subject property outlined in red (Source: Air Photo Archive, University of California, Los Angeles)



Historic Aerial 2: 1923, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Historic Aerial 3: 1928, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Historic Aerial 4: 1938, subject property outlined in red (Source: Environmental Data Resources, Inc.)

Attachment B: Historic Maps and Aerials



Historic Aerial 5: 1948, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Historic Aerial 6: 1952, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Historic Aerial 7: 1954, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Historic Aerial 8: 1964, subject property outlined in red (Source: Environmental Data Resources, Inc.)

Attachment B: Historic Maps and Aerials



Historic Aerial 9: 1977, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Historic Aerial 10: 1989, subject property outlined in red (Source: Environmental Data Resources, Inc.)

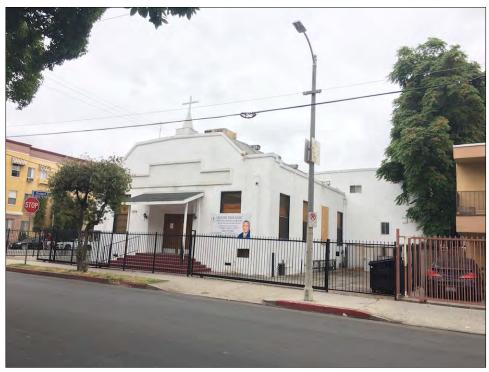
Attachment C: Contemporary Photographs of Subject Property



Figure 1: Subject property, north façade, view south (McGee, 2017)



**Figure 2:** Subject property, north façade, view southwest (McGee, 2017)



**Figure 3:** Subject property, north façade (left), west elevation (right), view southeast (McGee, 2017)



**Figure 4:** Subject property, west elevation (left) and north elevation (right), from surface parking lot located west of front portion of building, view south (McGee, 2017)



**Figure 5:** Subject property, north façade (right) and west elevation (left), view southwest (McGee, 2017)



Figure 6: Subject property, north façade (far right) and east elevation (center), view south-west (McGee, 2017)



Figure 7: Subject property, east elevation, view northwest (McGee, 2017)



**Figure 8:** Subject property, south elevation (left) and east elevation (right), view northwest (McGee, 2017)



Figure 9: Subject property, south elevation, from rear yard, view north (McGee, 2017)



Figure 10: Subject property, south elevation (left) and rear yard, view east (McGee, 2017)



Figure 11: Subject property, roof, view northwest (Dan Stein, 2017)

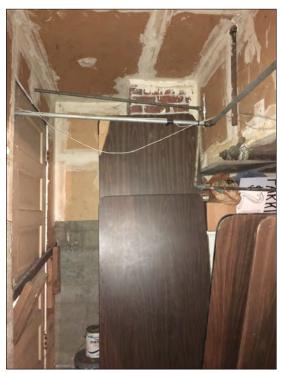


Figure 12: Subject property, roof, view north (Dan Stein, 2017)

Attachment C: Contemporary Photographs of Subject Property



Figure 13: Subject property, interior, basement stairs, view north (McGee, 2017)



**Figure 14:** Subject property, interior, basement, view north (McGee, 2017)



Figure 15: Subject property, interior, basement, view northeast (McGee, 2017)

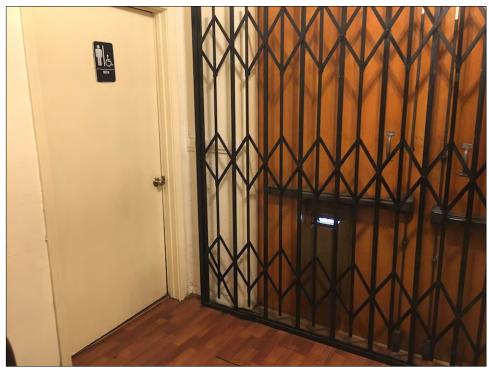


Figure 16: Subject property, interior, 1st floor, lobby inside main entrance, shown behind security bars, view northwest (McGee, 2017)



**Figure 17:** Subject property, interior, 1st floor, restroom located west of main entrance (typical) (McGee, 2017)



Figure 18: Subject property, interior, 1st floor, sanctuary, view south (McGee, 2017)



Figure 19: Subject property, interior, 1st floor, sanctuary, view southwest (McGee, 2017)



Figure 20: Subject property, interior, 1st floor, sanctuary, view north (McGee, 2017)

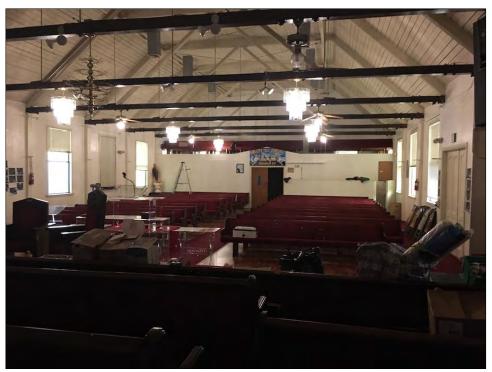


Figure 21: Subject property, interior, 1st floor, sanctuary, view northwest (McGee, 2017)



Figure 22: Subject property, interior, 1st floor, sanctuary, east wall showing niche, view northeast (McGee, 2017)

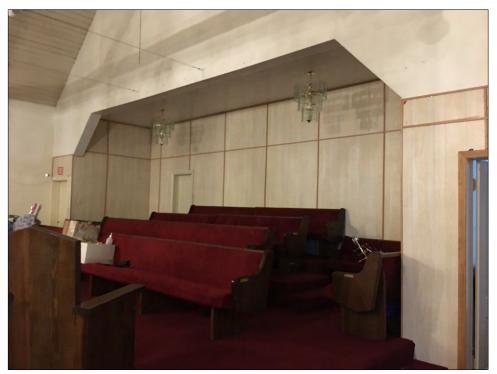


Figure 23: Subject property, interior, 1st floor, sanctuary, stage and niche, view southeast (McGee, 2017)



**Figure 24:** Subject property, interior, 1st floor, sanctuary, detail of ceiling and trusses, view south (McGee, 2017)



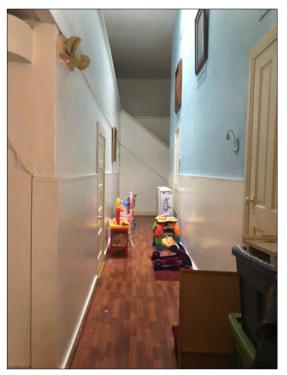
**Figure 25:** Subject property, interior, 1st floor, sanctuary, detail of ceiling and trusses at west wall, view southwest (McGee, 2017)



Figure 26: Subject property, interior, 1st floor, space to west of sanctuary, view northeast (McGee, 2017)



Figure 27: Subject property, interior, 1st floor, space to west of sanctuary (McGee, 2017)



**Figure 28:** Subject property, interior, 1st floor, hallway south of sanctuary, view west (McGee, 2017)



Figure 29: Subject property, interior, 1st floor, day care room from ramp down, view southeast (McGee, 2017)



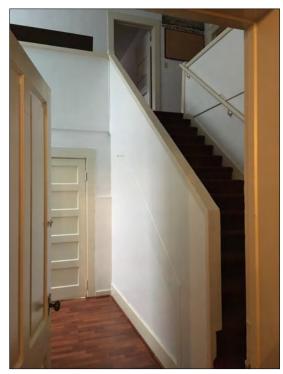
Figure 30: Subject property, interior, 1st floor, day care room, with restroom at back left, view southeast (McGee, 2017)



Figure 31: Subject property, interior, 1st floor, day care restroom, view southeast (McGee, 2017)



**Figure 32:** Subject property, interior, 1st floor, east stair to 2nd floor, view southwest (McGee, 2017)



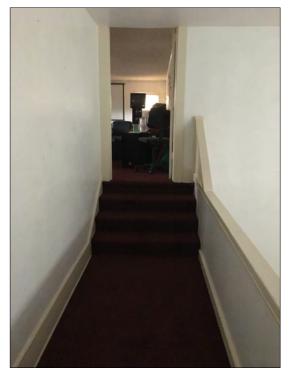
**Figure 33:** Subject property, interior, 1st floor, west stair to 2nd floor, door to day care at left, view southwest (McGee, 2017)



**Figure 34:** Subject property, interior, 2nd floor, hallway, view northeast (McGee, 2017)



**Figure 35:** Subject property, interior, 2nd floor, hallway, view northwest (McGee, 2017)



**Figure 36:** Subject property, interior, 2nd floor, hallway, view north (McGee, 2017)



**Figure 37:** Subject property, interior, 2nd floor, restroom (typical) (McGee, 2017)



Figure 38: Subject property, interior, 2nd floor, office (typical) (McGee, 2017)



Figure 39: Subject property, interior, 2nd floor, office (typical) (McGee, 2017)



Figure 40: Subject property, interior, 2nd floor, office (typical) (McGee, 2017)



**Figure 41:** Subject property, interior, 2nd floor, office (typical), view southwest (McGee, 2017)



Figure 42: Subject property, interior, 2nd floor, office, north wall showing one of two access panels to area over sanctuary ceiling, view northwest (McGee, 2017)



**Figure 43:** Subject property, interior, 2nd floor, office, view inside one of two access panels to area over sanctuary ceiling, view north (McGee, 2017)

Attachment C: Contemporary Photographs of Subject Property



Figure 44: Subject property, interior, 2nd floor, office, view southeast (McGee, 2017)



Figure 45: Subject property, interior, 2nd floor, office, view southwest (McGee, 2017)

Attachment D: Contemporary Photographs of Surrounding Properties



**Figure 46:** Setting of subject property, view southeast with subject property at center (McGee, 2017)



**Figure 47:** Setting of subject property, building located west of subject property, 1282 W 29th Street, view south (McGee, 2017)

#### Attachment D: Contemporary Photographs of Surrounding Properties



**Figure 48:** Setting of subject property, building located north of subject property, 1275 W. 29th Street, view northwest (McGee, 2017)



**Figure 49:** Setting of subject property, building located west of subject property, 1256 W. 29th Street, view southeast (McGee, 2017)

Attachment D: Contemporary Photographs of Surrounding Properties



Figure 50: Setting of subject property, Orchard Avenue, view north with subject property at far left (McGee, 2017)



**Figure 51:** Setting of subject property, buildings located southeast of subject property, 2916 S. Orchard Avenue, view southeast (McGee, 2017)



Historic Photo 1: Subject property, congregation of Los Angeles Korean Methodist Church on front steps of church on Easter, view southwest, 1950 (USC Digital Library)



Historic Photo 2: Subject property, members of Los Angeles Korean Methodist Church on front yard, view southeast, 1950 (USC Digital Library)

#### Attachment E: Historic Photographs



Historic Photo 3: Subject property, children of Los Angeles Korean Methodist Church in front of church on Easter, 1950 (USC Digital Library)



Historic Photo 4: Subject property, congregation of Los Angeles Korean Methodist Church inside sanctuary, view north looking toward main entrance, 1950 (USC Digital Library)

Attachment F: 1911 Alteration Permit

# All applic ins must be filled out i applicant.

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PLANS and SPECIFICATIONS and other data must also be filed.

# BOARD OF PUBLIC WORKS DEPARTMENT OF BUILDINGS

Application to Alter, Repair or Demolish

Application is hereby made to the Board of Public Works (Chief Inspector of Buildings) of the City of Los Angeles, for the approval of the detailed statement of specifications herewith submitted for the alteration, repair or demolition of the building herein described. All provisions of the Building Ordinances shall be complied with in the alteration, repair or demolition of said building, whether specified herein or not.

(SIGN HERE)

Los Angeles, Cal.,.... **CITY ASSESSOR: Please Verify** REMOVED FROM REMOVED TO Block Block Lot Lot \*\*\*\*\* Tract Wowner Tract ⋰⋗⋗⋦⋓⋓⋧⋠⋠*⋕⋧⋺⋓⋠∊⋷⋠⋕⋈⋪⋰⋬⋨⋓⋌⋠⋕⋼∊⋠*⋧⋎⋈⋗⋿*⋎⋓⋕⋠⋤⋧⋧⋠⋠⋧⋧⋧⋧⋐⋐⋐⋳⋳⋓⋓*⋸⋸⋧⋌⋳⋫*⋪⋧⋺⋋⋼*⋫*⋚⋒⋋⋌⋠⋠⋫⋟⋚⋒⋒*⋌⋎⋎⋧⋏⋏∊⋳∊∊∊⋪⋞⋍⋗∊∊⋏⋏⋪⋏∊∊∊ TAKE TO KOOM NO. 6 <u>↓</u>╶⋼<sup></sup>⋎⋩*⋈┯╈╼╄*Ĩ₽⋵⋟ऄ⋰⋞⋎⋶⋟⋵⋪Ĩ₽⋰⋞⋧⋵⋡⋟⋞⋳⋽⋹∊⋺⋝⋫⋞⋶⋫⋠⋞⋎⋳⋎⋩∊⋎⋎⋸∊⋤⋞⋤⋎⋝⋫⋳⋹⋰⋬∊⋠⋏⋼⋩⋼⋑⋫⋫⋫⋜⋎⋧⋑⋪⋖⋑⋕⋼⋟∊⋎⋎⋋⋠⋎⋪⋍⋪⋗⋗⋗⋏ FIRST FLOOR ŧŲŸęĂŴĨŖĨŧĸĸĸŧĸŲĔġĸĸĸĦŦŦĨġġŧźŧŧġŧŧġŧŧġŧġĿŶĬġŧġĿŔĬġŶŧġŧġĘŧĔġŧĸĸġŧċŹſĬŢŦŦŦĔŧĸĬġĬŎĬĬĔŀĬŎĬĔĿĬŢĨĹĬĬĔĬŎĬĔĿĬŢĨĬĬ ÷. Page F. B. Page / Rook Book 🖌 F. B. Page Page γάκε το CITY ENGINEER: Please Verify Street Number ROOM NO. 34 12.76- Nes T RTONO. THIRD FLOOR From No. nehand Owner's name Owner's address 2. alles Architect's name 3. Im. Jun Contractor's name 4. Contractor's address Entire cost of the Proposed Improvements, \$ 6. Purpose of the building unda Class of building 8. No. of rooms at present No. of stories in height Size of present building -9. Size of new addition 10, Size of wall 8" Material of foundation Size Footing 10/ 11. Size of exterior studs Interior studs 12. Size of mud sills 13. Bearing studs 2 Size of first floor joist Second floor joist 14. STATE ON FOLLOWING LINES JUST WHAT YOU WANT TO DO:-Build an addition an Sun m mon D

Attachment G: 1983 Survey Form

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

			Ser. No.			
HABS_		HAER	_ NR		SHL	 Loc
UTM:	Α			Β.		
	С			D.		

# HISTORIC RESOURCES INVENTORY

DENTIF	ICATION Common name: Greater True Light Missionary Baptist Church
	Historic name:
3.	Street or rural address: 1276 W. 29th Street (N. University Park)
	City_Los AngelesZip_90007County_Los Angeles
4.	Parcel number: Lot 48 Waverly Tract (5055 010 001)
5.	Present Owner: Greater True Light Baptist ChurchAddress: 1276 W. 29th St.
	City Los Angeles Zip 90007 Ownership is: Public Private X
6.	Present Use: ChurchOriginal use: Church

#### DESCRIPTION

- 7a. Architectural style: Spanish Colonial Revival influence
- 7b. Briefly describe the present *physical description* of the site or structure and describe any major alterations from its original condition:

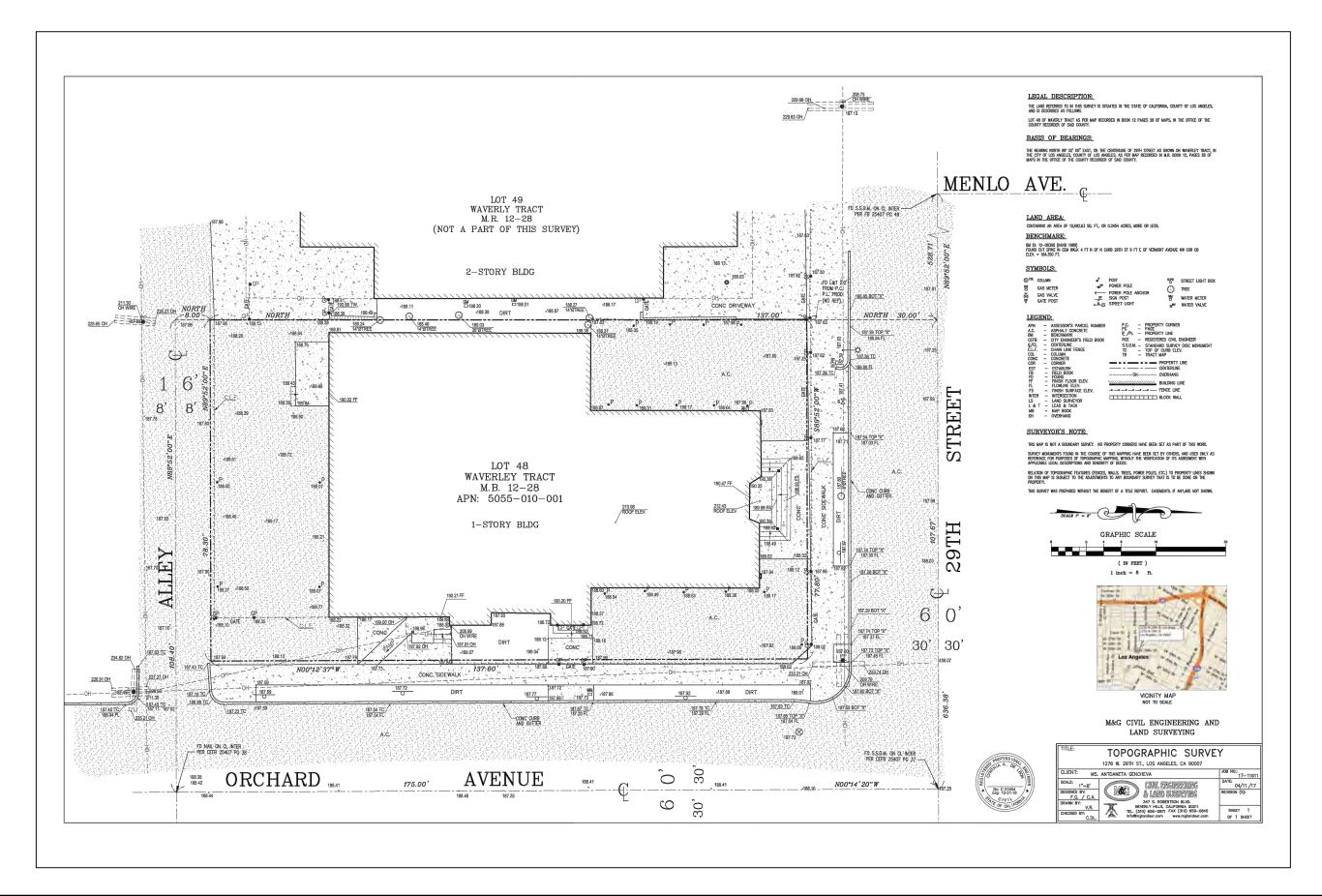
This building is a one story stucco church, built in a rectangular plan and designed in a manner influenced by the Spanish Colonial Revival style. Major architectural features include a raised central entrance, a symmetrical facade, a flat roof with a stepped parapet wall, a prominent cross on the roof, and two rear wings. Architectural details include dual entrance doors, multi-paned windows, an absense of ornamentation and a side entrance. The structure has had several additions and some interior modifications.



8.	Construction date: Estimated 1911 Factual
9.	Architect
10.	Builder_William_Neely (probable)
11.	Approx. property size (in feet) Frontage 77 Depth 137 or approx. acreage
12.	Date(s) of enclosed photograph(s) June 1983

4.2	Condition: ExcellentGood X Fair Deteriorat	ed No longer in existence
	Alterations:rear additions	AND WINNINGSOME DEEP DISCO. 218
14.		
15.	Surroundings: (Check more than one if necessary) Open land Residential Industrial Commercial Other:	Scattered buildings Densely built-up
16.	Threats to site: None knownPrivate development Public Works project Other:	X Zoning X Vandalism X
17.	Is the structure: On its original site? X Moved?	Unknown?
18.	Related features:	
SIGN	VIFICANCE	
19.	Briefly state historical and/or architectural importance (includ	e dates, events, and persons associated with the site.)
	The North University Park area was Angeles on April 2, 1896 as a port Additions. This church is located Tract, which was recorded in Novem In 1901, there was a structure alr valued at \$3,000. This structure there was a structure assessed on was the Orchard Avenue Baptist Chu 3 permit #3914 was issued to build existing 60' X 62' building. The William Neely, who is listed in th contractor. This church, which is still active	<pre>ion of the Southern and Western on Lot 48 of the Waverly ber 1886. eady in existence on the lot, was gone by 1911. In 1912, the lot for \$2,500. The owner rch. On May 8, 1911, Type several additions onto the architect and contractor was e 1911 City Directory as a today, was apparently in</pre>
	existence in 1901. The Orchard Av Fisher also owned the structure th This church relates to the other r	at preceeded the current church.
	W. 29th Street, and is an addition to the neighborhood.	Locational sketch map (draw and label site and surrounding streets, roads, and prominent landmarks):
20.	Main theme of the historic resource: (If more than one is checked, number in order of importance.)         Architecture       X         Architecture       X         Architecture       X         Arts & Leisure	NORTH
	in the second	
21.	Sources (List books, documents, surveys, personal interviews and their dates).	
	Dept. of Building & Safety Los Angeles County Archives Los Angeles City Directory 1911 1912	
22.	8/83 revision/undate	20 TH
		307 30th St

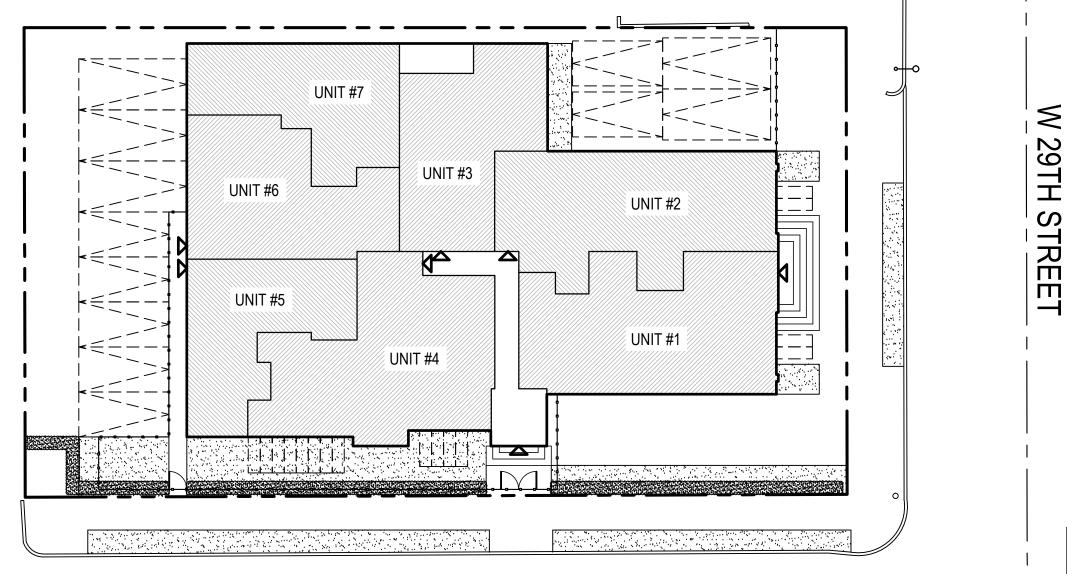
Attachment H: Proposed Plans



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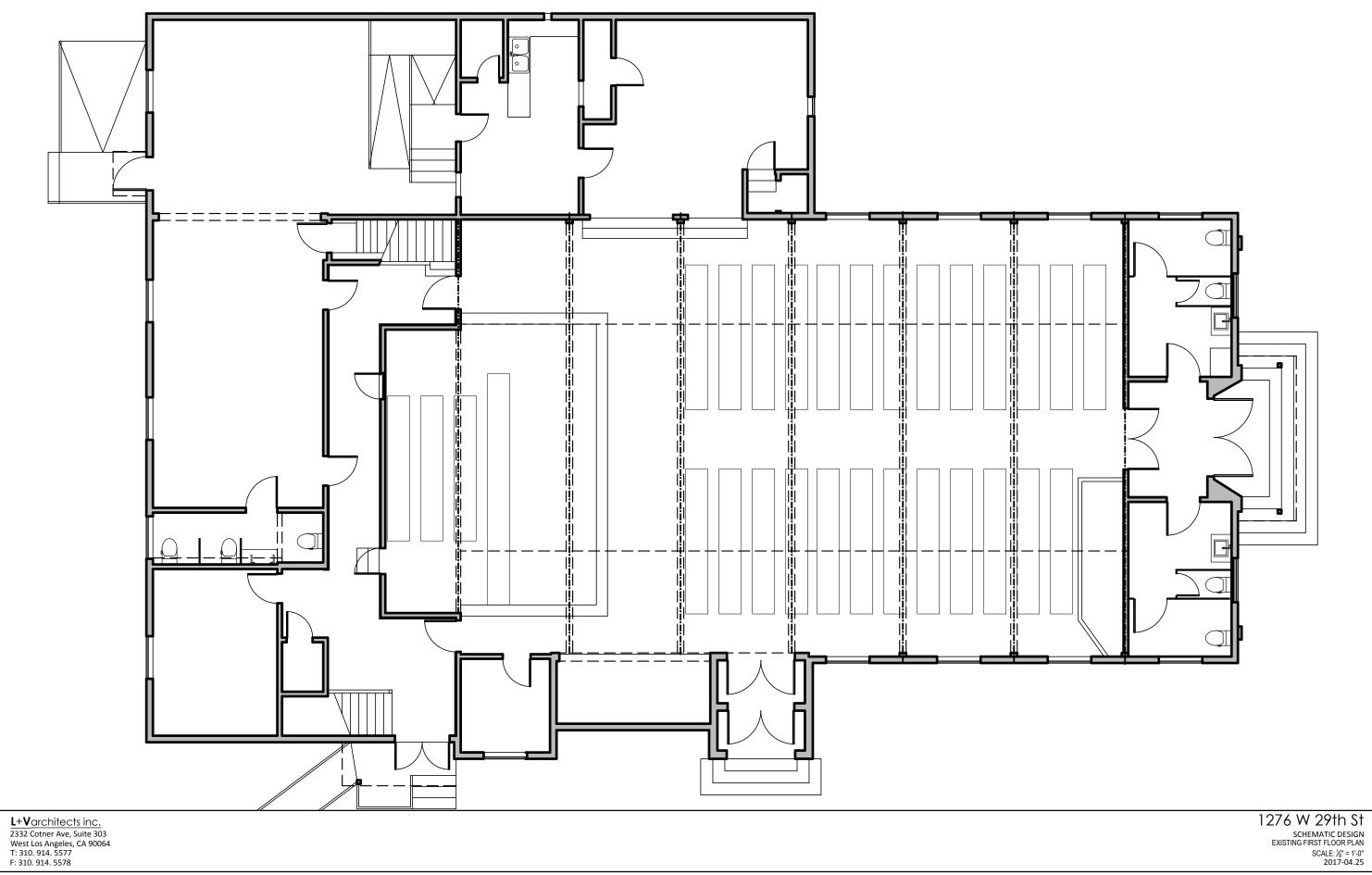


**ORCHARD AVE** 

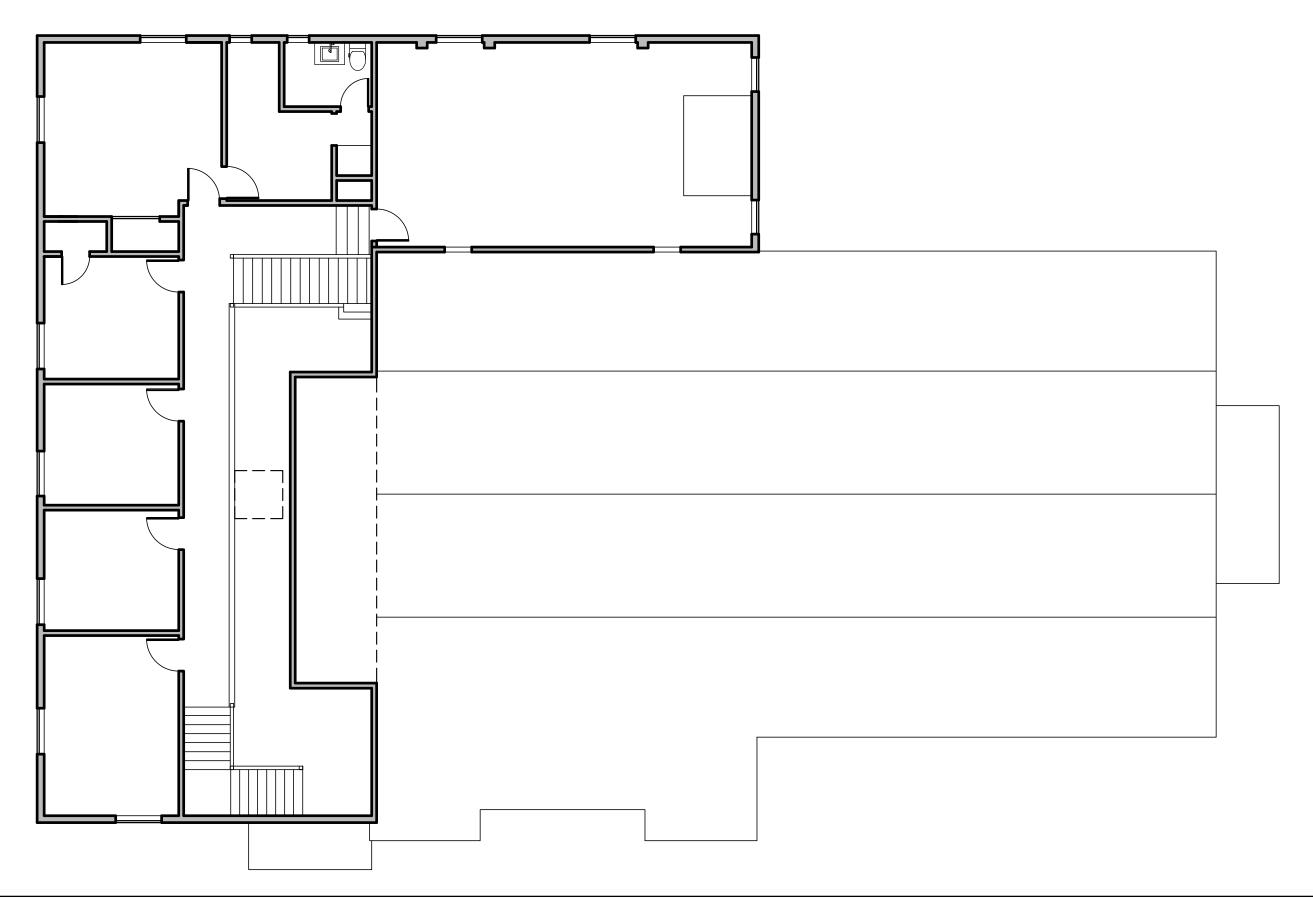
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UNIT #1 - (1347 SQFT) 3 BED 3.5 BATH UNIT #2 - (1274 SQFT) 3 BED 3.5 BATH UNIT #3 - (1172 SQFT) 3 BED 3.5 BATH UNIT #4 - (1239 SQFT) 3 BED 3.5 BATH UNIT #5 - (1178 SQFT) 3 BED 3 BATH UNIT #6 - (1172 SQFT) 3 BED 3.5 BATH UNIT #7 - (1311 SQFT) 3 BED 3 BATH PARKING 12 CAR PROVIDED ( 5 STANDARD, 7 COMPACT) 16 BIKE PROVIDED LANDSCAPING 11.4%

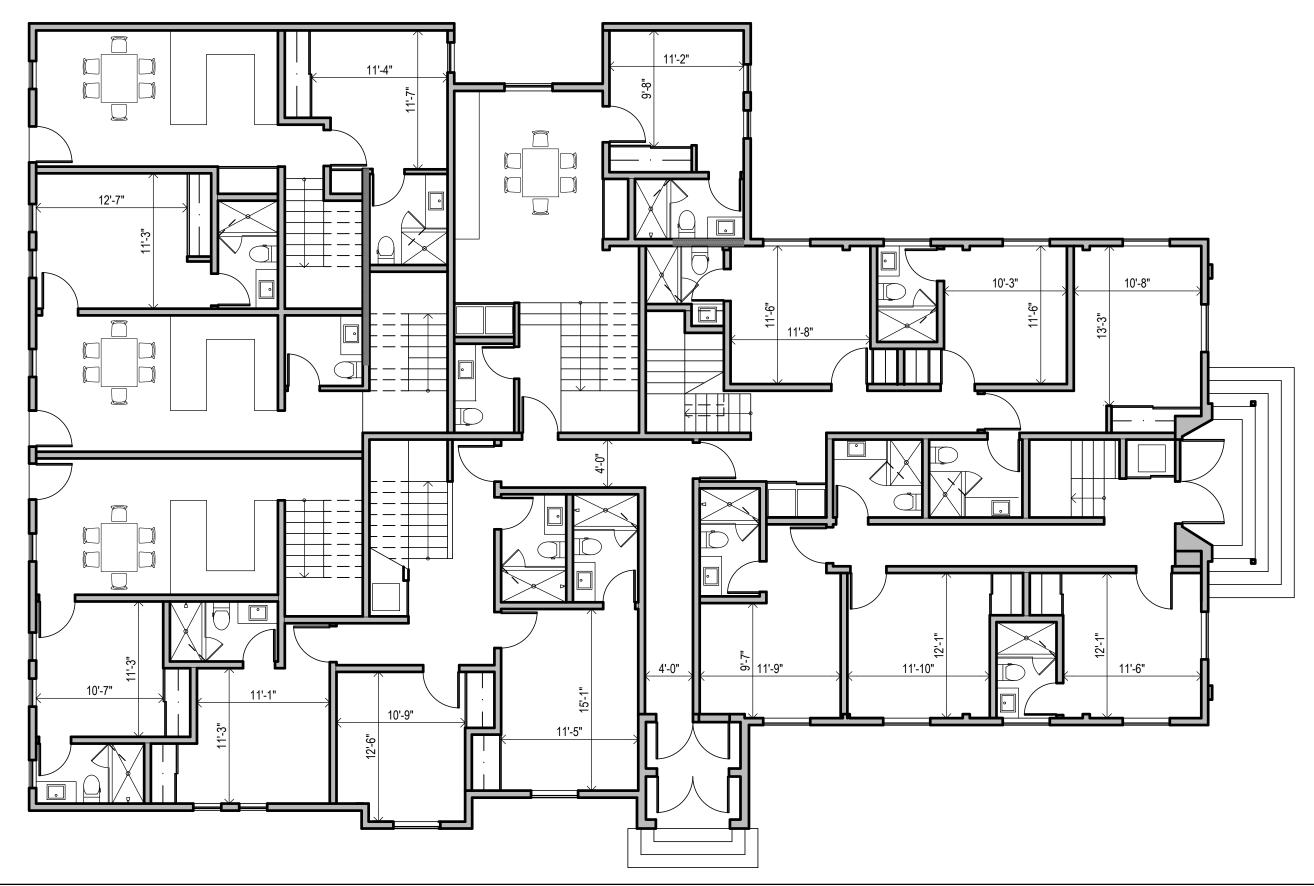


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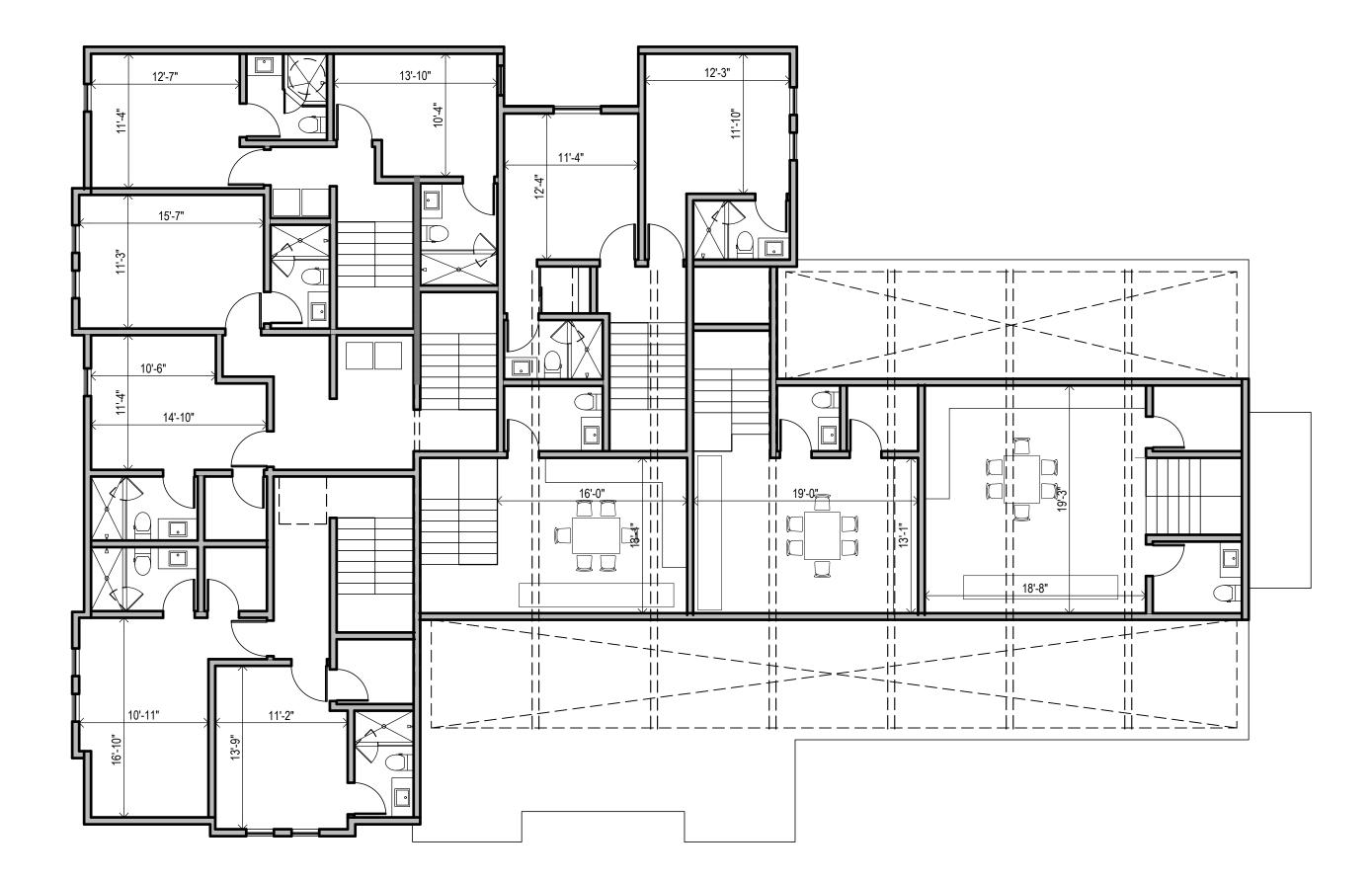
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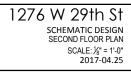


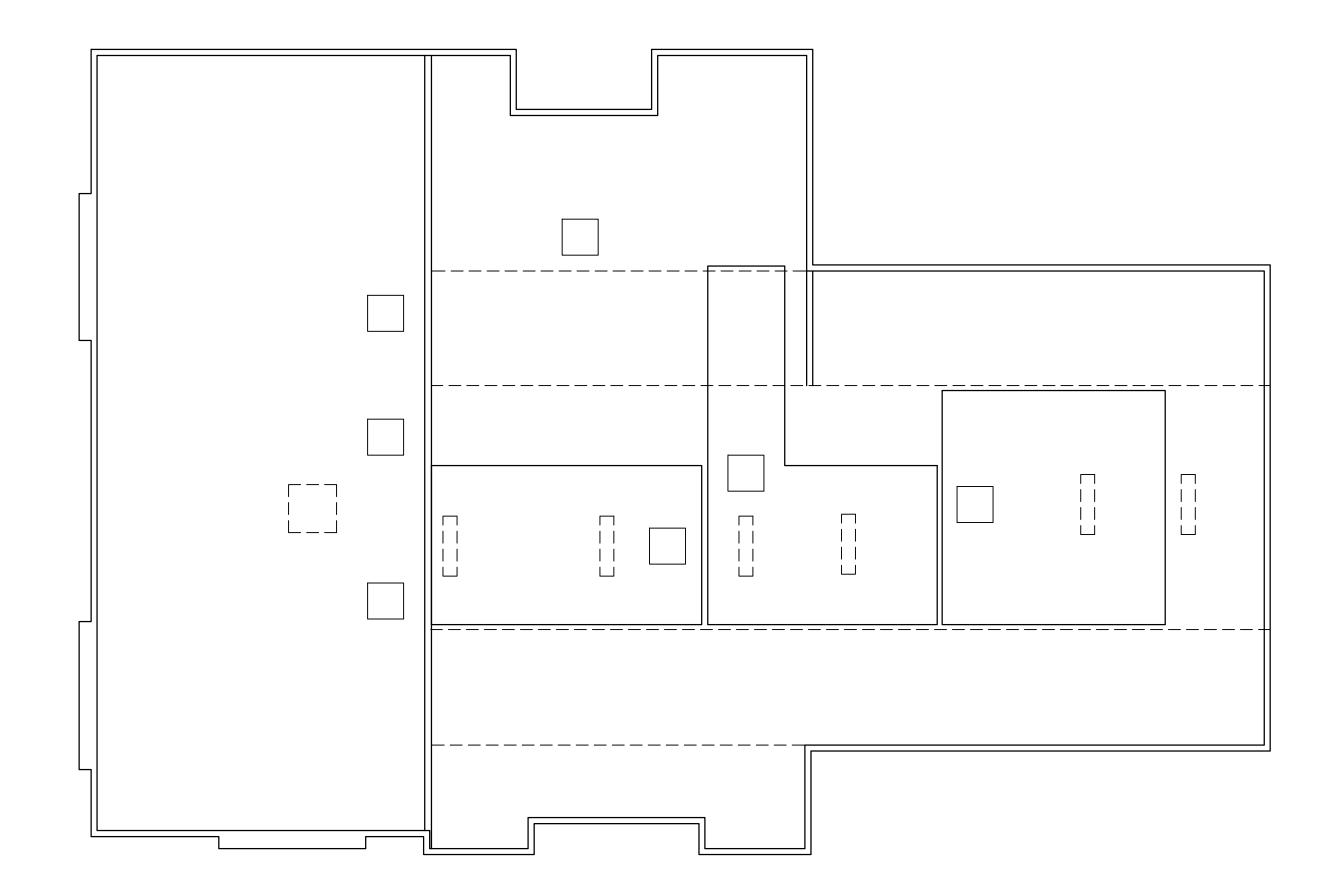
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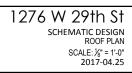


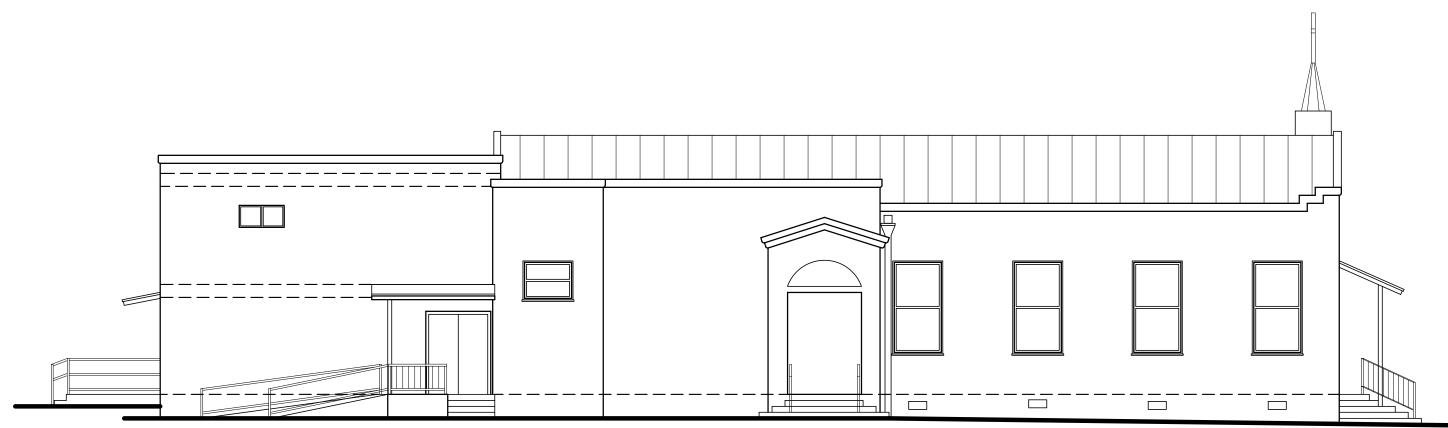
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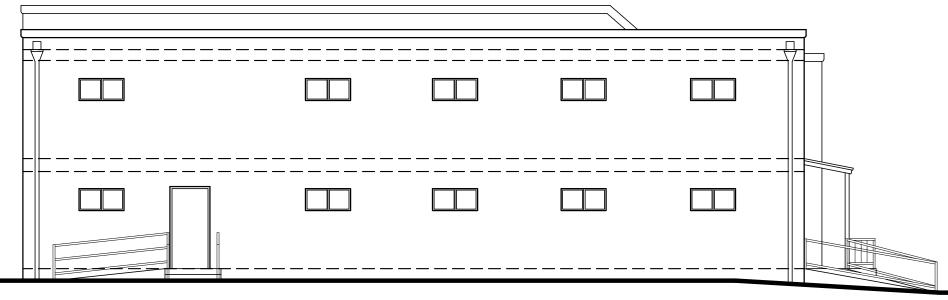


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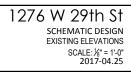
EAST ELEVATION

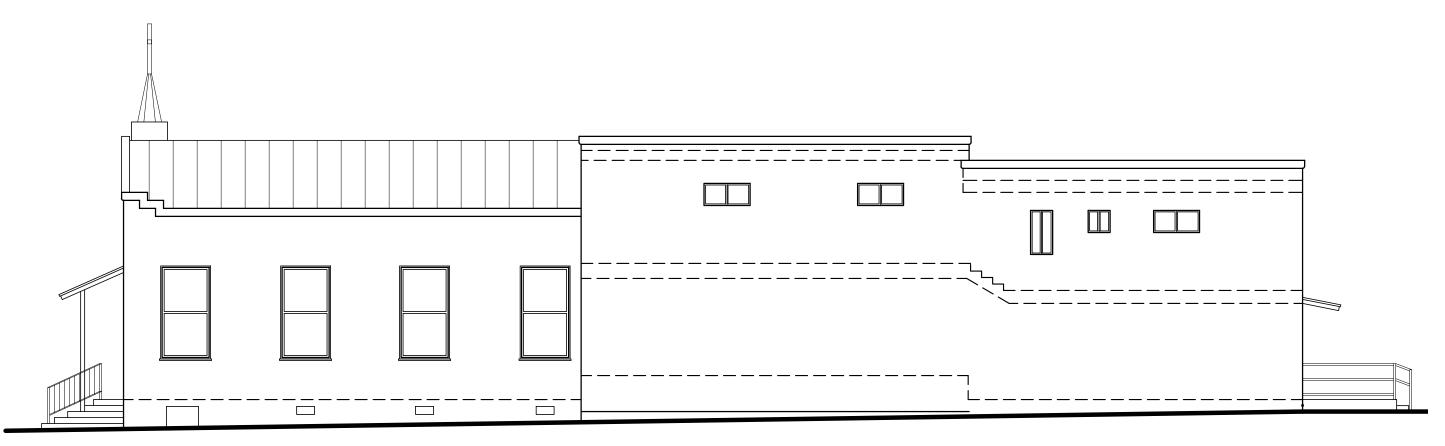


SOUTH ELEVATION

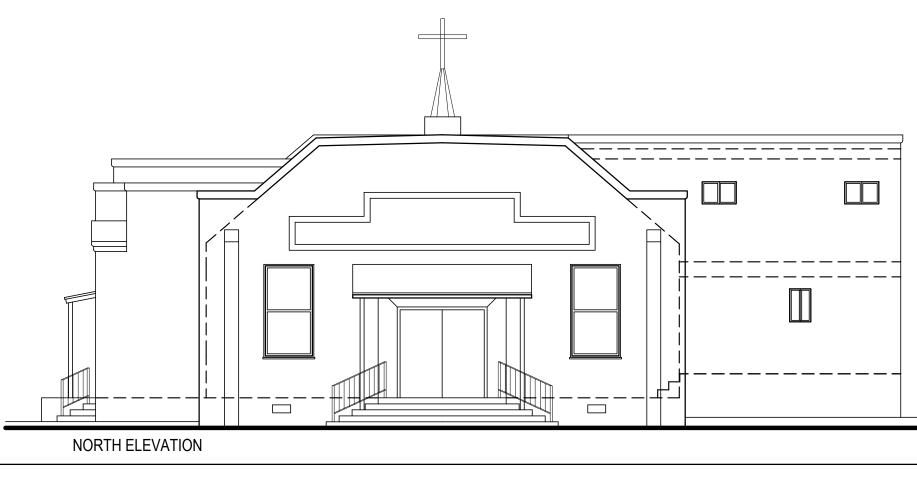
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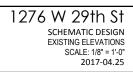


WEST ELEVATION



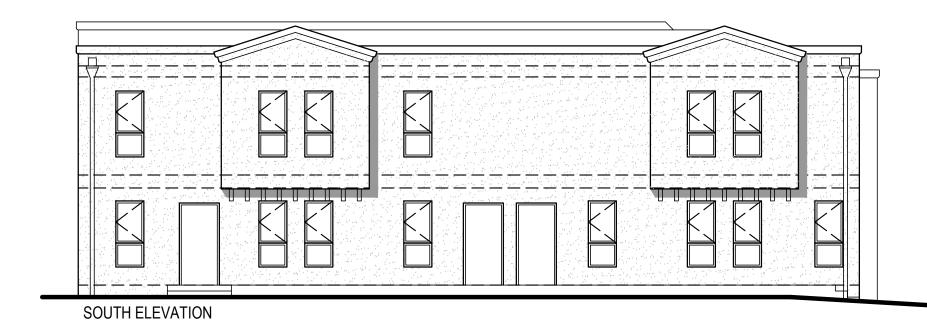
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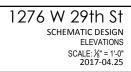


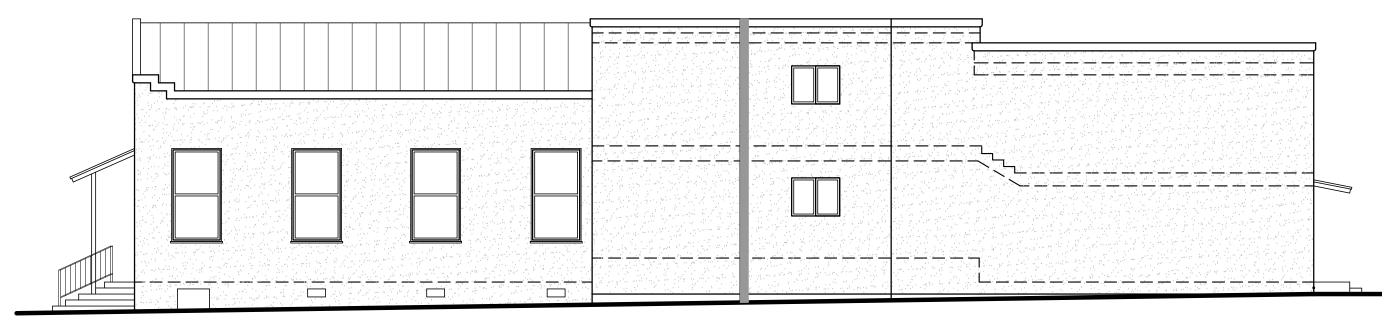
EAST ELEVATION



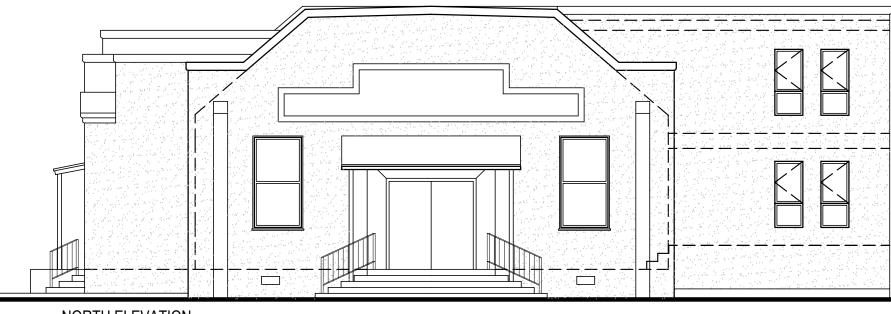
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WEST ELEVATION

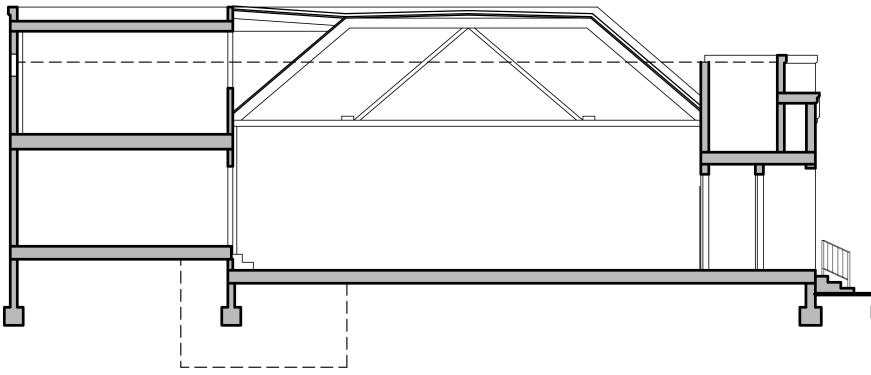


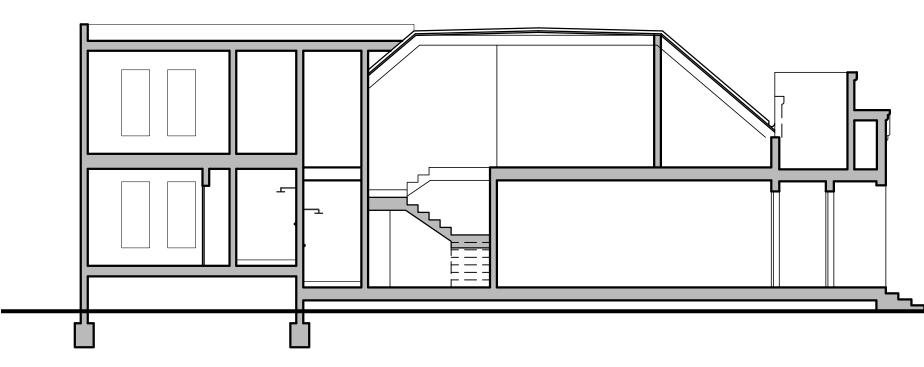
NORTH ELEVATION

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# 1276 W 29th St SCHEMATIC DESIGN ELEVATIONS SCALE: 1/8" = 1'-0" 2017-04.25





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# **EXISTING SECTION**



# 1276 W 29th St SCHEMATIC DESIGN SECTIONS SCALE: ½" = 1'-0" 2017-04.25









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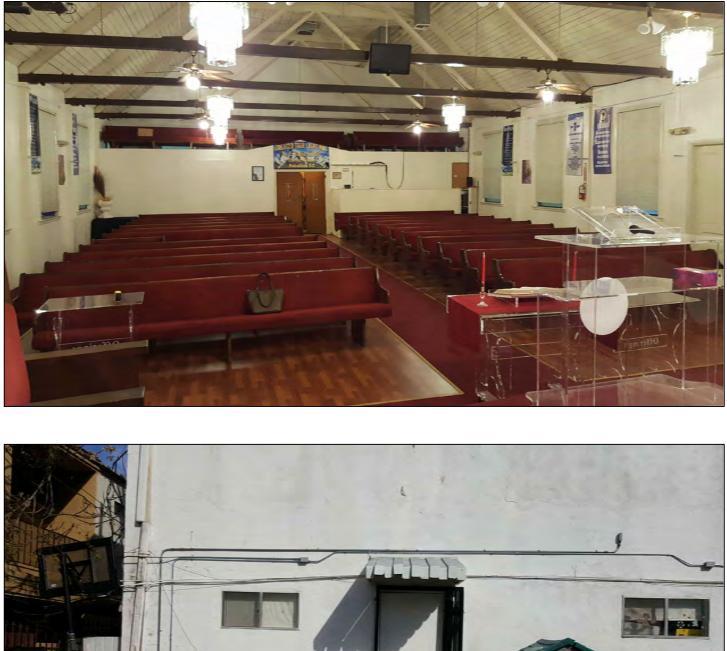






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# LOS ANGELES KOREAN UNITED METHODIST CHURCH

2909 South Orchard Avenue; 1276 West 29th Street CHC-2020-3286-HCM ENV-2020-3287-CE

# **EXHIBIT E: HISTORIC-CULTURAL MONUMENT APPLICATION**

# CITY OF LOS ANGELES Office of Historic Resources/Cultural Heritage Commission HISTORIC-CULTURAL MONUMENT NOMINATION FORM



## **1. PROPERTY IDENTIFICATION**

Proposed Monument Name:							
Other Associated Names:							
Street Address:				Zip:	Zip: Council E		il District:
Range of Addresses on Property: Community Name:							
Assessor Parcel Number: Tract:				Block: Lot:		Lot:	
Identification cont'd:		- -					
Proposed Monument Property Type:	Building	Structure	Obje	ect	Site/Open	Space	Natural Feature
Describe any additional resources located on the property to be included in the nomination, here:							

# 2. CONSTRUCTION HISTORY & CURRENT STATUS

Year built:	Factual	Estimated	Threatened?	
Architect/Designer:			Contractor:	
Original Use:			Present Use:	
Is the Proposed Monument on its Or	riginal Site?	Yes	No (explain in section 7)	Unknown (explain in section 7)

# 3. STYLE & MATERIALS

Architectural Style:			Stories:	Plan Shape:
FEATURE	PRIMARY	SECONDARY		
CONSTRUCTION	Туре:	Туре:		
CLADDING	Material:	Material:		
DOOF	Туре:	Туре:		
ROOF	Material:	Material:		
	Туре:	Туре	:	
WINDOWS Material:		Material:		
ENTRY	Style:	Style:		
DOOR	Туре:	Туре:		



# 4. ALTERATION HISTORY

NOMINATION FORM

d write a brief description of any major alterations or additions. This section may also be completed on a separate documer ies of permits in the nomination packet. Make sure to list any major alterations for which there are no permits, as well.

#### 5. EXISTING HISTORIC RESOURCE IDENTIFICATION (if known)

Listed in the National Register of Historic Places	
Listed in the California Register of Historical Resources	
Formally determined eligible for the National and/or California Regist	ers
Located in an Historic Preservation Overlay Zone (HPOZ)	Contributing feature Non-contributing feature
Determined eligible for national, state, or local landmark	Survey Name(s):

## 6. APPLICABLE HISTORIC-CULTURAL MONUMENT CRITERIA

The proposed monument exemplifies the following Cultural Heritage Ordinance Criteria (Section 22.171.7):

- 1. Is identified with important events of national, state, or local history, or exemplifies significant contributions to the broad cultural, economic or social history of the nation, state, city or community.
- 2. Is associated with the lives of historic personages important to national, state, city, or local history.

3. Embodies the distinctive characteristics of a style, type, period, or method of construction; or represents a notable work of a master designer, builder, or architect whose individual genius influenced his or her age.

# CITY OF LOS ANGELES Office of Historic Resources/Cultural Heritage Commission HISTORIC-CULTURAL MONUMENT NOMINATION FORM



# 7. WRITTEN STATEMENTS

This section allows you to discuss at length the significance of the proposed monument and why it should be designated an Historic-Cultural Monument. Type your response on separate documents and attach them to this form.

**A. Proposed Monument Description** - Describe the proposed monument's physical characteristics and relationship to its surrounding environment. Expand on sections 2 and 3 with a more detailed description of the site. Expand on section 4 and discuss the construction/alteration history in detail if that is necessary to explain the proposed monument's current form. Identify and describe any character-defining elements, structures, interior spaces, or landscape features.

**B. Statement of Significance** - Address the proposed monument's historic, cultural, and/or architectural significance by discussing how it satisfies the HCM criteria you selected in Section 6. You must support your argument with substantial evidence and analysis. The Statement of Significance is your main argument for designation so it is important to substantiate any claims you make with supporting documentation and research.

#### 8. CONTACT INFORMATION

#### Applicant

Name:		Company:		
Street Address:		City: State:		State:
Zip:	Phone Number:		Email:	

Property Owner	Is the owner in	Is the owner in support of the nomination? Yes		No	Unknown	
Name:	Company:					
Street Address:		City:			5	State:
Zip: Phone Number:			Email:			

#### Nomination Preparer/Applicant's Representative

Name:		Company:		
Street Address:		City: State:		State:
Zip: Phone Number:			Email:	

# CITY OF LOS ANGELES Office of Historic Resources/Cultural Heritage Commission HISTORIC-CULTURAL MONUMENT NOMINATION FORM



### 9. SUBMITTAL

When you have completed preparing your nomination, compile all materials in the order specified below. Although the entire packet must not exceed 100 pages, you may send additional material on a CD or flash drive.

#### APPLICATION CHECKLIST

- Nomination Form
   Written Statements A and B
- 3. Bibliography
- Two Primary Photos of Exterior/Main Facade (8x10, the main photo of the proposed monument. Also email a digitial copy of the main photo to: planning.ohr@lacity.org)
- 5. Copies of Primary/Secondary Documentation
- 6. Copies of Building Permits for Major Alterations (include first construction permits)
- 7. Additional, Contemporary Photos
- 8. Historical Photos
- 9. Zimas Parcel Report for all Nominated Parcels (including map)

#### **10. RELEASE**

Please read each statement and check the corresponding boxes to indicate that you agree with the statement, then sign below in the provided space. Either the applicant or preparer may sign.

 I acknowledge that all documents submitted will become public records under the California Public Records Act, and understand that the documents will be made available upon request to members of the public for inspection and copying.

 I acknowledge that all photographs and images submitted as part of this application will become the property of the City of Los Angeles, and understand that permission is granted for use of the photographs and images by the City without any expectation of compensation.

 I acknowledge that I have the right to submit or have obtained the appropriate permission to submit all information contained in this application.

Jerry Wise	12-17-19	
Name:	Date:	Signature:

Mail your Historic-Cultural Monument Submittal to the Office of Historic Resources.

Office of Historic Resources Department of City Planning 221 N. Figueroa St., Ste. 1350 Los Angeles, CA 90012

Phone: 213-874-3679 Website: preservation.lacity.org Historic-Cultural Monument Nomination - Written Statements

Los Angeles Korean United Methodist Church 2909 S. Orchard Avenue, Los Angeles, CA 90007

# **INTRODUCTION**

This document provides written statements for the Historic-Cultural Monument (HCM) Nomination for 2909 S. Orchard Avenue (previously 1276 W. 29<sup>th</sup> Street), Los Angeles, CA 90007 (Assessor Parcel Number 5055-010-001, hereinafter referred to as "subject property"). The building at the subject property was constructed about 1895 as a Baptist church, served numerous congregations over time, and was adaptively reused as an apartment building in 2019. The subject property has important historical associations with the Korean American community in Los Angeles, serving as the first permanent home of the Los Angeles Korean United Methodist Church, which owned and occupied the building for about thirteen years, from 1945-1958.<sup>1</sup> The City's SurveyLA historic context statement for Korean Americans in Los Angeles provides a framework for identifying religious properties with significant historical associations with the local Korean American community. In support of this nomination, the following includes an overview of existing conditions; discussion of alterations implemented prior to and as part of the subject property as it relates to the aforementioned SurveyLA historic context statement. This document includes attachments with supporting images and other documentation.

# A. PROPOSED MONUMENT DESCRIPTION

### **Existing Conditions**

Located on a residential street at the southwest corner of 29<sup>th</sup> Street and Orchard Avenue, the subject property is bounded by an alley and West 30<sup>th</sup> Street to the south and Vermont Avenue to the west. The subject property is oriented north toward 29<sup>th</sup> Street. The site slopes slightly downward from north to south. The subject property contains one building with a rear surface parking lot. Vehicular access is provided through a driveway off the rear alley.

The building has a one-story front portion corresponding to the former church sanctuary, which is rectangular in plan, as well as a two-story rear portion corresponding to the former church office and day care, which is also rectangular in plan, extending slightly west of the front portion. The building exterior has limited elements of the Spanish Colonial Revival style, including simple building forms and exterior walls clad in stucco. The front portion has a gambrel-type roof with a parapet and triangular steeple, while the rear portion has a flat roof. Roofing material is rolled torch down asphalt. At the front portion, the north façade is symmetrical, containing the main entrance, accessed by steps and centered in the elevation, with wood doors flanked by windows. Fenestration on north, east and west elevations includes multi-light double-hung wood sash. A rectangular sign area above contains a temporary banner sign. The east elevation is relatively simple and unadorned and contains a secondary entrance positioned within a stucco enframement that projects slightly from the elevation. The rear portion of the building is also simple and unadorned. At the southernmost part of the east elevation and along the south elevation, modest architectural features, as well as contemporary doors and windows, define and access the rear residential spaces. The west elevation is utilitarian and closely abuts the adjacent building to the west.

<sup>&</sup>lt;sup>1</sup> The Los Angeles Korean Methodist Church moved out of the building in 1958 and sold the property to a new owner in 1959. David Yoo and Hyung-ju Ahn, *Faithful Witness: A Centennial History of the Los Angeles Korean United Methodist Church (1904-2000)*, Los Angeles Korean United Methodist Church, 2004: 133.

Other site features include fencing at the northwest corner of the site, as well as freestanding bike storage lockers in the side yard along the east elevation, and bike racks in front of the building along the north facade. Landscaping consists of trees, small shrubs and other low plantings along the north, east, and south elevations.

The building interior includes seven apartment units that have been inserted into the interior of the original church building, with access provided through double-doors in the north façade; the secondary entrance at the east elevation; and doors at the south elevation. As described in greater detail later in this document, most of the units have high ceilings and/or high-volume spaces that allow the original volume of the sanctuary interior and early wood ceiling to be visible.

### History of Construction and Alterations prior to 2019 Adaptive Reuse

This section summarizes the history of construction and alterations prior to implementation of the 2019 adaptive reuse project and is supported by cropped Sanborn maps that follow and historic building permits (see Appendix A: Table of Building Permits and Attachment F).

The existing front (north) portion of the building was constructed about 1895 as a church. While there is no original building permit available, an historic *Los Angeles Times* article indicates the building was constructed at that time for the American Baptist Church, with Romanesque architectural details, including a tower element;<sup>2</sup> historic city directories also support that a church was there in 1895.<sup>3</sup> Sanborn maps and city directories definitively show the building at the subject property in 1900.<sup>4</sup> The existing rear (south) portion of the building including a partial basement was added in 1911.<sup>5</sup> The façade of the front (north) portion was entirely remodeled between 1928-1939. Any early Romanesque features, as well as the tower element, were likely removed at this time. These early alterations are evident in the below Sanborn maps, which show angled tower elements at northeast and northwest corners of the façade in early maps, and are also indicated in the below Diagram of Exterior Alterations. Other early alterations include addition of a separate garage building in 1933, which was demolished after 1970.<sup>6</sup>

At the interior, it appears that the sanctuary was substantially remodeled in 1937, as a permit was issued then to "rebuild auditorium from the floor up."<sup>7</sup> Other known alterations to the sanctuary interior include removal of the baptismal pool associated with original Baptist congregation (date of alteration unknown) and addition of lobby restrooms and raised balcony seating at north end of sanctuary (after 1950, based on historic photograph of the interior, Attachment E). Finally, seismic retrofit in the sanctuary was implemented with contemporary bracing and bolting, but there is no permit for the work and the date of alteration is unknown.

Despite these alterations, the subject property appears relatively intact from the period in which the Los Angeles Korean United Methodist Church owned and operated the property, 1945-1958. That congregation was not issued any building permits during the time of its ownership, suggesting it did not substantially alter the property. There are historic photographs of the congregation taken outside the building in 1950 that confirm the property generally retains integrity from this period (see Attachment E). Sanctuary windows were replaced with contemporary sash and tinted, textured glazing after 1950, most likely by a later owner. Those windows were restored to their period of significance as part of the 2019

<sup>&</sup>lt;sup>2</sup> "New Churches: Change of Base and Places of Worship," Los Angeles Times, September 9, 1895: 6.

<sup>&</sup>lt;sup>3</sup> Los Angeles City Directory, 1895: 34.

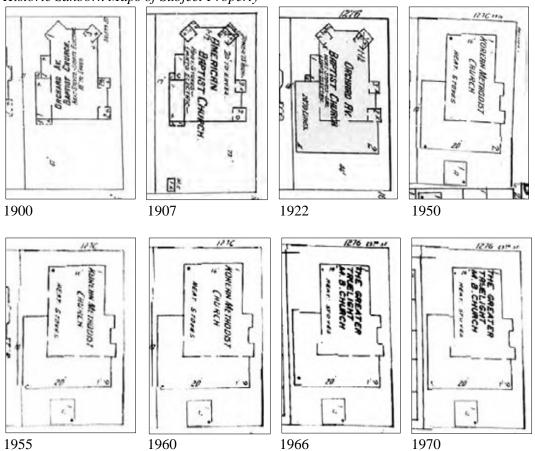
<sup>&</sup>lt;sup>4</sup> Los Angeles City Directory, 1900: 580.

<sup>&</sup>lt;sup>5</sup> "1276 West 29<sup>th</sup> Street," Application to Alter, Repair or Demolish, City of Los Angeles, Board of Public Works, Department of Buildings, Permit No. 3914, May 8, 1911.

<sup>&</sup>lt;sup>6</sup> "1276 West 29<sup>th</sup> Street," Application for the Erection of a Building of Class "D," City of Los Angeles Building Division, Department of Building and Safety, Permit No. 3669, March 22, 1933.

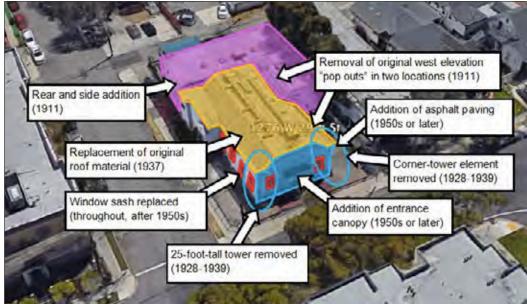
<sup>&</sup>lt;sup>7</sup> "1276 West 29<sup>th</sup> Street," Application to Alter, Repair, Move or Demolish, City of Los Angeles, Department of Building and Safety, Building Division, Permit No. 34943, October 22, 1937.

adaptive reuse project. Additionally, a wood canopy was added over the north façade main entrance after the Los Angeles Korean United Methodist Church vacated the building and was removed as part of the 2019 adaptive reuse project. Asphalt paving was also added surrounding the building after 1950. Alterations were made to the rear portion of building to accommodate a day care facility at the first floor in the south portion of building in 1962.<sup>8</sup>



Historic Sanborn Maps of Subject Property

<sup>&</sup>lt;sup>8</sup> "1276 West 29<sup>th</sup> Street," Application to Alter-Repair-Demolish and for Certificate of Occupancy, City of Los Angeles, Department of Building and Safety, Permit No. 5931, March 2, 1962.



## Diagram of Exterior Alterations (prior to 2019 adaptive reuse)

# 2019 Adaptive Reuse

The adaptive reuse project implemented in 2018-2019 involved rehabilitation and reuse of the existing building as a 7-unit apartment building.<sup>9</sup> The project was approved by the City in 2018 and subsequently implemented.<sup>10</sup> A Certificate of Occupancy was issued in 2019.<sup>11</sup>

As part of this project, at the exterior, the overall scale and mass of the existing building was retained. The original roof shape and triangular steeple were retained, but the cross was removed. Fenestration patterns at exterior walls of the front portion corresponding to the former sanctuary were retained and windows that had previously been altered were restored with new sash and glazing to match historic photographs. The non-historic canopy over the main entrance in the north facade was removed, though the historic entry sequence with stairs to the main entrance was retained and historic doors were restored based on other extant historic doors. The historic secondary entrance at the east elevation was retained with original doors repaired and reused. Stucco cladding was retained, repaired, and repainted. At the secondary elevations, the south and the southernmost part of the east elevations, modest architectural features, including new doors and windows, were added to define and allow access to rear residential spaces. The building was reroofed. New site features were added, including freestanding bike storage lockers positioned along the east elevation and bike racks along the north elevation. Landscaping was added, including trees and small shrubs and plantings borders the north, east, and south elevations.

At the interior, seven new apartment units were inserted within the interior of the original building (see floor plans below). A 1,813 square-foot addition was inserted in the existing building shell, with the construction of a second story within the building envelope of the former sanctuary space. The structure's original height of 24 feet five inches was maintained. The interior is now accessed by double-doors in the north façade leading directly into an apartment (Unit 2); the secondary entrance at the east elevation, leading into a hallway that accesses multiple apartments (Units 2, 3, and 7); and entrances at the south

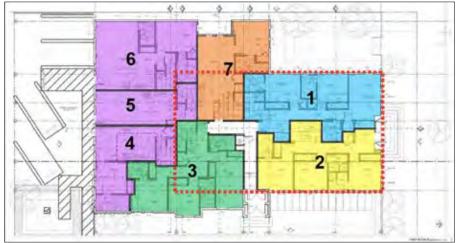
<sup>&</sup>lt;sup>9</sup> "2909 S. Orchard Avenue," Application for Building Permit and Certificate of Occupancy, City of Los Angeles, Department of Building and Safety, Permit No. 18016-30000-12774, November 15, 2018.

<sup>&</sup>lt;sup>10</sup> The City of Los Angeles issued a determination approving a Project Permit Compliance Review, Design Review, Certificate of Appropriateness, and a Waiver of Dedications and Improvements for the subject property on June 5, 2018. These project approvals were subsequently appealed to the South Los Angeles Area Planning Commission, which denied the appeal on September 8, 2018.

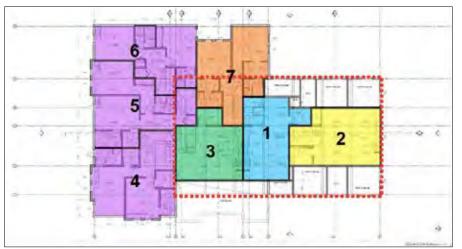
<sup>&</sup>lt;sup>11</sup> "2909 S. Orchard Avenue," Certificate of Occupancy, City of Los Angeles, Permit No. 18016-30000-12774, December 10, 2019.

elevation that lead directly into apartments (Units 4, 5, and 6). All units are two-stories and contain two or three bedrooms. Four of the units (Units 1, 2, 3 and 7) are located either wholly or partially in the former church sanctuary. Units 1 and 2 are located entirely within the former sanctuary at the north end of the building. Unit 3 is located in the southeast corner of the former sanctuary, with a portion at its first floor extending into the rear of the building, and its entire second floor situated within the former sanctuary. Unit 7 is located partially within the southwest corner of the former sanctuary and extends into the westerly wing of the building at first and second floors. The remaining three units (Units 4, 5, and 6) are located in the rear and westerly portions of the building formerly used as a day care and office, are accessed off the south elevation, and feature two-story configurations.

Units 1, 2, 3, and 7 all have high ceilings and/or high-volume spaces that allow the original volume of the sanctuary interior and early wood ceiling to be visible. These units each feature a unique layout. Units 1 and 2 have bedrooms on the ground floor that showcase high volumes and early wood ceilings, as well as stairs leading up to kitchens and common space on the second floor where the original sanctuary ceiling is visible. Unit 3 has bedrooms on the first floor and stairs accessing a kitchen and common space on the second floor, also with the original sanctuary ceiling visible. Unit 7 has a bedroom and a kitchen on the first floor and features a double-height stairwell emphasizing the tall volume of the former sanctuary, leading up to a second floor with bedrooms located in the westerly portion of the building.



First floor plan showing unit configuration in the implemented Project. Original sanctuary space depicted by dashed red line.



Second floor plan showing unit configuration in the implemented Project. Original sanctuary space depicted by dashed red line.

# **B. STATEMENT OF SIGNIFICANCE**

The subject property is significant for its association with the Korean American community in Los Angeles, as the first permanent home of the Los Angeles Korean United Methodist Church, which owned and occupied the building for about thirteen years, from 1945-1958.<sup>12</sup> SurveyLA identified the subject property as potentially eligible for this association and describes churches as the "defining elements of the [Korean American] community."<sup>13</sup> The Korean American community in Los Angeles was relatively small in the years following the close of World War II, with only 800 such residents at the time,<sup>14</sup> making the subject property one of the few gathering places for the community during this period. Whereas the Los Angeles Korean United Methodist Church had previously been unable to purchase its own property, and utilized space in other churches, post-World War II prosperity "opened new economic opportunities and financial gains that been unavailable in decades prior," and the purchase of the subject property underscored the improved circumstances of the Korean American population.<sup>15</sup> The SurveyLA historic context statement indicates the subject property is relatively rare as an intact example of an historical gathering place for the Korean American community during the post-World War II period. The context also establishes a framework for designation of religious properties associated with the Korean American population. Based on this information, the subject property appears to meet Criterion 1 as an historic structure in which the broad cultural, economic or social history of the nation state or community is reflected or exemplified, with a period of significance of 1945-1958, corresponding to the years the Los Angeles Korean United Methodist Church operated out of the subject property.

The aforementioned SurveyLA historic context statement includes a list of "known resources [that] may be eligible for designation under local, state, and/or federal programs" and provides the following statement of for the subject property:<sup>16</sup>

Founded by Florence Sherman, American missionary who lived in Korea from 1898-1900. Originally located at 1519 S Hill St. (1904-1912). The church provided housing, Sunday school, English language classes to Korean immigrants, and served as an employment agency. It is one of two longstanding Christian congregations in the Korean American community; it had been at several locations until the church at 1276 W. 29th St was purchased in 1945. This was the congregation's first permanent church. It is the primary social and cultural hub for second generation Korean Americans. In 1960 the congregation outgrew the 29<sup>th</sup> street location and moved to a newly built church at 4394 W. Washington Blvd. Then, outgrowing the Washington Blvd location, in 1968 the church moved to 1068 S. Robertson Blvd. Then in 1989 it moved to 7400 Osage Avenue in Westchester, where it remains today.

It should be noted the SurveyLA context for Korean Americans in Los Angeles was created as part of an initiative to prepare a National Register of Historic Places (National Register) Multiple Property Documentation Form (MPDF) and associated historic contexts for five Asian American communities in Los Angeles, of which the Korean American community is one. The MPDF form titled "Asian Americans in Los Angeles, 1850-1980" was listed in the National Register on January 4, 2019.<sup>17</sup>

<sup>&</sup>lt;sup>12</sup> The Los Angeles Korean Methodist Church moved out of the building in 1958 and sold the property to a new owner in 1959.

David Yoo and Hyung-ju Ahn, Faithful Witness: A Centennial History of the Los Angeles Korean United Methodist Church (1904-2000), Los Angeles Korean United Methodist Church, 2004: 133.

<sup>&</sup>lt;sup>13</sup> Page and Turnbull, Los Angeles Citywide Historic Context Statement: Korean Americans in Los Angeles, 1905-1980, prepared for: City of Los Angeles, Department of City Planning, Office of Historic Resources, August 2018: 35.

<sup>&</sup>lt;sup>14</sup> Page and Turnbull, 30.

<sup>&</sup>lt;sup>15</sup> Ibid.

<sup>&</sup>lt;sup>16</sup> Page and Turnbull, Appendix A: Korean American Known and Designated Resources, 6.

<sup>&</sup>lt;sup>17</sup> "Asian Americans Historic Contexts Published," City of Los Angeles, Office of Historic Resources, February 21, 2019,

https://preservation.lacity.org/news/asian-americans-historic-contexts-published, accessed December 16, 2019.

# Character-Defining Features

Character-defining features are the physical features that make a property significant. The subject property is intact from its period of significance, 1945-1958. The character-defining features listed below reflect the property's significance as a gathering place in the community, as opposed to being focused on architectural design or elements of religious history. As provided by the SurveyLA Historic Context Statement for Korean Americans in Los Angeles:

Generally, the architectural qualities of religious buildings associated with Asian Americans are less important factors in the evaluation under Criterion A.<sup>18</sup>

Character-defining features are as follows: *Exterior* 

- One-story stucco church
- Rectangular plan
- Spanish Colonial Revival style design
- Raised central entrance
- Symmetrical facade
- Flat roof with stepped parapet wall
- Prominent cross on the roof
- Two rear wings
- Dual entrance doors
- Multi-paned windows
- Absence of ornamentation
- Side entrance

# Interior

• Open plan and high-volume ceiling of former sanctuary

Character-defining features do not include the rear (south) portion of the building, as it does not strongly convey the history of the subject property as a gathering space and was historically utilitarian.

# Property History

As additional background information, the following provides a history of early ownership and tenants for the subject property, as well as a history of the Los Angeles Korean United Methodist Church, and relevant excerpts from the SurveyLA Historic Context Statement.

# History of Owners

The history of owners is primarily derived from historic map books of the Los Angeles County Assessor and chain of title for the property (included in Appendix L). The property was originally developed by a Baptist church. The earliest available ownership data from 1901 provides the property was owned by W.W. Tinker, founder of Orchard Avenue Baptist Church.<sup>19</sup> In 1917, Tinker transferred ownership to Orchard Avenue Baptist Church.<sup>20</sup> In 1928, title transferred to Southwest Baptist Church.<sup>21</sup> The property was owned by Baptist churches through at least 1931.<sup>22</sup> Subsequent owners through the early 1940s

<sup>&</sup>lt;sup>18</sup> Page and Turnbull, 55.

<sup>&</sup>lt;sup>19</sup> Los Angeles County Assessor Map Book No. 47, 1901-1909, sheet 13.

<sup>&</sup>lt;sup>20</sup> Los Angeles County Assessor Map Book No. 47, 1911-1920, sheet 15.

<sup>&</sup>lt;sup>21</sup> Los Angeles County Assessor Map Book No. 47, 1927-1939, sheet 216.

Some historical documents identify the church name as South West Baptist Church while others identify the name as Southwest Baptist Church. For consistency in this report, the church is called Southwest Baptist Church.

<sup>&</sup>lt;sup>22</sup> Los Angeles County Assessor Map Book No. 47, 1927-1939, sheet 216.

included: John D. Burnham,<sup>23</sup> W. W. Fisher,<sup>24</sup> Central Pentecostal Church,<sup>25</sup> and Your Gospel Church.<sup>26</sup> In 1945, the property was purchased by Los Angeles Korean Methodist Church,<sup>27</sup> which remained the owner and until 1959,<sup>28</sup> although it moved out of the building in 1958. In 1959, the property was sold to a primarily African American congregation, Greater True Light Baptist Church,<sup>29</sup> which remained the owner and tenant until selling the property to the current owner in 2017. Following is a list of known owners, with data based primarily based on historic map books of the Los Angeles County Assessor:

#### History of Tenants

The history of ownership and tenants are closely linked, though it was common for churches to share space with other congregations.<sup>30</sup> Following is a list of known tenants:

1895-1929: Orchard Avenue Baptist Church,<sup>31</sup> American Baptist Church,<sup>32</sup> First Presbyterian Church<sup>33</sup>

1932: Southern Baptist Church, Southwest Baptist Church, Roger Williams Baptist Church<sup>34</sup> 1934: Roger Williams Baptist Church; Victoria Hall Central Pentecostal Assembly<sup>35</sup>

1936-1938: Pentecostal Church<sup>36</sup>

1942: Central Pentecostal Church<sup>37</sup>

1945-1959: Korean Methodist Church; Methodist Churches of Southern California and Arizona<sup>38</sup> 1959-2017: Greater True Light Missionary Baptist Church<sup>39</sup> and Frederick Douglas Child Development Center<sup>40</sup>

### History of Los Angeles Korean Methodist Church

The Los Angeles Korean Methodist Church operated out of the building at the subject property for approximately thirteen years, from 1945-1958. The congregation grew out of the aforementioned Methodist Mission on Hill Street. In the 1930s, the congregation was reorganized as an entity of Methodist Episcopal Church, South. Over the ensuing years, the church rented space at different

<sup>24</sup> Ibid.

Los Angeles County Assessor Map Book No. 971, 1952-1956, sheet 16.

<sup>29</sup> Los Angeles County Assessor Map Book No. 971, 1957-1961, sheet 16.

<sup>30</sup> Los Angeles City Directory, 1895: 34.

"Two Congregations: Formal Division of the First Presbyterian Church," Los Angeles Times, May 8, 1895:10.

"That Church Fight: One Side of It is Officially Explained," Los Angeles Times, July 7, 1895: 21.

"That Unlucky Site: Appeal From the First Presbyterian Church," Los Angeles Times, April 10, 1895: 12.

<sup>31</sup> Los Angeles City Directory, 1906: 427.

Los Angeles City Directory, 1920: 1687.

Los Angeles City Directory, 1929: 2884.

<sup>32</sup> 1907 Sanborn Map.

<sup>33</sup> First Presbyterian Church appears to have only operated out of the subject property on a temporary basis while building a new church facility.

Los Angeles City Directory, 1895: 34.

Los Angeles City Directory, 1900: 580.

<sup>34</sup> Los Angeles City Directory, 1932: 1091, 2275, and 2574.

<sup>35</sup> Los Angeles City Directory, 1934: 1713, 1796, and 2486.

<sup>36</sup> Los Angeles City Directory, 1936: 1425.

Los Angeles City Directory, 1938: 1611.

<sup>37</sup> Los Angeles City Directory, 1942: 467
 <sup>38</sup> Los Angeles City Directory, 1956: 944.

1950, 1960, and 1966 Sanborn Maps.

<sup>39</sup> Los Angeles City Directory, 1960: 993.

Los Angeles City Directory, 1969: 219.

<sup>40</sup> Los Angeles City Directory, 1973: 429.

Los Angeles City Directory, 1987: 458.

<sup>&</sup>lt;sup>23</sup> Ibid.

<sup>&</sup>lt;sup>25</sup> Ibid.

<sup>&</sup>lt;sup>26</sup> "Building Projects Listed," Los Angeles Times, December 20, 1931: F3.

Los Angeles County Assessor Map Book No. 47, 1939-1946, sheet 216.

<sup>&</sup>lt;sup>27</sup> Los Angeles County Assessor Map Book No. 971, 1947-1951, sheet 16

<sup>&</sup>lt;sup>28</sup> Other owners listed in historic map books of the Los Angeles County Assessor during this period include: Los Angeles Missionary and Church Extension Society of the Methodist Church.

locations. In 1931, the church operated out of an African American Seventh-Day Adventist Church,<sup>41</sup> while in the mid-1930s, the church was located at 1016 West Jefferson Boulevard.<sup>42</sup> By 1942, the church had moved again and was located at 1225 West Jefferson Boulevard.<sup>43</sup> In 1943, the church moved into the facility of the Normandie Street Japanese Methodist Church in downtown Los Angeles, which was available "because of the incarceration of Japanese Americans along the West Coast during World War II."<sup>44</sup> The Los Angeles Korean Methodist Church soon needed to move yet again "when Japanese Americans made their way back to the West Coast as the war came to a close."<sup>45</sup> After substantial struggle to raise the necessary funds, in 1945, the church purchased and moved into its first permanent home at the subject property. The church held its first service in the building on June 3, 1945.<sup>46</sup>

There were few articles published in the *Los Angeles Times* referencing the church's history. In 1950, an article was written about a fundraiser for "renovation and redecoration" of the church by the Women's Society of Christian Service (WSCS).<sup>47</sup> The specific nature of the renovation and redecoration was not described. In 1954 the Children's Choir from Korea was hosted at the church while "touring the United States in support of the campaign of the American-Korean Foundation, which [was] seeking \$100,000,000 to aid needy Koreans."<sup>48</sup>

Reverend Key Hyung Chang assumed leadership in 1941 and was notable as the congregation's first bilingual pastor. Additionally, he wrote articles for the Korean American newspaper, *Tok-lip*, in which he advocated for "Korean independence and the need for revolutionary thinking."<sup>49</sup> He also spoke to several different local community groups about concerns of the Korean population during wartime, as well as on issues of Korean culture and independence. Pastor Key Hyung Chang left the church in 1947. Associate Pastor Victor Peters served the congregation from 1944-1956, Pastor Ha-tai Kim from 1947-1949, and Pastor Henry Chang-hee Oh from 1949-1953.<sup>50</sup>

Following the end of the Korean War in 1953, the congregation grew. The 1950s were "an extended period of change with an underlying stability," marked by the "arrival of Rev. Young Yong Choi in 1953," which began "ministry to the congregation and community that would last twenty-eight years."<sup>51</sup> Choi remained a church pastor until 1981. Due to the church's growth during Choi's tenure, the congregation decided to move. The Los Angeles Korean Methodist Church vacated the building in 1958 and sold the property to a new owner in 1959. It then constructed a new building at Washington Boulevard and Virginia Road (extant). The new church was completed in 1960.<sup>52</sup> The period that followed marked the notable "transition from an older immigrant and second-generation church to a new immigrant church," and "created perhaps the most fundamental shift in the history of the church."<sup>53</sup>

<sup>46</sup> Yoo and Ahn, 111-112.

 <sup>&</sup>lt;sup>41</sup> Katherine Yungmee Kim, *Images of America: Los Angeles's Koreatown*, Charleston: Arcadia Publishing, 2011: 42-43.
 <sup>42</sup> The Korean Methodist and Presbyterian churches appear to have been the only Korean churches in Los Angeles in the 1930s. The Korean Presbyterian Church was located at 1545 W 35<sup>th</sup> Place in the 1930s.

Los Angeles City Directory, 1934: 960.

Los Angeles City Directory, 1939: 1181.

<sup>&</sup>lt;sup>43</sup> Los Angeles City Directory, 1942: 2710.

<sup>&</sup>lt;sup>44</sup> David K. Yoo, *Contentious Spirits: Religion in Korean American History, 1903-1945, Stanford University Press, 2010, Kindle Version, Location 1602, 1613.* 

<sup>&</sup>lt;sup>45</sup> David K. Yoo, *Contentious Spirits: Religion in Korean American History*, 1903-1945, Stanford University Press, 2010, Kindle Version, Location 1602, 1613.

<sup>&</sup>lt;sup>47</sup> "Bazaar Set by Korean Church Unit," Los Angeles Times, August 18, 1950: B1.

<sup>&</sup>lt;sup>48</sup> "Korea Child Choir to Pay Church Visit," Los Angeles Times, June 13, 1954: 17.

<sup>&</sup>lt;sup>49</sup> Yoo and Ahn, 106-108.

<sup>&</sup>lt;sup>50</sup> Yoo and Ahn, 208-209.

<sup>&</sup>lt;sup>51</sup> Yoo and Ahn, 152.

<sup>&</sup>lt;sup>52</sup> Yoo and Ahn, 133.

<sup>53</sup> Yoo and Ahn, 152.

In 1968, the church outgrew its Washington Boulevard facility and merged with Robertson Methodist Church, moving to a building at 1068 South Robertson.<sup>54</sup> Following was "a period of settled life after so many years of relocations."<sup>55</sup> However, the church moved again in the 1980s, as city directories from 1987 include listings for the First Korean United Methodist church of Los Angeles at 501 N. New Hampshire Avenue,<sup>56</sup> and also for the Korean Methodist Church of America at 133 S. Avenue 56.<sup>57</sup> In 1989, the Los Angeles Korean Methodist Church moved to 7500 Osage Avenue, where it is currently located.<sup>58</sup>

## Historic Context Statement for Korean Americans in Los Angeles

The following includes the relevant sections of the SurveyLA historic context statement for Korean Americans in Los Angeles, covering the time period when the church owned the subject property:<sup>59</sup>

# World War II and Its Aftermath, 1942-1950

Immediately following the Japanese attack on Pearl Harbor on December 7, 1941, and the subsequent declaration of war by the United States, the Korean community mobilized. Korean Americans of military age throughout the U.S. enlisted to serve, including Captain Young Oak Kim, a second-generation Korean American raised in Los Angeles. Captain Kim became an officer in the army and led a unit of Japanese American soldiers during the war. Older men, unable to serve, worked in manufacturing and construction to further the war effort, Korean American women volunteered for the Red Cross, and those who spoke Japanese were invaluable to the intelligence community as translators. In Los Angeles specifically, a Korean National Guard unit was established and incorporated into the California National Guard. Called the Tiger Brigade (Manhokun) and drilling outside the Exposition Park Armory, the unit consisted of approximately one fifth of the entire Korean population of Los Angeles, or 109 enlistees from a community of around 500.

While these unrestrained contributions to the war effort were undoubtedly rooted in a sense of American patriotism, particularly for second-generation Korean Americans, it is impossible to separate the influence of the Korean political organizations and support for the Korean independence movement. Many members of the community saw a long-awaited opportunity for a Korea free from Japanese occupation. Shortly after the attack on Pearl Harbor, high-ranking members of the KNA gathered at the headquarters in Los Angeles to discuss the events. A series of resolutions were issued:

- 1. Koreans shall promote unity during the war and act harmoniously.
- 2. Koreans shall work for the defense of the country where they reside and all those who are healthy should volunteer for National Guard duty. Those who are financially capable should purchase war bonds, and those who are skilled should volunteer for appropriate duties.
- 3. Koreans shall wear a badge identifying them as Koreans, for security purposes.

These resolutions reflect the leading role of the Korean independence movement within the broader context of the Korean American experience, and the common misidentification with other, larger Asian ethnic groups that became problematic with the fervent anti-Japanese sentiments of the day. Although many in the Korean community were not U.S. citizens and

<sup>&</sup>lt;sup>54</sup> Yoo and Ahn, 140; 145.

<sup>&</sup>lt;sup>55</sup> Yoo and Ahn, 149.

<sup>&</sup>lt;sup>56</sup> Los Angeles City Directory, July 1987: 265.

<sup>&</sup>lt;sup>57</sup> Los Angeles City Directory, July 1987: 71.

<sup>&</sup>lt;sup>58</sup> Yoo and Ahn, Faithful Witness, 149.

<sup>&</sup>lt;sup>59</sup> Page and Turnbull, 28-38.

technically subjects of the Japanese Empire, the United States government recognized the that Korea was an occupied territory and issued Military Order No. 45 stating that Koreans were exempted from the enemy alien status attributed to Japanese Americans.

On March 8, 1942, a ceremony and parade were held in Pershing Square as a Korea Day celebration. Many dressed in traditional Korean costumes participated in the event, which coincided with the sale of war bonds at the War Memorial Hall, located on the western end of the park. Other ceremonies that linked Korean independence and the wartime American experience were held, including a military parade through Downtown Los Angeles that culminated with a ceremony at City Hall honoring the Korean flag. Hundreds of Korean Americans participated in and attended the festivities as Mayor Fletcher Brown raised the flag and the Tiger Brigade and U.S. Army bands played the national anthems of both countries.

The increase in economic activity during World War II had resounding impacts on the Korean American community. Unprecedented demand for goods and labor, all driven by the war effort, opened new economic opportunities and financial gains that been unavailable in decades prior. Initially, demand for agricultural production and the shortage in labor spurred the restoration of agricultural jobs for many Korean Americans in Southern California. This created wholesale commercial success for Koreans in Los Angeles, similar to that of the 1920s. Korean-owned businesses started to experience greater success, and wages for those Korean Americans provided a new level of earning and saving power. The result was increased investment and creation of new and diversified Korean-owned businesses, as well as greater home ownership, though through the names of the American-born second generation as foreign-born, non-citizens still could not own property.

In the years following World War II, the Korean American community of Los Angeles was still small with about 800 residents, in a much more established social and financial position than ever before. In April 1943, the Korean American Times (Puk Mi Sibo), a Korean language newspaper, started publishing in Los Angeles by the Los Angeles branch of the Dong Ji Hoi, likely at their location on 2716 Ellendale Place. The Korean Methodist Church finally purchased a permanent home, the former Swedish Lutheran Church at 1276 West 29th Street at Orchard Street, in 1945 (extant/altered). Though they remained at the building for only fifteen years, the church at 29th Street and Orchard marked an important milestone for the nomadic church and was a point of pride that reflected the congregation's improved circumstances.

The aftermath of the war also had socio-political implications for the community. The long established Korean independence movement and the dozens of organizations associated with its promotion were involved in the formation of a new government in Korea. With the establishment of the Republic of Korea in 1948, led by Syngman Rhee as president, the Korean independence movement's prominence faded in the Los Angeles community. Many who had come to Los Angeles as students or religious leaders in the community moved back to Korea to participate in the founding of the new republic. Although removed from their country of origin for decades, the Korean Americans brought back both the religious and national institutions that had been fundamental cornerstones of the Korean American community. These experiences allowed many to contribute to the rebuilding of the Republic of Korea. In 1948, a consulate for the Republic of Korea was established in Los Angeles with Whui Sik Min appointed consul general, and served as a hallmark of the new republic at the time.

#### Korean War and the Second Wave, 1950-1965

On June 25, 1950, the onset of the Korean War embroiled both the United States and the Korean peninsula in a renewed conflict. The clash was a tragic byproduct of World War II, one that

divided the peninsula and families in an arbitrary fashion. Against the backdrop of the Cold War, the communist backed Northern forces fought the Southern forces supported heavily by several Western countries.

Though many Koreans living in Los Angeles did not take sides, there was tension between those who supported Syngman Rhee's new government in South Korea and those who supported the communist government in North Korea. Several members of the Los Angeles Korean community even made their way to North Korea by way of Czechoslovakia. The Korean Independence News was an anti-Rhee newspaper published in Los Angeles at 1350 West Jefferson Boulevard between 1943 and 1952 distributed to Canada, Mexico, Cuba, Great Britain, the Soviet Union and China.

On July 27, 1953, the armistice between the warring parties was signed, effectively ending the Korean War. The peninsula was devastated with the conflict unresolved. North and South solidified along the agreed upon boundaries, almost unchanged from the start of the conflict. The Korean American community across the United States funded relief efforts to ease the suffering on the peninsula. Orphan children, displaced by the conflict, became the first immigrants from Korea to the United States since the 1920s, many of whom arrived in Los Angeles. Returning U.S. servicemen from the Korean War brought Korean brides with them. These women arrived in small numbers and were often separated from the established Korean American community by circumstance. Students from South Korea also started to make their way to the United States in the years after World War II and the Korean War. One was architect Ki Suh Park, who arrived in 1953 to study at East Los Angeles College.

He earned his bachelor's degree at UC Berkeley in 1957 and later a graduate degree in architecture and city planning from MIT. In 1961, he was hired at the architecture firm Gruen Associates in Los Angeles, where he became a partner in 1972 and managing partner in 1981. Approximately 14,000 Koreans arrived in the United States between 1950 and 1965. This second wave of immigration was aided by scaled-back immigration laws in the 1950s that allowed entire Korean families to claim refugee status. The arrival of refugees in Los Angeles was met by the established Korean American community with unwavering support.

In addition to the new wave of immigration, the Korean community in Los Angeles was undergoing other changes. In 1952, the Immigration and Nationality Act (also known as the McCarren-Walter Act) was passed, which relaxed the limits on immigration from certain Asian countries. Several court cases in the late 1940s and early 1950s challenged discriminatory racial covenant laws that barred Asian Americans from living in certain neighborhoods. Lawsuits brought by two Asian Americans in Los Angeles, Tommy Amer of Chinese heritage and Yin Kim of Korean heritage, were among the legal cases that helped to end housing segregation. In 1947, Kim, a second-generation Korean American dentist, and his wife purchased a house at 1201 South Gramercy Place in Arlington Heights, a neighborhood with enforced racial covenants. The Kims quietly moved in during escrow to avoid an injunction that would have prevented them from occupying the property. Once the sale closed, they were served with the injunction to vacate, which they challenged in court; they remained in the house as the lawsuit progressed. Although the Kim and Amer cases ultimately were not among the ones chosen by the United States Supreme Court to deliberate on the issue of racial covenants, they were accepted for review by the Court in 1947 as examples of how the restrictive covenants affected other nonwhite groups in addition to African Americans.

This shift towards desegregation resulted in many Korean Americans moving from the previous concentration around Jefferson Boulevard between Western and Vermont Avenues (later known

as Old Koreatown) to middle class neighborhoods in Los Angeles and the surrounding cities. For the most part, the nucleus of the Korean American community expanded north and west, signaling the eventual creation of the later Koreatown. Some also moved further west to the Westside and over the Hollywood Hills to the San Fernando Valley.

The emphasis of political groups within the Korean American community was also shifting. With the establishment of the Republic of Korea in South Korea in 1948, the independence political organizations and associations that had been steady fixtures in the Korean American community began to decline in significance. During the post-war years, Korean American organizations became increasingly focused on cultural, religious, and professional developments. The Dong Ji Hoi continued to support Syngman Rhee, who had become president of Republic of Korea. When Rhee was ousted from power by a student uprising in 1960, his political party, and the Dong Ji Hoi as part of it, became virtually defunct. It still had offices in Hawaii and in Los Angeles. Under the leadership of Leo Song, co-owner of the produce wholesaler K&S Company and considered a successor to Rhee, it reorganized with different principles. The Mugunghwa School (also known as the Korean School of Southern California) began operating from the Dong Ji Hoi building at 2716 Ellendale Place beginning in 1973.

Korean churches continued to be defining elements of the community. On April 5, 1957, a Baptist church was established in Los Angeles by Reverend Dong-Myong Kim and his wife Ee-Sook (Esther) Ahn. By 1964, the Berendo Street Baptist Church was located at 1324 South Berendo Street (extant/altered), just south of Pico Boulevard and west of Vermont Avenue. It was the second Korean Baptist church established in the United States, and quickly grew to one of the largest Korean churches in Los Angeles. By 1977, the church moved down the street to 975 South Berendo Street, while a different congregation, the Korean Evangelical Nah Sung Church, occupied the church at 1324 South Berendo Street (extant/altered).

The Korean Methodist Church, having finally established a permanent home at 1276 W. 29th Street in 1945, constructed a new, modern church at 4394 Washington Boulevard at Virginia Road in 1960. The congregation, consisting of the increasingly older first wave immigrants and their English-speaking second-generation adult children, outgrew its space as it gained members from the second wave of Korean immigrants. At its new location, it shifted to cater more and more to immigrants.

New institutions aimed at the preservation and proliferation of Korean culture and identity were also founded during this period. On June 30, 1958, the KNA opened a new language school at their headquarters on Jefferson Boulevard, which had afterschool and summer programs for both boys and girls over six years old. The KNA continued to promote Korean culture in the community, as well as Korean unity, although the political leanings of the prior decades became less integral to its mission. The American Korean Civic Organization was founded by Dr. Charles Yoon in 1962 to serve the second generation that might feel excluded from established community organizations like the KNA. It was located at 4328 Don Diablo Drive at a residential property in Baldwin Hills. In 1963, the Korean Community Center was dedicated at the former Danish Hall at 1359 West 24th Street (extant/altered). A group led by Leo Song (of K&S Company and the Dong Ji Hoi), (Charles) Ho Kim, Won-yong (Warren) Kim, and Hyung-soon raised funds to purchase the gathering space, which had already hosted some events for the Korean community.

Economically, the Korean American community in Los Angeles was becoming increasingly affluent. Many second-generation members fluent in English had been educated in post-secondary institutions in the Los Angeles area and elsewhere. The professional barriers that had

been in place decades before were starting to fade as more Korean Americans entered whitecollar occupations. The Korean Community of Southern California Year Book 1964, published as a directory for and about the Korean community, listed one architect (David Hyun of Hyun & Whitney Architects at 2301 Hyperion Avenue), two attorneys, three dentists (including Dr. Yin Kim who had challenged the racial covenants at his Arlington Height home), two insurance agents, and two clinical doctors.

A notable business to start in this period was Phil Ahn's Moongate restaurant at 8632 Van Nuys Boulevard in Panorama City. Opened in 1955 by actor Philip Ahn and his sister Soorah, the Moongate was a family business owned and operated by the children of Chang Ho Ahn and their extended family. Many family members had moved to the San Fernando Valley in the postwar years. As with earlier restaurants, the Korean-owned business served Chinese (Cantonese) food rather than Korean food, especially as it was located in a neighborhood with few Korean residents. Philip had gained enough recognition in Hollywood that including his name was an asset to the restaurant.

The Moongate restaurant was designed by noted Los Angeles architecture firm Armet & Davis with Mid-Century Modern and Asian Eclectic architectural elements. This included a circular moongate feature at the front façade and a neon sign in Asian-style font. The restaurant was a success, and Philip Ahn was made the honorary mayor of Panorama in 1962. An addition and renovations that tripled its size to seat 300 was completed in 1964 while still under the Ahns' ownership. Lou and Cliff Sawyer of Palm Springs, a husband and wife interior design team, did the interior and exterior design of the addition and renovation. The Sawyers were known for their work on restaurants, including the Polynesian-themed Don the Beachcomber in Palm Springs and Pago Pago in Long Beach. The remodel was "a blend of Chinese and South Pacific," which incorporated the circular moongate motif at the expanded front façade and added Chinese lions, or Foo dogs, at the roofline. The renovation also altered or eliminated some of original Mid-Century Modern features. The Moongate remained open until 1990, after which the building housed other businesses. It became La Sierra, a Mexican nightclub.

Gradually, the Korean War brought greater awareness of a distinct Korean identity to the mainstream, and businesses started to embrace their Korean roots. The House of Korean Arts was a gift shop managed by Henry S.G. Song and Marie Song Lee that specialized in selling goods made and imported from Korea. Established by 1955, the store was located at 4332 Degnan Boulevard in Leimert Park Village by 1964. The first restaurant in Los Angeles that specifically served Korean cuisine was Korea House at 2731 West Jefferson Boulevard (extant/altered). Opened by Francis Lewe in 1965, it appears to have moved to 1540 North Cahuenga Boulevard in Hollywood in 1970.

In 1961, the Korean Chamber of Commerce of California was organized and established in Los Angeles at 1205 West Jefferson Boulevard (not extant). It was headed by Frank Ahn, who oversaw the efforts to promote Korean American commercial interests. By 1977, the Korean Chamber of Commerce of Southern California was located at 981 South Western Avenue near Olympic Boulevard in a commercial office building owned by the Korean Association of Southern California.

This economic proliferation extended to further civic engagement. In 1960, Alfred Song became the first Korean American to serve on a local city council when he was elected as a councilmember for the nearby City of Monterey Park. Born in Hawaii, Song was the son of Korean plantation workers. He moved to Los Angeles to attend USC for undergraduate studies, and eventually law school, following his enlistment in the Air Force during World War II. He was one of the two attorneys listed in the 1964 Year Book, with his law office noted as at 608 South Hill Street in Downtown. He was later elected to the State Assembly in 1962, and State Senate in 1966—the first Korean American to hold these positions.

The following describes SurveyLA's relevant eligibility requirements for religious properties:<sup>60</sup>

#### Property Types Associated with Religion and Spirituality

*Description:* Property types associated with religion and spirituality are common to all contexts and comprise one of the largest groups of historic resources identified under this MPDF.<sup>61</sup> They include individual buildings as well as religious campuses with multiple buildings, which, in addition to churches and temples, house living quarters, schools, and community and sports activities. Campuses may be evaluated as historic districts. The oldest Asian American religious buildings in Los Angeles are primarily associated with the early settlement period of Chinese, Japanese, and Korean communities and are located in areas discussed in the contexts including Chinatown, Little Tokyo, Boyle Heights, South Jefferson, and Sawtelle. Property types also comprise cemeteries, including Evergreen Cemetery in Boyle Heights.

Specific property types include churches that served a variety of Christian congregations (Presbyterian, Methodist, Baptist, Episcopal, and Catholic, among others). These church buildings, were often originally constructed by and for other congregations, and subsequently used as churches for Asian American congregations, while others were purposes built. It was common for congregations to move locations over time, first renting and then purchasing or constructing new buildings. For this reason, many church locations date from the postwar period although congregations may have been established much earlier. In addition, many religious campuses were expanded over time with new larger buildings replacing the earlier ones. Some church properties were founded by non-Asians as part of local Christian missions, particularly in the prewar period. An intact early example is the Saint Francis Xavier Church and School at 222. S. Hewitt Street, a rare example of a religious facility specifically constructed by the Catholic Church to serve the Japanese community (1921-1939). Later churches include the Korean Presbyterian Church (since 1938) and the Filipino Christian Church (since 1950), the oldest Filipino serving church in the U.S. Christian churches were generally designed in architectural styles of their period of construction. Size, massing, and form vary over time. Most extant churches have undergone some degree of alterations over time.

Property types also include purpose-built temples, mostly Buddhist. Most date from 1930s and later and are designed in the Asian Eclectic style. The Koyasan Buddhist Temple (Koyasan Beikuku Betsuin) in Little Tokyo is one of the oldest continually operating Buddhist sects in Los Angeles, dating to 1912. The temple dates to 1940. While many second- and third-generation Chinese Americans practiced Christianity, local benevolent associations also served religious or spiritual functions for those who continued traditional practices of Taoism, Buddhism, or Confucianism. Benevolent association buildings frequently included shrines on the second floor and were also used for instruction of children in religious practices. One example is the Kong Chow Temple in New Chinatown, which is located on the second floor of the Kong Chow Benevolent Association. Another example is the Chinese Confucius Temple School, established by the Chinese Consolidated Benevolent Association (1952) to provide Chinese language instruction with the tenets of Confucianism. The more recent Wat Thai temple (1979) in the San Fernando Valley is the largest Thai Theraveda Buddhist temple in the United States.

<sup>&</sup>lt;sup>60</sup> Page and Turnbull, 56-57.

<sup>&</sup>lt;sup>61</sup> MPDF refers to the aforementioned National Register of Historic Places Multiple Property Documentation Form titled, "Asian Americans in Los Angeles, 1850-1980."

*Significance:* Religious properties associated with Asian Americans in Los Angeles may be eligible for listing in the National Register under Criterion A at the local, state, or national level of significance. Associated areas of significance include Ethnic Heritage: Asian, Religion, Community Planning and Development, and Social History.

Religious buildings and institutions provided spiritual support for Asian Americans, and served as social and cultural hubs in the community in which they were located. Many offered new immigrants basic social services as well as housing, language classes, and employment counseling. Some also featured recreational facilities, meeting rooms for clubs and other organizations, and sponsored activities such as dances and school programs for local children. They also represented springboards for community leadership, business networks, and civil rights activism. For the Japanese community, properties associated with religion and spirituality may have also played a role in safekeeping possessions during incarceration and providing assistance or temporary housing following their return until about 1947.

Many individuals associated with religion and spirituality emerged as community leaders. Under Criterion B, a resource may also be significant for its association with an individual. Some religious buildings may also be significant under Criterion C, as excellent examples of the Asian Eclectic style or other styles of their period of construction.

#### Registration Requirements:

- May be important for its association with numerous historic personages for the cumulative importance of those individuals to the community
- May reflect the changing demographics of a Los Angeles neighborhood
- May represent a significant event or movement in the social history

### CONCLUSION

The subject property is eligible for designation as a City of Los Angeles Historic-Cultural Monument under Criterion 1, as it exemplifies significant contributions to the broad cultural, economic, or social history of the city. It is significant for its association with the Korean American community in Los Angeles, as the first permanent home of the Los Angeles Korean United Methodist Church, which owned and occupied the building for about thirteen years, from 1945-1958, and as a relatively rare and intact example of an historical gathering place for the Korean American community during the post-World War II period. SurveyLA identified the subject property as potentially eligible for this association and provides a framework for evaluation of significance and designation of religious properties associated with the Korean American population.

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- "1276 West 29<sup>th</sup> Street," Application to Alter, Repair or Demolish, City of Los Angeles, Board of Public Works, Department of Buildings, Permit No. 3914, May 8, 1911.
- "1276 West 29<sup>th</sup> Street," Application to Alter, Repair or Demolish, City of Los Angeles Building Division, Department of Building and Safety, Permit No. 11211, May 14, 1930.
- "1276 West 29<sup>th</sup> Street," Application for the Erection of a Building of Class "D," City of Los Angeles Building Division, Department of Building and Safety, Permit No. 3669, March 22, 1933.
- "1276 West 29<sup>th</sup> Street," Application to Alter, Repair, Move or Demolish, City of Los Angeles, Department of Building and Safety, Building Division, Permit No. 34943, October 22, 1937.
- "1276 West 29<sup>th</sup> Street," Application to Alter-Repair-Demolish and for Certificate of Occupancy, City of Los Angeles, Department of Building and Safety, Permit No. 5931, March 2, 1962.
- "1276 West 29<sup>th</sup> Street," Application to Alter-Repair-Demolish and for Certificate of Occupancy, City of Los Angeles, Department of Building and Safety, Permit No. 9147, November 24, 1965.
- "1276 West 29<sup>th</sup> Street," Application to Alter-Repair-Demolish and for Certificate of Occupancy," City of Los Angeles, Department of Building and Safety, Permit No. 44528, April 19, 1967.
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Los Angeles City Directory, 1934: 960.

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Los Angeles City Directory, 1942: 2710.

Los Angeles City Directory, July 1987: 265.

Los Angeles City Directory, July 1987: 71.

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Environmental Data Resources, Inc., "1276 W. 29<sup>th</sup> Street, Los Angeles, CA 90007," Aerial Photo Decade Package, prepared June 26, 2017.

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Los Angeles County Assessor Map Book No. 47, 1901-1909, sheet 13.

Los Angeles County Assessor Map Book No. 47, 1911-1920, sheet 15.

Los Angeles County Assessor Map Book No. 47, 1927-1939, sheet 216.

Los Angeles County Assessor Map Book No. 47, 1939-1946, sheet 216.

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Los Angeles County Assessor Map Book No. 971, 1952-1956, sheet 16.

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### **Survey Documents**

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- R. Iredale, Bureau of Engineering, Los Angeles, "Greater True Light Missionary Baptist Church, 1276 W. 29<sup>th</sup> Street," Historic Resources Inventory Form, State of California – The Resources Agency, Department of Parks and Recreation, 1982, rev 1983.

Date	Permit No.	Work	Owner	Architect	Contractor	Valuation
5/8/1911	3914	Construct L-shaped, 28x65-	Orchard	William	William	\$3,000.00
		foot and 6x32-foot rear	Avenue	Neely	Neely	
		addition to serve as Sunday	Baptist	-	-	
		school room and church,	Church			
		with a shingle roof; cut into				
		existing building; dig a				
		$12x14, 6\frac{1}{2}$ -foot-deep cellar.				
5/14/1930	11211	Cut in door 3x7, building	Roger	None	L.W. Smith	\$35.00
		landing 4x6 with steps	Williams			
		leading to ground, by order	Baptist			
		of Fire Department.	Church			
3/22/1933	3669	Construct one-story 18x20-	Reverend	None	Illegible	\$90.00
		foot private garage building	Fisher		-	
		at rear of property.				
10/22/1937	34943	Make repairs, including to	W.W.	None	M. Lund	\$4,000.00
		the rear and side sections of	Fisher		and Son	
		building. Replacement of				
		roof and work to [rebuild]				
		auditorium from floor up.				
3/2/1962	5931	Alterations and change of	Reverend	None	None	\$1,040.00
		occupancy for new 600	Oscar			
		square-foot day care facility.	Johnson			
11/24/1965	9147	Permit to comply with	Reverend	None	Owner	\$1,800.00
		mandatory requirements.	Oscar			
			Johnson			
4/19/1967	44528	Change of occupancy	Reverend	None	Owner	\$800.00
		inspection.	Oscar			
			Johnson			

# APPENDIX A: TABLE OF BUILDING PERMITS

### ATTACHMENTS

- A: Current maps and aerials
- **B:** Historic maps and aerials
- C: Current photographs taken in 2019
- **D:** Photographs taken in 2017 prior to adaptive reuse project
- **E:** Historic photographs
- **F:** Building Permits
- G: ZIMAS Parcel Profile Report
- H: Prior Survey
- I: Newspaper Articles
- J: Book Excerpts
- **K:** City Directories
- L: Chain of Title
- M: SurveyLA Historic Context





Attachment A: Current Maps and Aerials



**Map 1:** Location map, subject property indicated at center (Source: Google Earth)

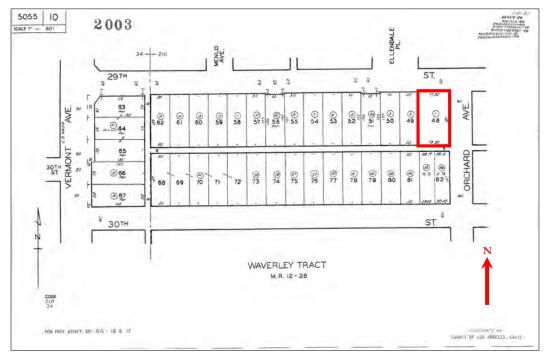


Map 2: Detail of location map, subject property outlined in red (Source: Google Earth)

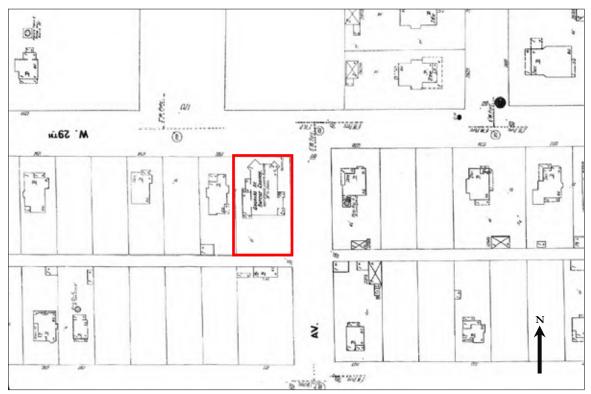
#### Attachment A: Current Maps and Aerials



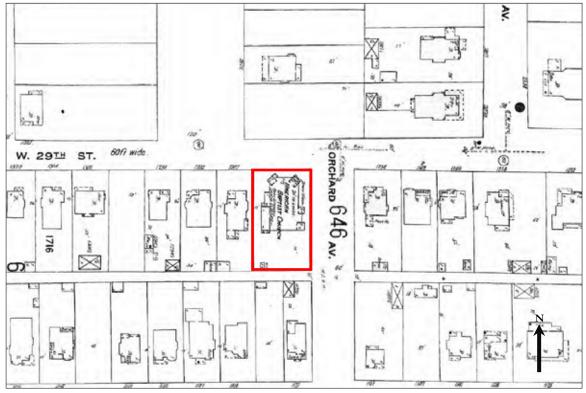
Map 3: Location map, subject property in yellow (Source: Los Angeles County Assessor)



Map 4: Parcel map, subject property in red (Source: Los Angeles County Assessor)

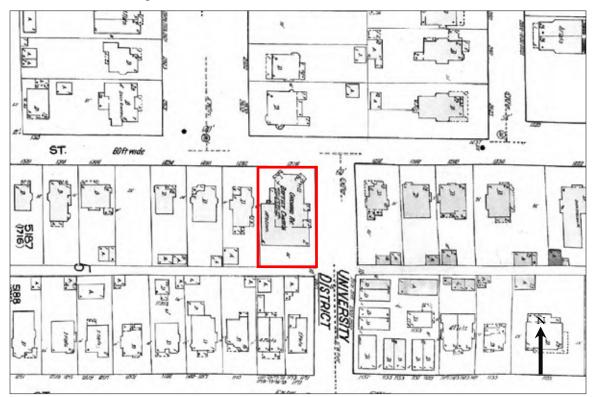


Sanborn Map 1: 1900, subject property outlined in red (Source: Environmental Data Resources, Inc.)

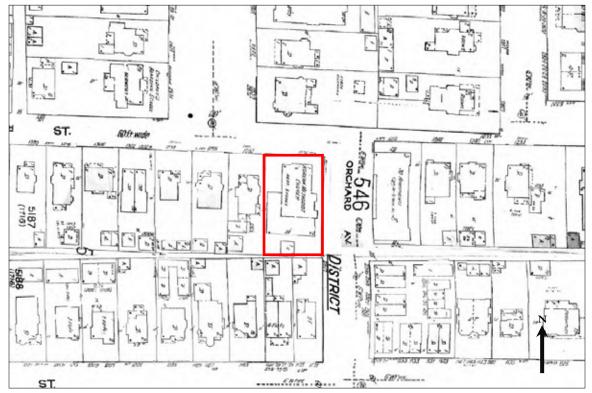


Sanborn Map 2: 1907, subject property outlined in red (Source: Environmental Data Resources, Inc.)

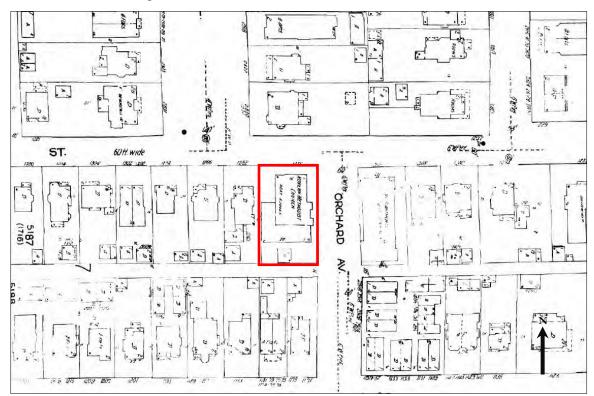
<sup>2909</sup> S. Orchard Avenue, Los Angeles, California



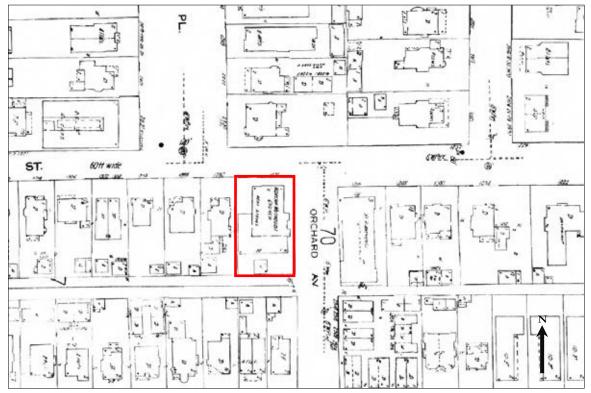
Sanborn Map 3: 1922, subject property outlined in red (Source: Environmental Data Resources, Inc.)



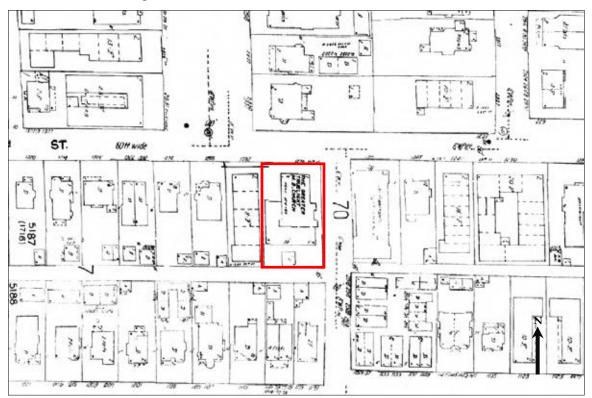
Sanborn Map 4: 1950, subject property outlined in red (Source: Environmental Data Resources, Inc.)



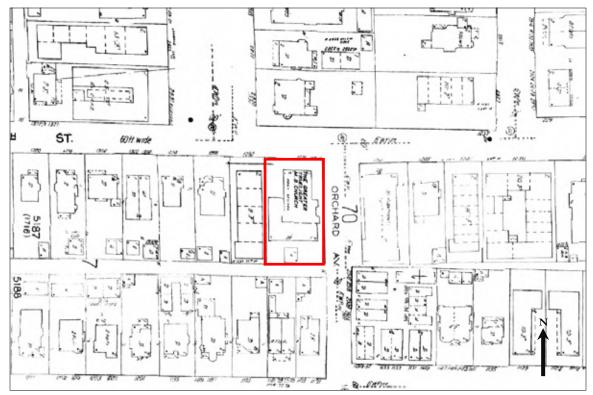
Sanborn Map 5: 1955, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Sanborn Map 6: 1960, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Sanborn Map 7: 1966, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Sanborn Map 8: 1970, subject property outlined in red (Source: Environmental Data Resources, Inc.)

<sup>2909</sup> S. Orchard Avenue, Los Angeles, California



**Historic Aerial 1:** 1939, subject property outlined in red (Source: Air Photo Archive, University of California, Los Angeles)



Historic Aerial 2: 1923, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Historic Aerial 3: 1928, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Historic Aerial 4: 1938, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Historic Aerial 5: 1948, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Historic Aerial 6: 1952, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Historic Aerial 7: 1954, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Historic Aerial 8: 1964, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Historic Aerial 9: 1977, subject property outlined in red (Source: Environmental Data Resources, Inc.)



Historic Aerial 10: 1989, subject property outlined in red (Source: Environmental Data Resources, Inc.)



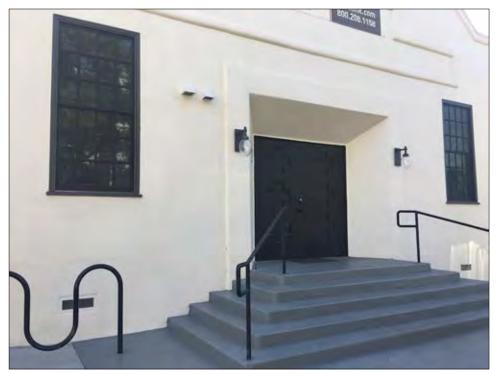
Figure 1: Subject property, north façade (center/right), and east elevation (left), view southwest (McGee, 2019)



Figure 2: Subject property, east elevation (center) and north façade (right), view southwest (McGee, 2019)



**Figure 3:** Subject property, north façade (center/left) and west elevation (right), view southeast (McGee, 2019)



**Figure 4:** Subject property, north façade, detail of main entrance, view southwest (McGee, 2019)



**Figure 5:** Subject property, north façade (far left) and west elevation (center/right), view southeast (McGee, 2019)



Figure 6: Subject property, west elevation, view southeast (McGee, 2019)



**Figure 7:** Subject property, east elevation, detail of secondary entrance, view west (McGee, 2019)



Figure 8: Subject property, east elevation, detail of window (McGee, 2019)



**Figure 9:** Subject property, south elevation (center/left) and east elevation (right), view northwest (McGee, 2019)



Figure 10: Subject property, south elevation, view northeast (McGee, 2019)



**Figure 11:** Subject property, interior, hallway inside secondary (east elevation) entrance, view west (McGee, 2019)



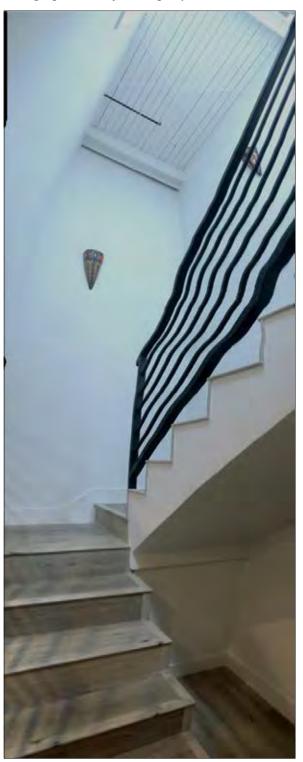
Figure 12: Subject property, interior, hallway, view west (typical) (McGee, 2019)



Figure 13: Subject property, interior, hallway showing stair to second floor inside apartment unit (typical) (McGee, 2019)



**Figure 14:** Subject property, interior, stair to second floor inside apartment unit, with early sanctuary ceiling visible (typical) (McGee, 2019)



**Figure 15:** Subject property, interior, stair to second floor inside apartment unit, with early sanctuary ceiling visible (typical) (McGee, 2019)



**Figure 16:** Subject property, interior, second floor common space inside apartment unit, with early sanctuary ceiling visible (typical) (McGee, 2019)



Figure 17: Subject property, interior, second floor common space inside apartment unit, with early sanctuary ceiling visible (typical) (McGee, 2019)

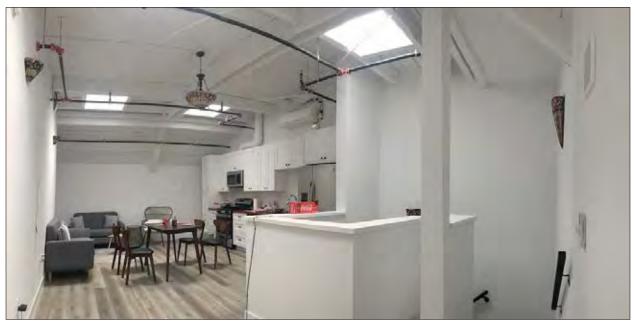
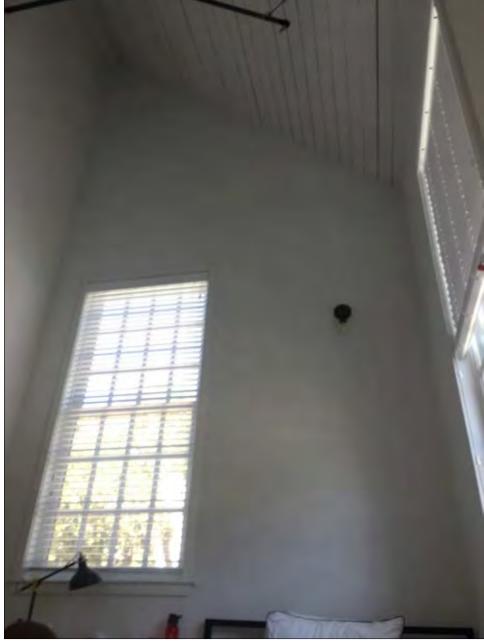


Figure 18: Subject property, interior, second floor common space inside apartment unit, with early sanctuary ceiling visible (typical) (McGee, 2019)



**Figure 19:** Subject property, interior, bedroom inside apartment unit, with early sanctuary ceiling visible (typical) (McGee, 2019)

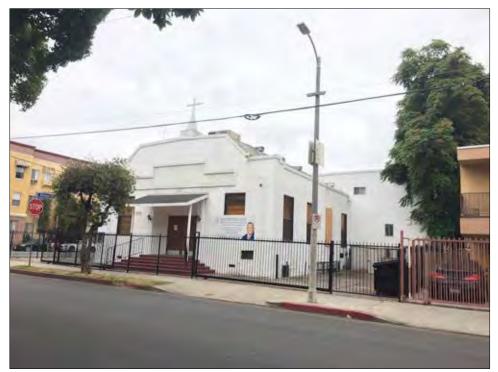


**Figure 20:** Subject property, interior, bedroom inside apartment unit, with early sanctuary ceiling visible (typical) (McGee, 2019)

Attachment D: Photographs of Subject Property Taken Prior to 2019 Adaptive Reuse Project



Figure A: Subject property, north façade, view south (McGee, 2017)



**Figure B:** Subject property, north façade (left), west elevation (right), view southeast (McGee, 2017)



**Figure C:** Subject property, north façade (right) and west elevation (left), view southwest (McGee, 2017)



**Figure D:** Subject property, north façade (far right) and east elevation (center), view southwest (McGee, 2017)

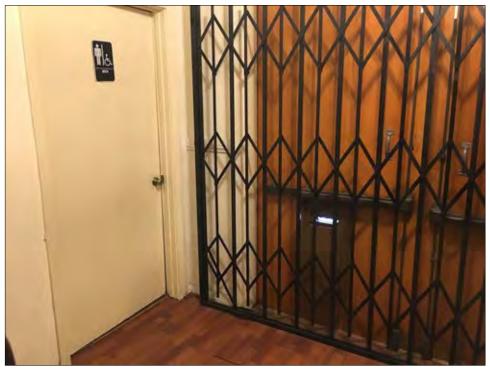


Figure E: Subject property, east elevation, view northwest (McGee, 2017)



**Figure F:** Subject property, south elevation (left) and east elevation (right), view northwest (McGee, 2017)

Attachment D: Photographs of Subject Property Taken Prior to 2019 Adaptive Reuse Project



**Figure G:** Subject property, interior, 1st floor, lobby inside main entrance, shown behind security bars, view northwest (McGee, 2017)



**Figure H:** Subject property, interior, 1st floor, restroom located west of main entrance (typical) (McGee, 2017)



**Figure I:** Subject property, interior, 1st floor, sanctuary, view south (McGee, 2017)



**Figure J:** Subject property, interior, 1st floor, sanctuary, view northwest (McGee, 2017)



**Figure K:** Subject property, interior, 1st floor, sanctuary, east wall showing niche, view northeast (McGee, 2017)

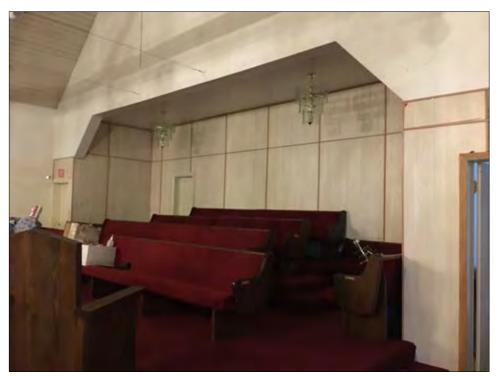


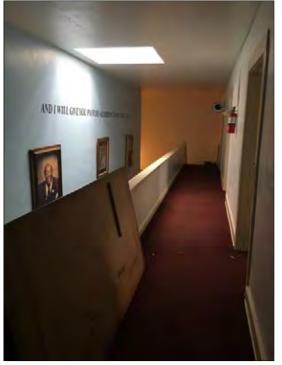
Figure L: Subject property, interior, 1st floor, sanctuary, stage and niche, view southeast (McGee, 2017)



Figure M: Subject property, interior, 1st floor, space to west of sanctuary, view northeast (McGee, 2017)



**Figure N:** Subject property, interior, 1st floor, east stair to 2nd floor, view southwest (McGee, 2017)



**Figure O:** Subject property, interior, 2nd floor, hallway, view northeast (McGee, 2017)



Figure P: Subject property, interior, 2nd floor, office (typical), view southwest (McGee, 2017)



**Figure Q:** Subject property, interior, 2nd floor, restroom (typical) (McGee, 2017)



**Figure R:** Subject property, interior, 1st floor, day care room, with restroom at back left, view southeast (McGee, 2017)

### **Attachment E: Historic Photographs**



**Historic Photo 1:** Subject property, congregation of Los Angeles Korean Methodist Church on front steps of church on Easter, view southwest, 1950 (USC Digital Library)



**Historic Photo 2:** Subject property, members of Los Angeles Korean Methodist Church on front yard, view southeast, 1950 (USC Digital Library)

### **Attachment E: Historic Photographs**



**Historic Photo 3:** Subject property, children of Los Angeles Korean Methodist Church in front of church on Easter, 1950 (USC Digital Library)



**Historic Photo 4:** Subject property, congregation of Los Angeles Korean Methodist Church inside sanctuary, view north looking toward main entrance, 1950 (USC Digital Library)









































Attachment F: Building Permits

# All applic ins must be filled out i applicant.

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PLANS and SPECIFICATIONS and other data must also be filed.

## BOARD OF PUBLIC WORKS DEPARTMENT OF BUILDINGS

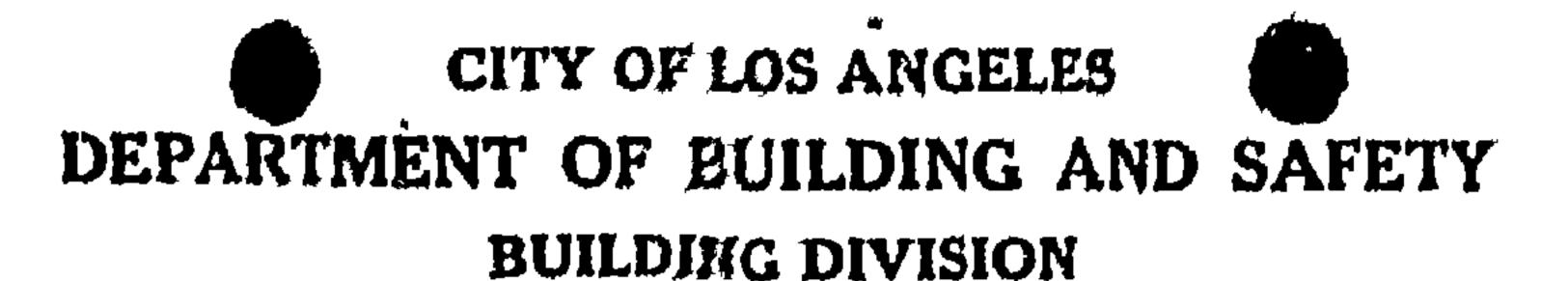
Application to Alter, Repair or Demolish

Application is hereby made to the Board of Public Works (Chief Inspector of Buildings) of the City of Los Angeles, for the approval of the detailed statement of specifications herewith submitted for the alteration, repair or demolition of the building herein described. All provisions of the Building Ordinances shall be complied with in the alteration, repair or demolition of said building, whether specified herein or not.

(SIGN HERE)

Los Angeles, Cal.,.... **CITY ASSESSOR: Please Verify** REMOVED FROM REMOVED TO Block Block Lot Lot \*\*\*\*\* Tract Wowner Tract ⋰⋗⋗⋦⋓⋓⋧⋠⋠*⋕⋧⋺⋓⋠∊⋷⋠⋕⋈⋪⋰⋬⋨⋓⋌⋠⋕⋼∊⋠*⋧⋎⋈⋗⋿*⋎⋓⋕⋠⋤⋧⋧⋠⋠⋧⋧⋧⋧⋐⋐⋐⋳⋳⋓⋓*⋸⋸⋧⋌⋳⋫*⋪⋧⋺⋋⋼*⋫*⋚⋒⋋⋌⋠⋠⋫⋟⋚⋒⋒*⋌⋎⋎⋧⋏⋏∊⋳∊∊∊⋪⋞⋍⋗∊∊⋏⋏⋪⋏∊∊∊ TAKE TO KOOM NO. 6 <u>↓</u>╶⋼<sup></sup>⋎⋩*⋈┯╈╼╄*Ĩ₽⋵⋟ऄ⋰⋞⋎⋶⋟⋵⋪Ĩ₽⋰⋞⋧⋵⋡⋟⋞⋳⋽⋹∊⋺⋝⋫⋞⋶⋫⋠⋞⋎⋳⋎⋩∊⋎⋎⋸∊⋤⋞⋤⋎⋝⋫⋳⋹⋰⋬∊⋠⋏⋼⋩⋼⋑⋫⋫⋫⋜⋎⋧⋑⋪⋖⋑⋕⋼⋟∊⋎⋎⋋⋠⋎⋪⋍⋪⋗⋗⋗⋏ FIRST FLOOR ŧŲŸęĂŴĨŖĨŧĸĸĸŧĸŲĔġĸĸĸĦŦŦĨġġŧźŧŧġŧŧġŧŧġŧġĿŶĬġŧġĿŔĬġŶŧġŧġĘŧĔġŧĸĸġŧċŹſĬŢŦŦŦĔŧĸĬġĬŎĬĬĔŀĬŎĬĔĿĬŢĨĹĬĬĔĬŎĬĔĿĬŢĨĬĬ ÷. Page F. B. Page / Rook Book 🖌 F. B. Page Page γάκε το CITY ENGINEER: Please Verify Street Number ROOM NO. 34 12.76- Nes T RTONO. THIRD FLOOR From No. nehand Owner's name Owner's address 2. alleya Architect's name 3. Im. Jun Contractor's name 4. Contractor's address Entire cost of the Proposed Improvements, \$ 6. Purpose of the building unda Class of building 8. No. of rooms at present No. of stories in height Size of present building -9. Size of new addition 10, Size of wall 8" Material of foundation Size Footing 14 11. Size of exterior studs Interior studs 12. Size of mud sills 13. Bearing studs 2 Size of first floor joist Second floor joist 14. STATE ON FOLLOWING LINES JUST WHAT YOU WANT TO DO:-Build an addition an Sun m mon D

Bldg, Form 3



Application for the Erection of a Building CLASS "D"

To the Board of Building and Safety Commissioners of the City of Los Angeles:

Application is hereby made to the Board of Building and Safety Commissioners of the City of Los Angeles, through the office of the Superintendent of Building, for a building permit in accordance with the sussipition and for the purpose horeinafter set forth. This application is made subject to the following conditions, which are hereby agreed to by the undersigned applicant and which shall be deemed conditions entering into the exercise of the permit:

First: That the permit does not grant any right or privilege to spect any building or either structure therein described, or any portion thereof, upon any street, alley, or other public place or portion thereof.

Second: That the permit does not grant any right or privilege to use any building or other structure therein described, or any portion thereof, for any purpose that is, or may hereafter be prohibited by ordinance of the City of Los Angeles.

permit. That the granting of the permit down not affect or prejutice any claim of title to, or right of possession in, the property described in such

7101 Approved by City Engineer Location of Building. (House Rymber, and Street) Between what cross streets..... Députy **USE INK OR INDELIBLE PENCIL** 1. Purposè of building. Families... Rooms (Store, Residence, Angriment Holds, Hotel or any other purpose) 2. Owner (Print Name) Phone..... カクレ 3. Owner's address. State 4. Certificated Architect. Phone..... License No..... State 5. Licensed Engineer. Phone..... License No.. State 6, Contractor. License No......Phone..... 7. Contractor's address. 37/67/alldala [Induding all Material, Lebor, Finishing, Equip- ] ment and Appliances in Despleted Building, 8. VALUATION OF PROPOSED WORK 9. State how many buildings NOW on lot and give use of each. (Silve, Residence, Apartment House, Hotel, or any other purpose) 12. Width of footing. 6 Width of foundation Wall. Size of Redwood Sill. Z. x. G. 13. Material Exterior Wall Andrea Size of studs: (Exterior) Z. x.4. (Interior Bearing) ..... x 1 8 14. Joists: First Floor-Z-x4-Second floor....x. Rafters Z. x. L. Material of Roof Uaple r 

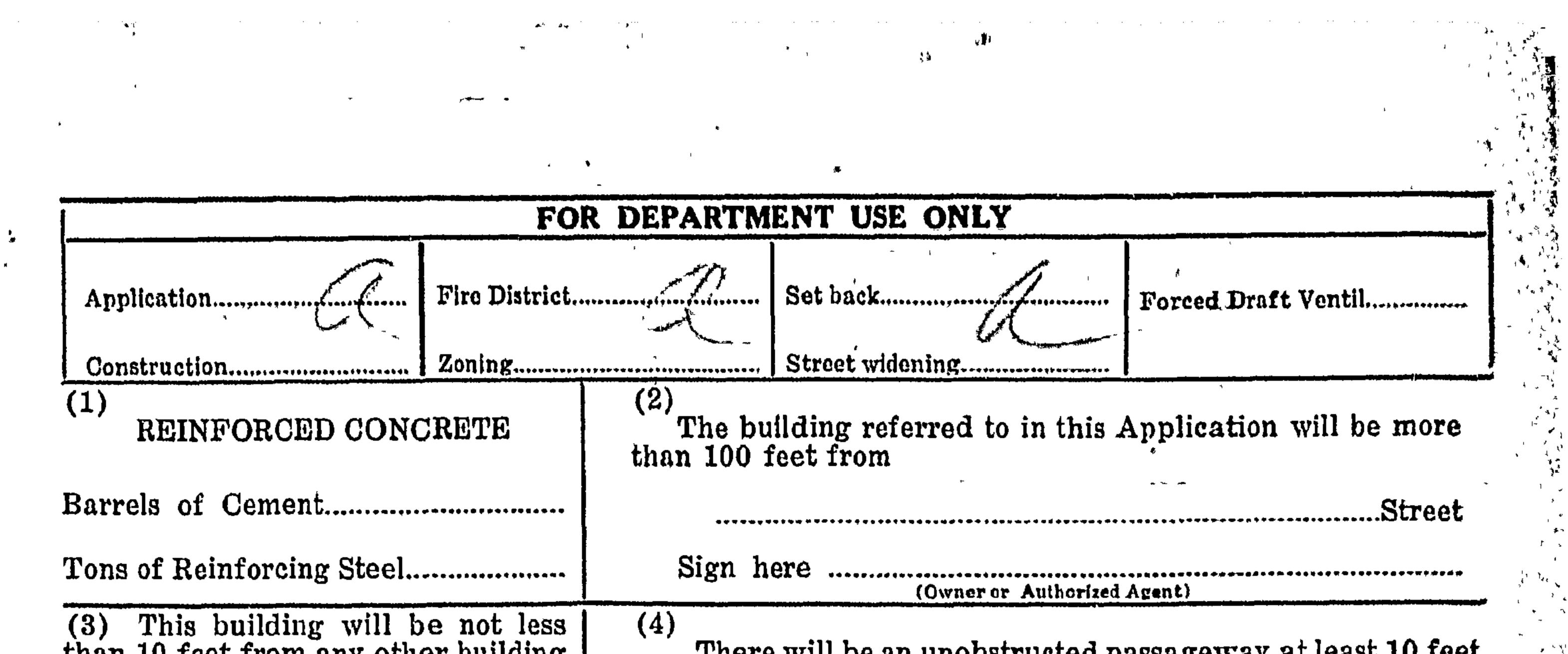
I have carefully examined and read the above completed Application and know the same is true and correct, and hereby certify and agree that if a permit is issued all the provisions of the Building Ordinances and State Laws will be complied with, whether herein specified or not Also certify that plans and specifications filed will conform to all the Building Ordinances and State Laws.

Plans, Specifications and other data must be filed if required.

11 .

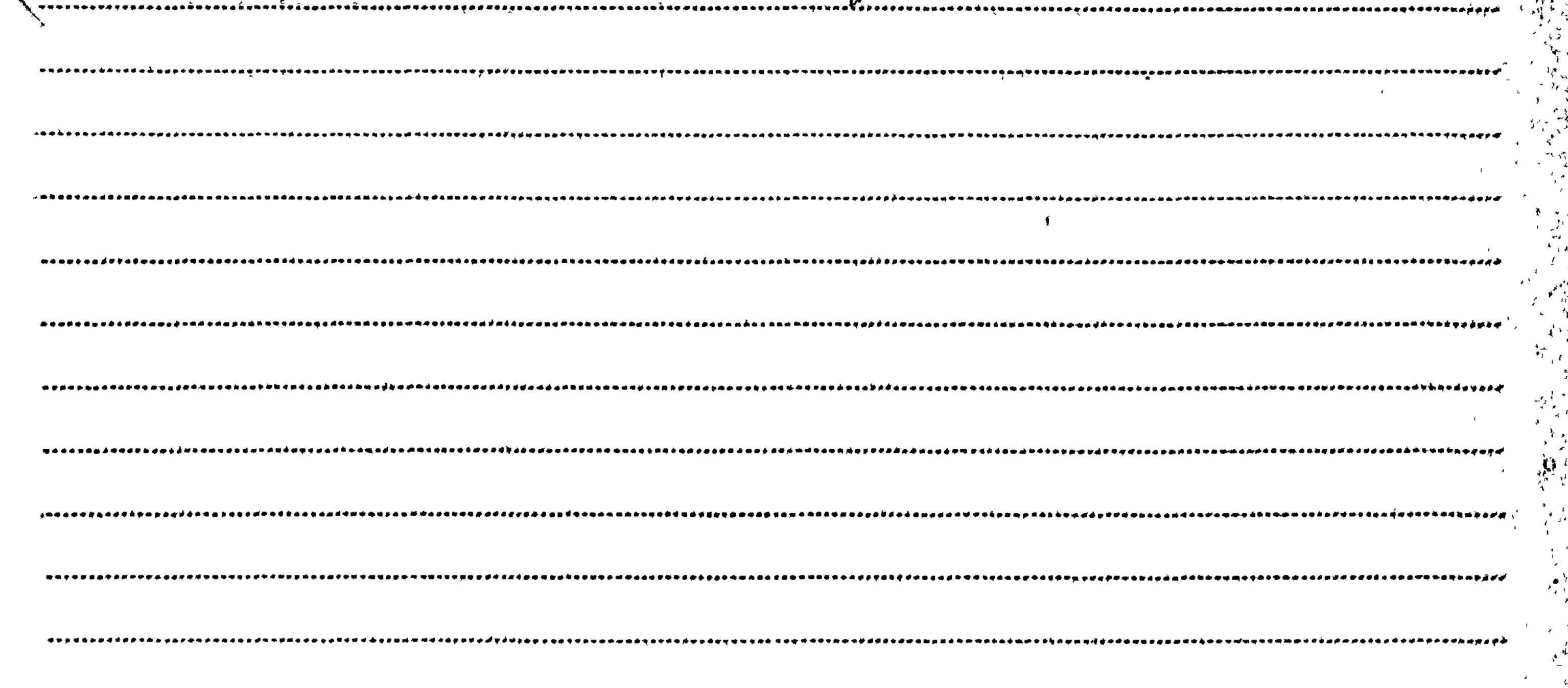
· Sign fure MSLG House Courses of Sign fure (Owner or Authorized Agent) By Couline las

	FC	OR DEPARTN	Fee			
PERMIT NO.	Plans and Specifications checked		Zuno	Fire District	Stamp here when Permit is issued	
3669	Corrections vorified Plans, Specifications and Application rechecked and approved.		Sitt Back	Street Widening Ft.	MAR 27: -53	
- PLANS			Application checked and approved			
Rec'd	For Plans See	Filed with -	Abquired Valuation Inc.	RINKLER Specified Inded YesNo	Inspector 12/1/2 / June / Link	
				1 Şeme		



used for residential purposes on this wide, extending from any dwelling on lot to a Public Street or lot. Public Alley at least 10 feet in width.					
Sign here					
REMARKS:	, 				
	HEREBY CERTIFY THAT I AM NOT FICE RED TO				
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# All Applications Must be Filled Out by Applicant

Bldg, Form 1

PLANS AND SPECIFICATIONS and other data must also be filed

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BUILDING DIVISION

## DEPARTMENT OF BUILDING AND SAFETY

# Application to Alter, Repair or Demolish

To the Board of Building and Safety Commissioners of the City of Los Angeles: Application is hereby made to the Board of Building and Safety Commissioners of the City of Los Angeles, through the office of the Superintendent of Building, for a building permit in accordance with the description and for the purpose hereinafter set forth. This application is made subject to the following conditions, which are hereby agreed to by the undersigned applicant and which shall be deemed conditions entering into the exercise of the permit: First: That the permit does not grant any right or privilege to erect any building or other structure therein described, or any

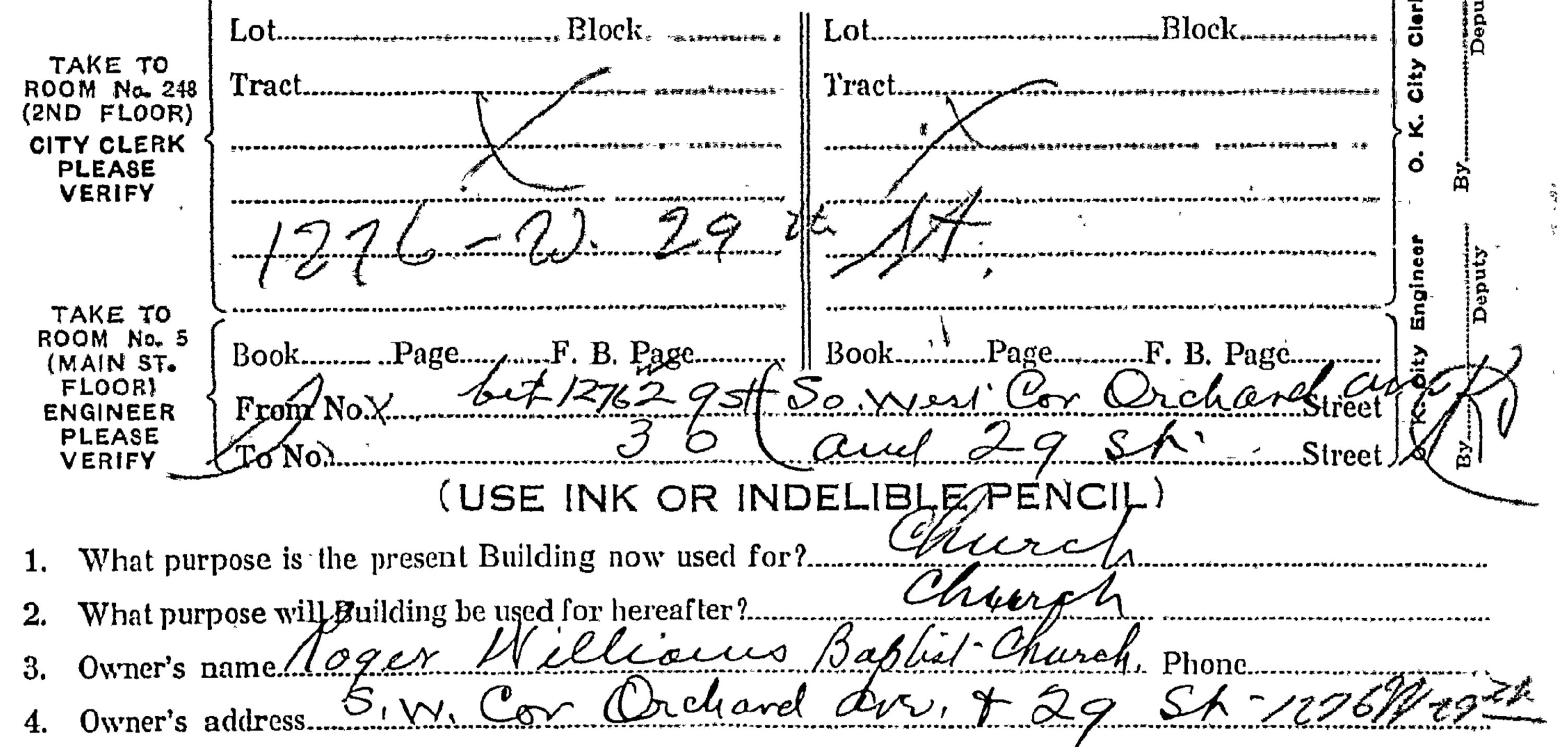
portion thereof, upon any street, alley, or other public place or portion thereof.

Second: That the permit does not grant any right or privilege to use any building or other structure therein described, or any portion thereof, for any purpose that is, or may hereafter be prohibited by ordinance of the City of Los Angeles. Third: That the granting of the permit does not affect or prejudice any claim of title to, or right of possession in, the property do-

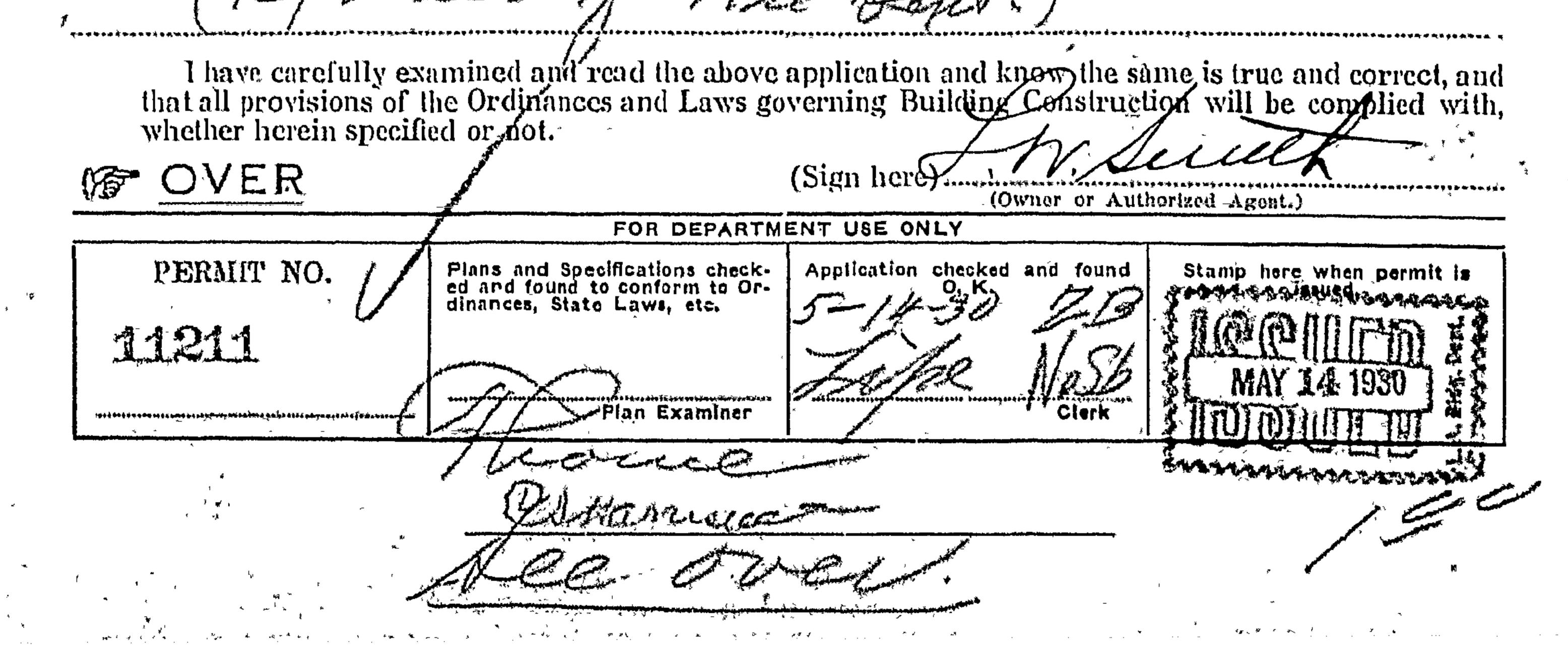
scribed in such permit.



**REMOVED TO** 



Architect's name. Not to be filled in unless with name of Certificated Architect or Licensed Phoincer under State Act **D**. Phone 12 4740 Contractor's name. **6**. 35 5 805  $\sim$ Contractor's address.. 7. <u>s</u> 35 {Including all Material Labor, Finishing, Equip-} {ment and Appliances in Completed Building, } VALUATION OF PROPOSED WORK 8. Class of present Building. France. No. of rooms at present. 10 9. 10. State how many buildings are on this lot..... 11. hure 12. State purpose buildings on lot are used for..... (Apartment House, Hotel, Residence, or any other purpose.) What Zone is Property in?. 13. STATE ON FOLLOWING LINES EXACTLY WHAT ALTERATIONS, ADDITIONS, ETC., WILL BE MADE TO THIS BUILDING: Cut in door 3x7, 8 HERE Happer



(Sign here)

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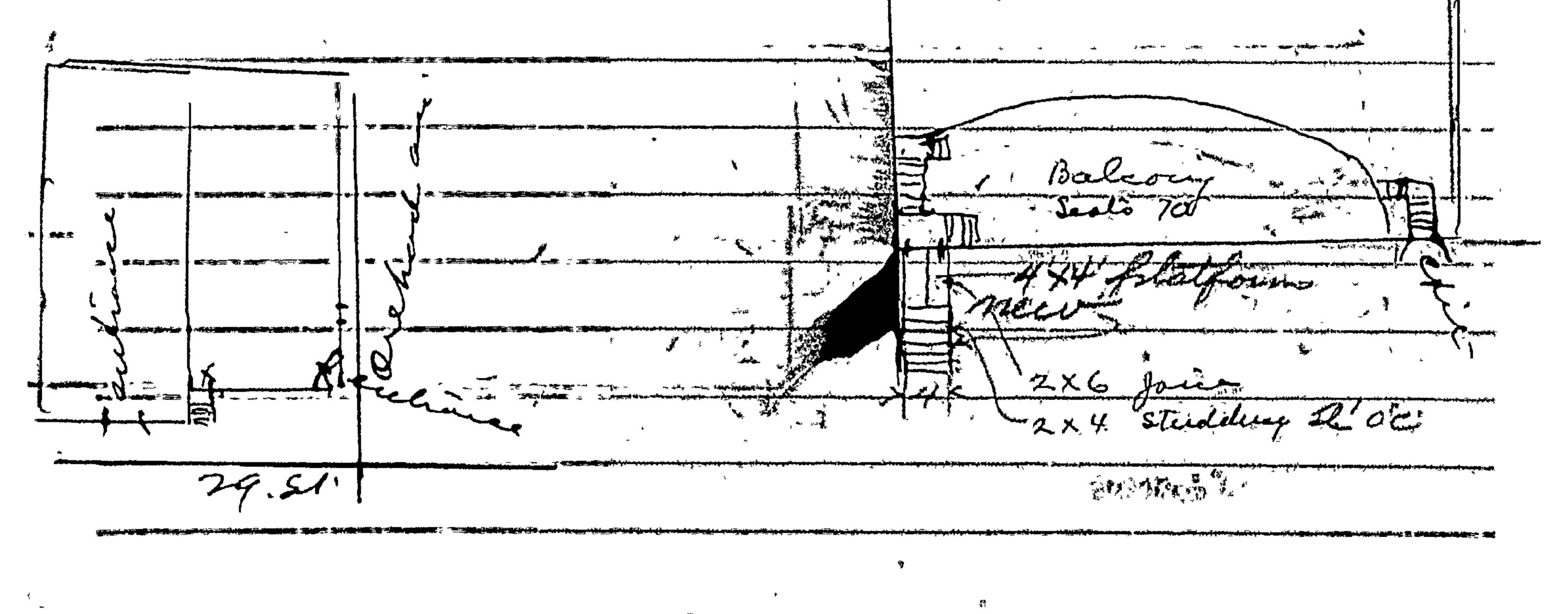


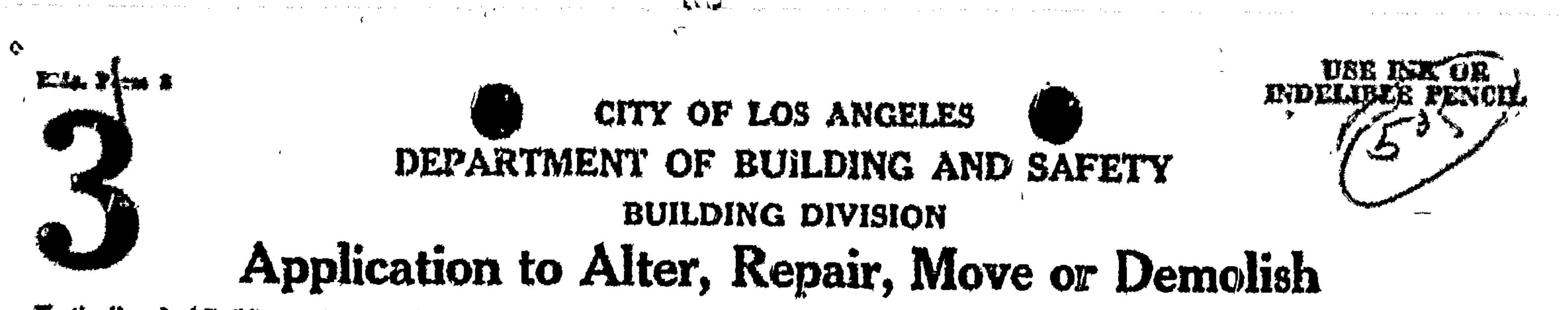
### FOR DEPARTMENT USE ONLY

APPLICATION	O.K. 74
CONSTRUCTION	O.K. 77
ZONING	O.K.
SET-BACK LINE	О.К. (Л. С.
ORD. 33761 (N. S.)	<u>О.К.</u>
FIRE DISTRICT	0.K. 77

REMARKS

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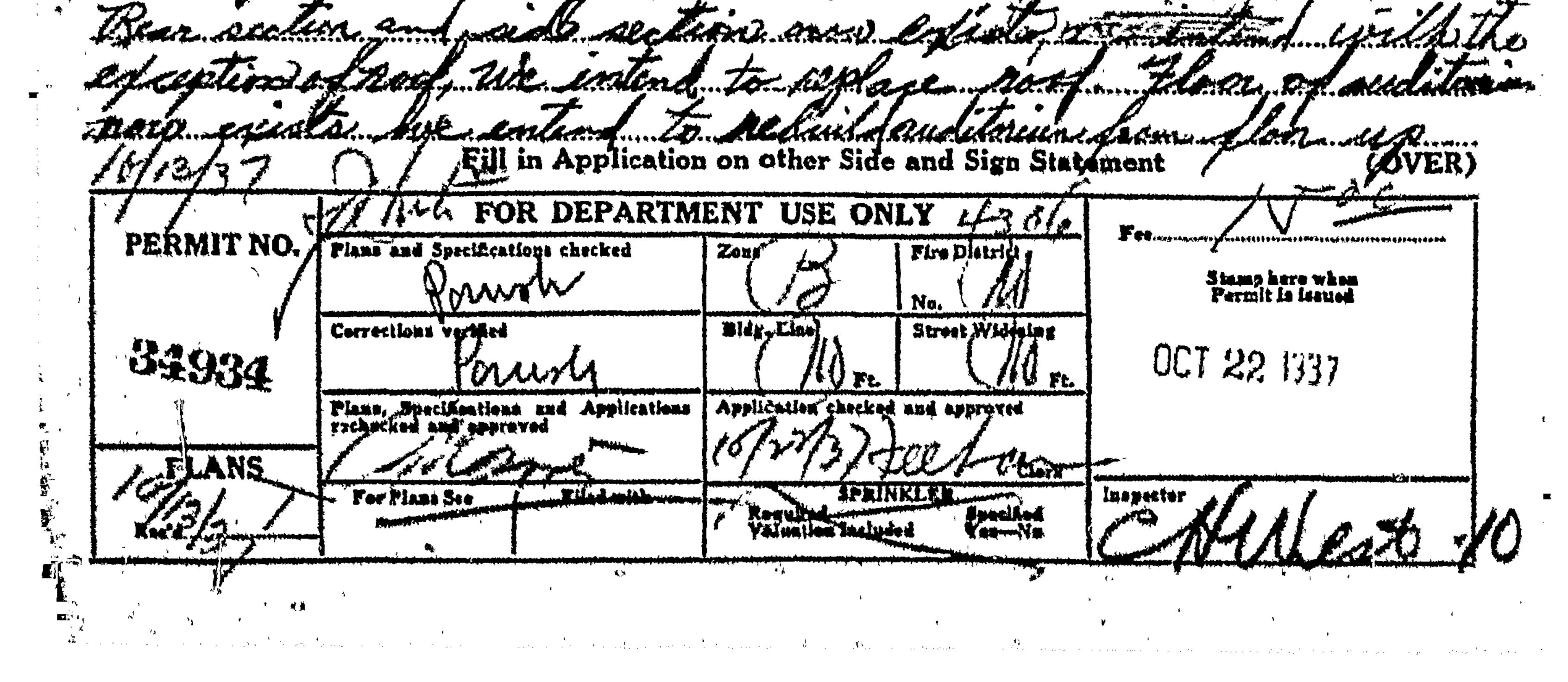
To the Board of Building and Safety Commissioners of the City of Los Angeles: Application is hereby made to the Noard of Building and Safety Commissioners of the City of Los Angeles, through the office of the Superin-tendent of Building, for a building permit in accordance with the description and for the purpose hereinafter set forth. This application is made sub-ject to the following conditions, which are hereby agreed to by the undersigned applicant and which shall be deemed conditions entering into the exercise at the permit:

First: That the permit does not grant any right or privilege to erect any building or other structure therein described, or any portion thereof, apon any street, alley or other public place or portion thereof.

Second: That the permit does not grant any right or privilege to use any building or other structure thorein described, or any portion thereof, for any purpose that is, or may bereafter be prohibited by ordinance of the City of Los Angeles. Third: That the granting of the permit does not affect or prejudice any claim of title to, ar right of possession in, the property described in such

## **REMOVED FROM**

Tract Con 29 # + Orchard Present location ofbuilding (House Number and Hireet) New location Approved by ofbuilding City Engineer (House Number and Street) Between what , Coz. cross streets Purpose of PRESENT building. Families..... Rooms (Store, Residence, Apartment House, Hotel, or any other purpose). Use of building AFTER alteration or moving 2. Families......Rooms..... 8. Owner (Print Name), W.W. E.S.h.C.Y. Phone.................. Owner's Address 12 4. State License No. 5. Certificated Architect. .....Phone..... State License No. Licensed Engineer. 6. State Contractor 7. 13785 Phone. License No, 8. (Including all labor and material and all permanent) lighting, heating, ventilating, water supply, plumb-VALUATION OF PROPOSED WORK ing. fire sprinkler, electrical wiring and/or elevator 9. equipment therein or thereon. State how many buildings NOW ] 10. on lot and give use of each, (Residence, Hotel, Apartment House, or any other purpose) 11. Size of existing building 40 x 00. Number of stories high..., 2. Height to highest point 22. (Wood or Steel) Describe briefly and fully all proposed construction and work:

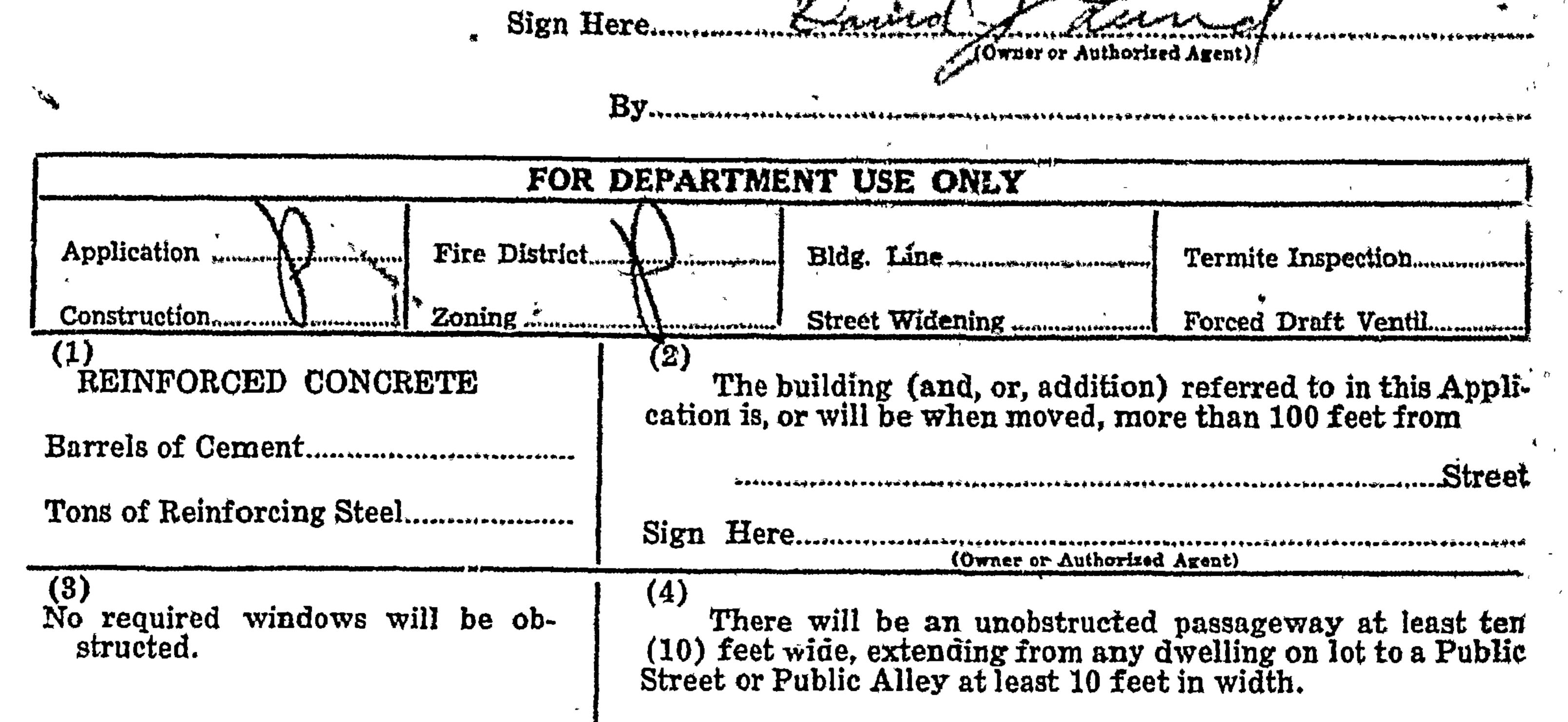


# PLANS, SPECIFICATIONS, and other data must be filed if required.

# NEW CONSTRUCTION

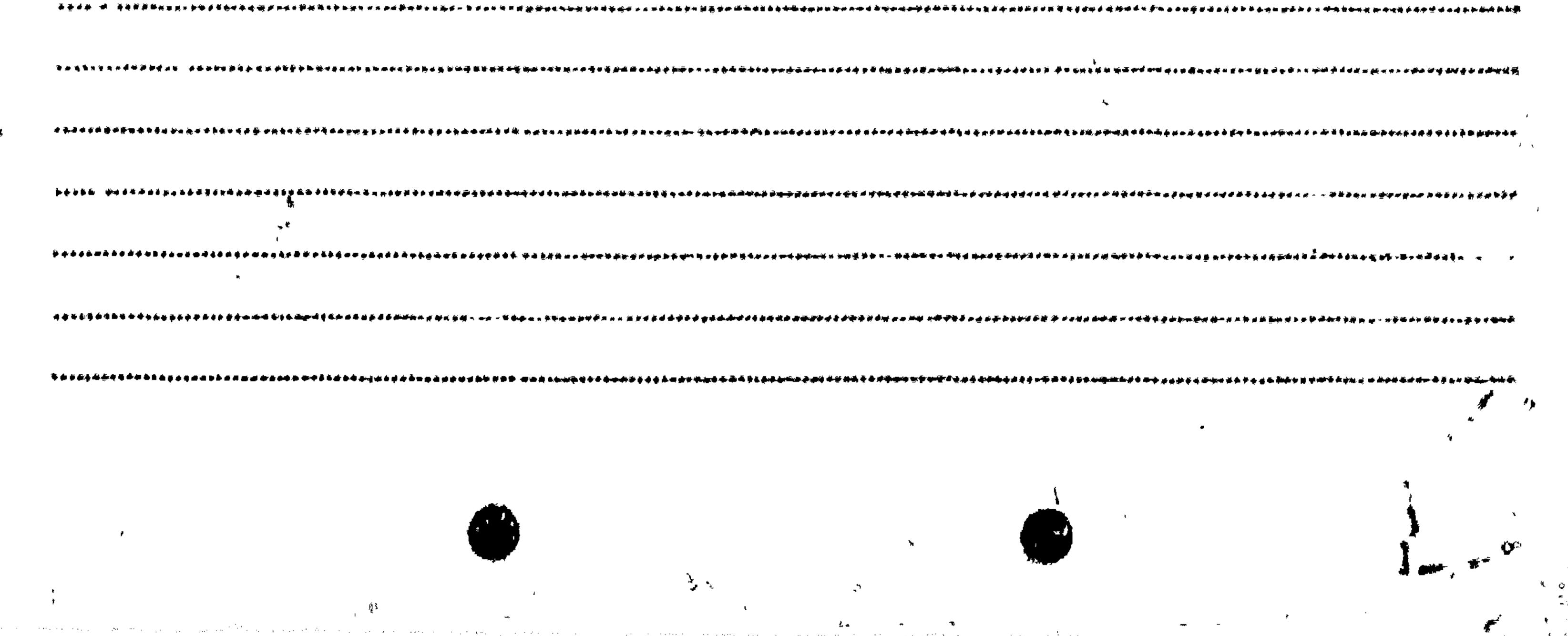
Size of Addition. 

I have carefully examined and read both sides of this completed Application and know the same is true and correct and hereby certify and agree, if a Permit is issued, that all the provisions of the Building Ordinances and State Laws will be complied with whether herein specified or not; also certify that plans and specifications, if required to be filed, will conform to all of the provisions of the Building Ordinances and State laws.

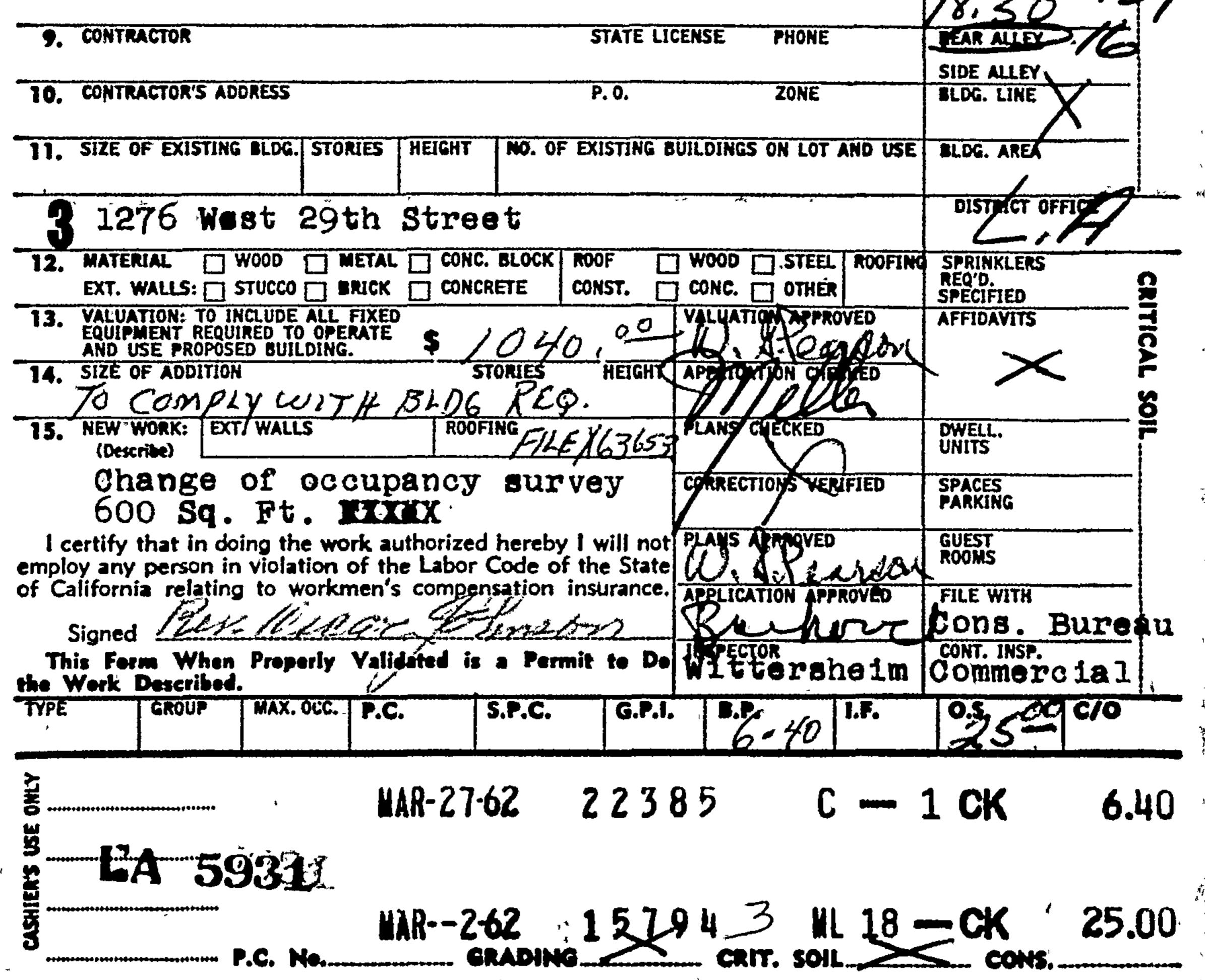


(Owner or Authorized Agent)

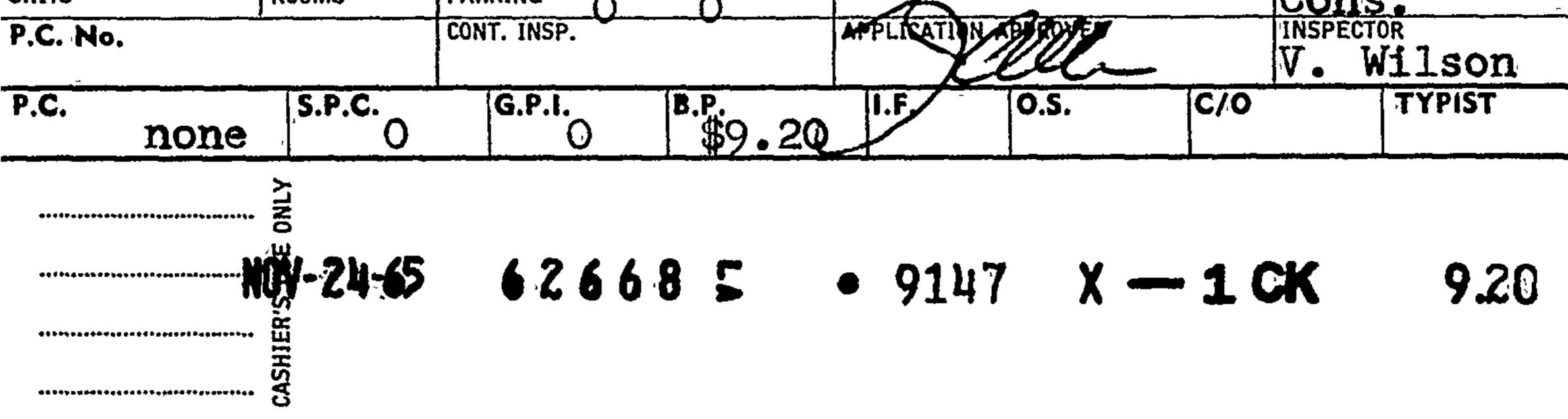
**REMARKS**: PLAN CHECKING RECEIPT NO. 172. a VALUATIONS 40.00 ╺ ╸╸ゃぇ♀┍┋┋╪╙╕╡┙┋╾┋╼╡╸╅┺╅╸╾╾╸╸┙┙╸╡┙╡╗┙┋┱┙┙╞┺╅╺┧╻┙┓╡┺┪╘┟╻╡┝╖╠╸╾╡╅┢┨╕┱╡╙╻╻╸┢╘╘┶╽╻╽╓╅┋╡┱┢┷┋┥┠┟╻╶╶╶╶╴╴ FEE PAID 50 · 思想不不愿意不不不得,我们有这些,你不不能是这么,我们有这些我们的,你们有这些我们的,你们有这些你的,你们有这些你的,你们的,你们有这些你?" "你,你不能是你的,你们



3 APPLICATION TO ALTER - REPAIR - DEMOLISH AND, FOR CERTIFICATE OF OCCUPANCY CITY OF LOS ANGELES DEPT. (	Form B-3
INSTRUCTIONS: 1. Applicant to Complete Numbered Items 2. Plot Plan Required on Back of Original.	Only.
1. LEGAL LOT BLK. TRACT Waverley	ADDRESS APPROVED
2. BUILDING ADDRESS 1276 West 29th Street	DIST. MAP 4306
3. BETWEEN CROSS STREETS Orchard	ZONE 4-1
A. PRESENT USE OF BUILDING Church Church & Day Nursery	EIRE DIST.
5. OWNER'S NAME Reverand Oscar Johnson RF 3-2423	INSIDE
6. OWNER'S ADDRESS 1276 West 29th Street 12 1276 West 29th Street 12 12 1475	COR. LOT REV. COR.
7. CERT. ARCH. PHONE	LOT SIZE
8. LIC. ENGR. STATE LICENSE PHONE	16-3-×13-



<b>—</b>									
		-			RTIFICATE			DLISH	BES Form B-3
	CITY OF LOS A	NGELES				۲	DEPT, OF	BUILDING AND	SAFETÝ
f	INSTR	UCTION	IS: 1. /	Applic Plot P	ant to Com lan Require	plete Num ed on Ba	nbered Item ck of Orig	is Only inal.	CENSUS TRACT
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2.	· · · · · ·			1					ZONE
	06) Church	l			06 Sa	ame			R4-1-0
3,	JOB ADDRESS								FIRE DIST.
	1276 West	29t]	h St.						
4.	BETWEEN CROSS STRE	ETS	<u></u>		·····				INSIDE OCOR. LOT)
	Or	char	1		AND V	ermon	t		KEY 60 REV. COR.
5.	OWNER'S NAME					PHONE			LOT SIZE
	Rev. Osca	r Joi	nnson					- <u></u>	77.8x137'
6.	OWNER'S ADDRESS				-	P.O. BOX	ZIP		//•OX13/
	<u>1276 Wes</u>	t 291	th St						
7,	ARCHITECT OR DESIGNE	ER			S	TATE LICEN	SE NO. PHO	NE	REAR ALLEY 10
									SIDE ALLEY
8.	ENGINEER					STATE LICEN	ISE NO. PHO	NE	BLDG. LINE
9.	CONTRACTOR					STATE LICEN	ISE NO. PHO	NE	AFFIDAVITS
	Owner							•	
10.		DG. STOP	RIES HEI	GHT	NO, OF EXIST	ING BUILDIN	IGS ON LOT A	ND USE	
	$\mathcal{N}$ $\mathcal{A}$ $\mathcal{L}$		2 3	01	one	church	n		
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	12. JOB ADDRESS	<u>_</u>			[	La 	<u> </u>	conc.	DISTRICT OFFICE
- 7		aat 2	<u>29th</u>	<b>S+</b>					L.A.
	13. VALUATION: 1	O INCLUDI	E ALL FIXE	D			<u> </u>		GRADING
	EQUIPMENT RE	QUIRED TO	) OPERATE		.800.00	n			
14	NEW WORK:	USED BUIL			<u>, 000.00</u>				CRIT. SOIL
		ly wi	th m	and	atory :	requi	rement	s cons.	
	File	<b>X6</b> 36	53	Pe	1t-	12/	164		HIGHWAY DED.
XEW	USE OF BUILDING Church				SIZE OF	ADDITION	STORIES	HEIGHT	FLOOD
TYPE	GROUP	·	SPR	INKLER	ves	VALUANO	N APPROVOD	 / _/9	CONS.
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DWEL	L. GUEST			REQ'D	PROVIDED	PLANS AP	PROVED		FILE WITH
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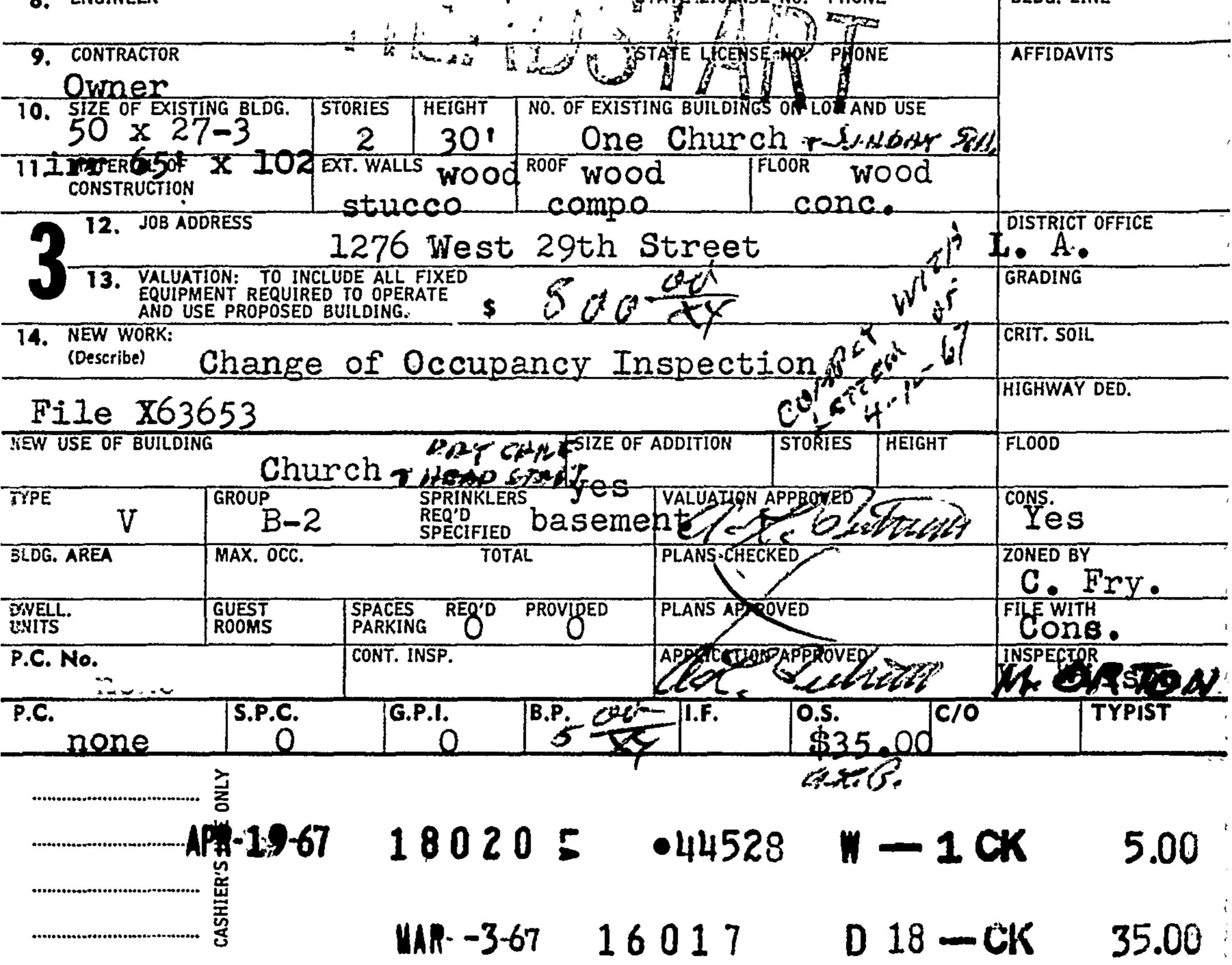
## STATEMENT OF RESPONSIBILITY

locertify that in doing the work authorized hereby I will not employ any person in violation of the Labor Code of the State of Colifornia relating to workmen's compensation insurance.

"This permit is an application for inspection, the issuance of which is not an appraval ar an authorization of the work specified herein. This permit does not authorize or permit, nor shall it be construed as authorizing or permitting the violation or failure to comply with any applicable law. Neither the City of Los Angeles, nor any board, department, officer or employee thereof make any warranty or shall be responsible for the performance or results of any work described herein, or the condition of the property or soil upon which such work is performed." (See Sec. 91.0202 L.A.M.C.)

Signed A Level	Owner or Ageni	Name	Date
Bureau of Engineering	ADDRESS APPROVED		
bureau or engineering	EWERS AVAILABLE		
	NOT AVAILABLE		
	DRIVEWAY APPROVED		
	HIGHWAY DEDICATION REQUIRED		
	COMPLETED		
······································	FLOOD CLEARANCE APPROVED	$\square \land \square$	
Conservation	APPROVED FOR ISSUE FILE # X 63653	1 Men	11/24/45
Plumbing	PRIVATE SEWAGE DISPOSAL SYSTEM APPROVED		
Planning	APPROVED UNDER CASE #		
Fire	APPROVED (TITLE 19) (L.A.M.CS700)	•	
	APPROVED FOR		
Traffic	<u>.</u>		
	1		

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3 S APPLICATION TO ALTER - REPAIR - DEMOLISH AND FOR CERTIFICATE OF OCCUPANCY DEPT. OF BUILDING AN	B&S Form B-3 D SAFETY
INSTRUCTIONS: 1. Applicant to Complete Numbered Items Only 2. Plot Plan Required on Back of Original.	CENSUS TRACT
1. LEGAL LOT BLK. TRACT Waverly	DIST. MAP 4306
2. PRESENT USE OF BUILDING 06) Church 18, School 4400 57347	R4-10
3. JOB ADDRESS 1276 West 29th Street	FIRE DIST.
4. BETWEEN, CROSS STREETS Orchard AND Vermont	INSIDE 60 COR. LOT
5. OWNER'S NAME Rev. Oscar Johnson	LOT SIZE
6. OWNER'S ADDRESS 1276 West 29th Street	77.8x137'
7. ARCHITECT OR DESIGNER	REAR ALLEY 16
8. ENGINEER	BLDG, LINE



### STATEMENT OF RESPONSIBILITY

I certify that in doing the wark authorized hereby I will not employ any person in violation of the Labor Code of the State of California relating to workmen's compensation insurance.

"This permit is an application for inspection, the issuance of which is not an approval or an authorization of the work specified herein. This permit does not authorize or permit, nor shall it be construed as authorizing or permitting the violation or failure to comply with any applicable law. Neither the City of Los Angeles, nor any board, department, officer or employee thereof make any warranty or shall be responsible for the performance or results of any work described herein, or the condition of the property or soil upon which such work is performed." (See Sec. 91.0202 L.A.M.C.)

Signed Hers Oul	Owner or Agenti	Name	Date
Bureau of Engineering	ADDRESS APPROVED		
buieda or engineoring	SEWERS AVAILABLE		
	NOT AVAILABLE		
	DRIVEWAY APPROVED		
	HIGHWAY DEDICATION REQUIRED		
	COMPLETED		
	FLOOD CLEARANCE APPROVED		
Conservation	APPROVED FOR ISSUE FILE # X- 13653	1- 2. Outrow	4/19/6
Plumbing	PRIVATE SEWAGE DISPOSAL SYSTEM APPROVED		
Planning	APPROVED UNDER CASE #		
Fire	APPROVED (TITLE 19) (L.A.M.CS700)		
Traffic	APPROVED FOR	L	

2909 S Orchard Ave		Permit #: Plan Check #: B18WL02622 Event Code:		- 30000 - 12774 inted: 11/15/18 11:28 AM
Bldg-Addition GREEN - MANDATORY		City of Los Angeles - Department of Building and Safety	Issued on: 11	/15/2018
Apartment Regular Plan Check		<b>APPLICATION FOR BUILDING PERMIT</b>	Last Status: Is	sued
Plan Check		AND CERTIFICATE OF OCCUPANCY	Status Date: 11	/15/2018
I. TRACT     BLOCK       WAVERLEY TRACT     /	<u>LOT(s)</u> 48	ARB COUNTY MAP REF # M R 12-28	<u>PARCEL ID # (PIN #)</u> 120B197 181	<u>2. ASSESSOR PARCEL#</u> 5055 - 010 - 001

### 3. PARCEL INFORMATION

·•

Area Planning Commission - South Los Angeles

- - --

Census Tract - 2219.00

Thomas Brothers Map Grid - 634-A7

LADBS Branch Office - LA Council District - 9 Certified Neighborhood Council - Empowerment Congress Community Plan Area - South Los Angeles	District Map - 120B197 Energy Zone - 8 S North Methane Hazard Site - Methan Near Source Zone Distance -		Thomas Brothers Map Grid - 634-B7	
zones(s): [Q]R4-1-0		·		
4. DOCUMENTS         ZI - ZI-2365 Ordinance 167121 Correction       SPA         ZI - ZI-2374 LOS ANGELES STATE ENTER SPA         ZI - ZI-2377 N University Park - Expo Park - ORE         ZI - ZI-2452 Transit Priority Area in the Cit	- South Los Angeles Alcohol Sales - ORD-125991	ORD - ORD-156691 ORD - ORD-157710 ORD - ORD-158193 ORD - ORD-158194	ORD - ORD-162128 ORD - ORD-167121-SA64 ORD - ORD-171681 ORD - ORD-171682	150
5. CHECKLIST ITEMS Special Inspect - Concrete>2.5ksi Special Inspect - Epoxy Bolts Special Inspect - Structural Observation	Special Inspect - Structural Storm Water - LID Project Permit Flag - Not a Fire Lis		Permit Flag - Rec and Parks Fee Memo Re Std. Work Descr - Seismic Gas Shut Off V	•
6. PROPERTY OWNER, TENANT, APPLICANT INFORMATIC Owner(s): PEWS AT SC LLC 12100 OLYMPIC BLVD STE 350, LOS ANGELES Tenant:		For Cash	ier's Use Only	W/O #: 8161277
Applicant: (Relationship: Agent for Owner)	•			

Applicant: (Relationship: Agent for Owner) VICTOR KROH - , (310) 914-5577		
7. EXISTING USE (18) Day Care Facility adults (06) Church	<u>PROPOSED USE</u> (05) Apartment	
8. DESCRIPTION OF WORK change of use from existing church to 7-unit apar	tment and Addition at the second floor.	WL MARI 302072391 1 BUILDING PERMIT COM
9. # Bldgs on Site & Use: 10. APPLICATION PROCESSING INFORMATION		BUILDING PLAN CHECK BUILDING PLAN CHECK PLAN MAINTENANCE
BLDG. PC By: Tarik Saoud	DAS PC By: Elizabeth Toms	EI RESIDENTIAL
OK for Cashier: Somkiat Supanyachotskul	Coord. OK:	
Signature:	Date: 11/15/2018	DEV SERV CENTER SUR SYSTEMS DEVT FEE
11. PROJECT VALUATION Final Fee Period	· · · · · · · · · · · · · · · · · · ·	CITY PLANNING SURCH
Permit Valuation: \$650,000	PC Valuation:	MISCELLANEOUS

.

/15/2018 11:28:11 AM \$3,488.06 \$533.09 \$266.55 \$69.76 \$84.50 \$133.26 \$266.52 \$261.45 \$10.00 MISCERTHEODS

1

$\underline{\mathbf{r}}$	$\underline{\mathbf{X}}$		+
Sewer Cap ID:	Total Bond(s) Due:	PLANNING GEN PLAN MAINT SURCI	H \$305.02
		SCHOOL DEV RES	\$6,871.27
12. ATTACHMENTS		DWELLING UNIT	\$1,400.00
Owner-Builder Declaration		RES DEVT TAX	\$2,100.00
Plot Plan		CA BLDG STD COMMISSION SURCH	ARGE \$26.00
For inspection requests, call toll-free (888)	LA4BUILD (524-2845). Outside LA County, call	BUILDING PLAN CHECK	\$0.00
	www.ladbs.org. To speak to a Call Center agent, call		
311. Outside LA County, call (213) 473-32	.31.	Sub Total:	\$15,815.48
		 Permit #: 180163000012774	
		Building Card #: 2018WL94813	
× P 1 8 0 1	$6 3 0 0 0 1 2 7 7 4 F N \star$	Receipt #: 0302141200	

<b><u>13. STRUCTURE INVENTORY</u></b> (Note: Numeric measurement data i	n the format "number / number" implies "change in numeric value / total resulting numeric v	value") 18016 - 30000 - 12774
() Floor Area (ZC): +1813 Sqft / 9256 Sqft	(P) R2 Occ. Group: +9256 Sqft / 9256 Sqft	
(P) Height (ZC): 0 Feet / Feet	(P) Long Term Bicycle Parking Provided for Bldg: +14 Spaces	
(P) Length: 0 Feet / Feet	(P) Long Term Bicycle Parking Req'd for Bldg: +7 Spaces / 7	
(P) Stories: 0 Stories / Stories	(P) Parking Req'd for Bldg (Auto+Bicycle): +4 Stalls / 4 Sta	
(P) Width: 0 Feet / Feet	(P) Provided Compact for Bldg: 0 Stalls / Stalls	
() Dwelling Unit: +7 Units / 7 Units	(P) Provided Disabled for Bldg: +1 Stalls / 1 Stalls	,
(P) NFPA-13D Fire Sprinklers Thru-out	(P) Provided Standard for Bldg: +3 Stalls / 3 Stalls	
(P) Wood (Plywood, OSB, etc.)Shearwall	(P) Short Term Bicycle Parking Provided for Bldg: +8 Spaces	
(P) Methane Site Design Level V - assumed, no testing	(P) Short Term Bicycle Parking Req'd for Bldg: +2 Spaces / 2	
(P) A3 Occ. Group: -7443 Sqft / 0 Sqft	(P) Type V-B Construction	<b>.</b> *
14. APPLICATION COMMENTS:		In the event that any box (i.e. 1-16) is filled to capacity, it is
** Approved Seismic Gas Shut-Off Valve may be required. ** : s.f. parking ratio), proposed use is 7unit apartment building. 4- portion of high ceiling to 2-stories, no exterior work, touching a count for apart. building is per habitable space.) 14 long term	-parking provided for new use (converting and adding floor area to 4 units. Parking	possible that additional information has been captured electronically and could not be printed due to space restrictions. Nevertheless the information printed exceeds that required by section 19825 of the Health and Safety Code of the State of California.

CONTRACTOR, ARCHITECT & ENGINEER NAME	ADDRESS		<u>CLASS</u>	<u>LICENSE #</u>	<u>PHONE #</u>
TOMALEVSKI,, VLADIMIR BOGDANOV	2332 COTNER AVENUE SUITE 303,	LOS ANGELES, CA 90064		C22417	
DEJBAN,, MASOUD	17200 VENTURA BLVD STE 213A,	ENCINO, CA 91316		S2521	
OWNER-BUILDER				0	(310) 234-344

**PERMIT EXPIRATION/REFUNDS:** This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous period of 180 days (Sec. 98,0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of receiving a request for final inspection (HS 17951).

### **17. OWNER-BUILDER DECLARATION**

I hereby affirm under penalty of perjury that I am exempt from the Contractors' State License Law for the following reason (Section 7031.5, Business and Professions Code: Any city or county which requires a permit to construct, alter, improve, demolish, or repair any structure, prior to its issuance, also requires the applicant for such permit to file a signed statement that he or she is licensed pursuant to the provisions of the Contractors License Law (Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code) or that he or she is exempt therefrom and the basis for the alleged exemption. Any violation of Section 7031.5 by any applicant for a permit subjects the applicant to a civil penalty of not more than five hundred dollars (\$500).):

() I, as the owner of the property, or my employees with wages as their sole compensation, will do the work, and the structure is not intended or offered for sale (Sec. 7044, Business and Professions Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who does such work himself or herself or through his or her own employees, provided that such improvements are not intended or offered for sale. If, however, the building or improvement is sold within one year from completion, the owner -builder will have the burden of proving that he or she did not build or improve for the purpose of sale).

OR

15. BUILDING RELOCATED FROM:

X I, as the owner of the property, am exclusively contracting with licensed contractors to construct the project (Sec. 7044, Business and Professions Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who contracts for such projects with a contractor(s) licensed pursuant to the Contractors License Law.)

### **18. WORKERS' COMPENSATION DECLARATION**

I hereby affirm, under penalty of perjury, one of the following declarations :

- O I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued.
- () I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:

Carrier:

Policy Number:

(X) I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.

WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.

### **19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING**

I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safety Code. Information is available at (909) 396-2336 and the notification form at <u>www.aqmd.gov</u>. Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 buildings due to the presence of lead per section 6716 and 6717 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or <u>www.dhs.ca.gov/childlead</u>.

### **20. FINAL DECLARATION**

I certify that I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOVE DECLARATIONS is correct. I agree to

comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).

### By signing below, I certify that:

(1) I accept all the declarations above namely the Owner-Builder Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration / Lead Hazard Warning, and Final Declaration; and

(2) This permit is being obtained with the consent of the legal owner of the property.

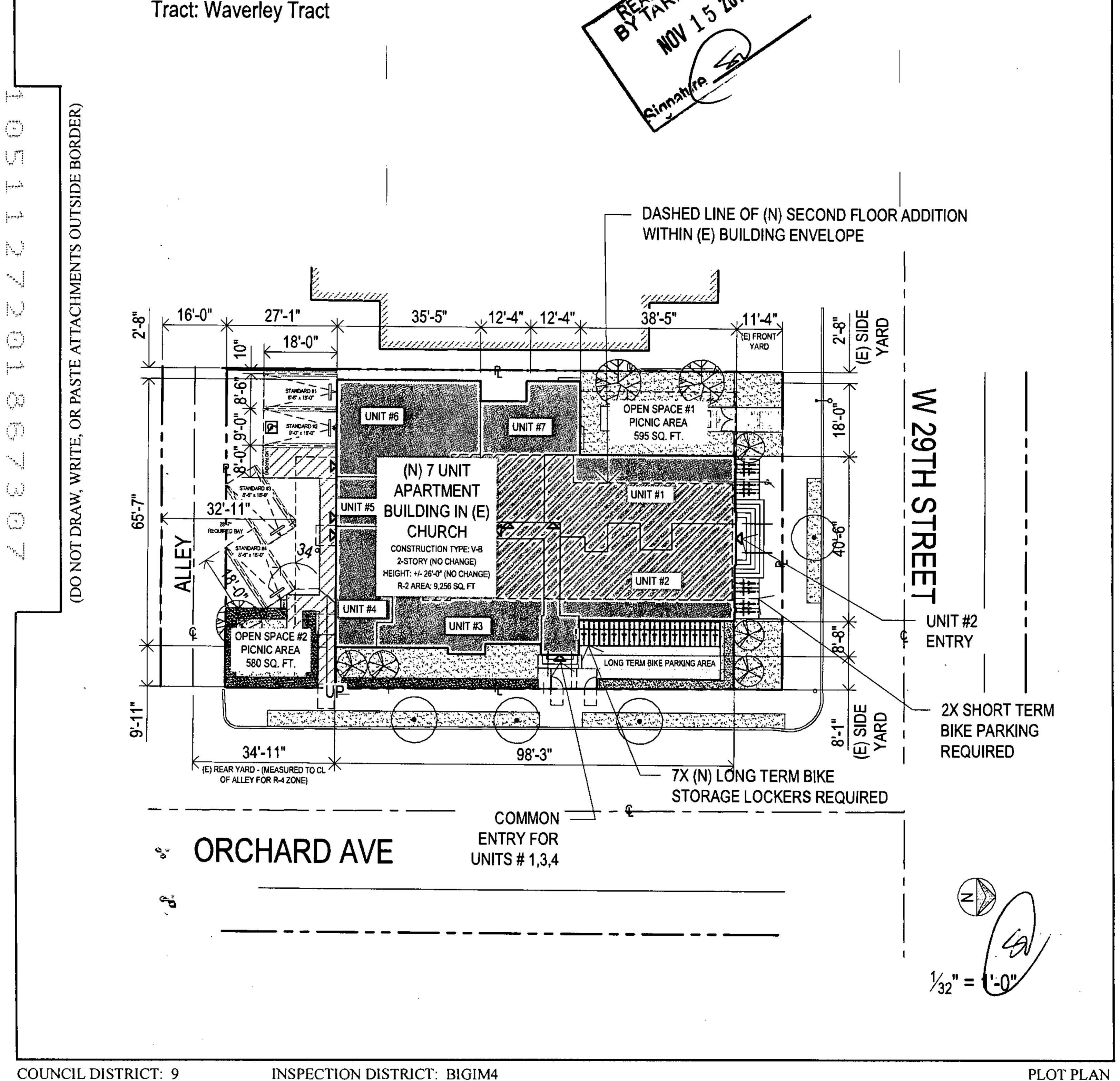
Print Name: DAN STEIN

Sign: Date: 11/15/2018



Owner

2909 S Orchar	d Ave	Permit Application	on #: <b>18016 - 30000 - 1277</b> 4	
Bldg-Addition		City of Los Angeles - Department of Building and Safety	Plan Check #: B18WL02622FO	
Apartment Plan Check		PLOT PLAN ATTACHMENT	Initiating Office: WEST LA Printed on: 11/15/18 10:51:02	
	•		•	
Lo Lo Lo	909 S Orchard Ave os Angeles, CA 9000 PN: 5055-010-001 ot: 48 ot Size: 10,692.7 sqft.	ESSI		



CONTRACTOR A CONTRACT AND ADDRESS AND

## OWNER'S ACKNOWLEDGMENT AND VERIFICATION OF INFORMATION

# **(OWNER-BUILDER DECLARATION)**

Application Number: 18016 - 30000 - 12774

Project Address: 2909 S. ORHARD AUE

DIRECTIONS: Read and initial each statement below to signify you understand or verify this information.

1. I understand a frequent practice of unlicensed persons is to have the property owner obtain an "Owner-Builder" building permit that erroneously implies that the property owner is providing his or her own labor and material personally. I, as an Owner-Builder, may be held liable and subject to serious financial risk for any injuries sustained by an unlicensed person and his or her employees while working on my property. My homeowner's insurance may not provide coverage for those injuries. I am willfully acting as an Owner-Builder and am aware of the limits of my insurance coverage for injuries to workers on my property.

2. I understand building permits are not required to be signed by property owners unless they are *responsible* for the construction and are not hiring a licensed Contractor to assume this responsibility. 3. I understand as an "Owner-Builder" I am the responsible party of record on the permit. I understand that I may protect myself from potential financial risk by hiring a licensed Contractor and having the permit filed in his or her name instead of my own.

154. I understand Contractors are required by law to be licensed and bonded in California and to list their license numbers on permits and contracts.

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- 5. I understand if I employ or otherwise engage any persons, other than California licensed Contractors, and the total value of my construction is at least five hundred dollars (\$500), including labor and materials, I may be considered an "employer" under state and federal law.
- 6.1 understand if I am considered an "employer" under state and federal law, I must register with the state and federal government, withhold payroll taxes, provide workers' compensation disability insurance, and contribute to unemployment compensation for each "employee." I also understand my failure to abide by these laws may subject me to serious financial risk.
- 7. I understand under California Contractors' State License Law, an Owner-Builder who builds singlefamily residential structures cannot legally build them with the intent to offer them for sale, unless *all* work is performed by licensed subcontractors and the number of structures does not exceed four within any calendar year, or all of the work is performed under contract with
- a licensed general building Contractor.
- $\frac{1}{2}$  8. I understand as an Owner-Builder if I sell the property for which this permit is issued, I may be held liable for any financial or personal injuries sustained by any subsequent owner(s) that result from any latent construction defects in the workmanship or materials.
- 9. I understand I may obtain more information regarding my obligations as an "employer" from the Internal Revenue Service, the United States Small. Business Administration, the California Department

of Benefit Payments, and the California Division of Industrial Accidents. I also understand I may contact the California Contractors' State License Board (CSLB) at 1-800-321-CSLB (2752) or www.cslb.ca.gov for more information about licensed contractors.

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services and activities. (Rev. 10/15/18)

Page 3 of 4



# **OWNER'S ACKNOWLEDGMENT AND VERIFICATION OF INFORMATION**

а. С. н. с. т.

(OWNER-BUILDER DECLARATION, cont.)

18016-3000, 12774 **Application Number:** 

2909 J. ORCHAND ACK

**Project Address:** 

 $X_10$ . I am aware of and consent to an Owner-Builder building permit applied for in my name, and understand that I am the party legally and financially responsible for proposed construction activity at the following address: <u>2909 S. ORCHARD HUE</u>  $X_11$ . I agree that, as the party legally and financially responsible for this proposed construction activity, will abide by all applicable laws and requirements that govern Owner-Builders as well as employers. 12. I agree to notify the issuer of this form immediately of any additions, deletions, or changes to any of the information I have provided on this form. Licensed contractors are regulated by laws designed to protect the public. If you contract with someone who does not have a license, the Contractors' State License Board may be unable to assist you with any financial loss you may sustain as a result of a complaint. Your only remedy against unlicensed Contractors may be in civil court. It is also important for you to understand that if an unlicensed Contractor or employee of that individual or firm is injured while working on your property, you may be held liable for damages. If you obtain a permit as Owner-Builder and wish to hire Contractors, you will be responsible for verifying whether or not those Contractors are properly licensed and the status of their workers' compensation insurance coverage. Before a building permit can be issued, this form must be completed and signed by the property owger and returned to the agency responsible for issuing the permit.

13. I understand that to obtain an Owner-Builder permit for electrical, plumbing or mechanical work that require a qualified installer, I must abide by all of the following restrictions:

(1) Perform the work prior to sale of the dwelling

(2) Be a homeowner that has resided in the residence for at least 12 months prior to the completion of the work described in the permit

(3) Obtain Owner-Builder permit for not more than two structures during any three year period

I declare that I have complied or will comply with these requirements by the time the work described in the permit is completed.

Note: A copy of the property owner's driver's license, form notarization, or other verification acceptable to the agency is required to be presented when the permit is issued to verify the property owner's signature.

Owner's Name: THE PEWS AT 56 UC BY DAN STEIN COMMARCEN Date: 11/15/18

SEC. 3. Section 19830 of the Health and Safety Code is repealed. SEC. 4. Section 19831 of the Health and Safety Code is repealed. SEC. 5. Section 19832 of the Health and Safety Code is repealed.

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services and activities. (Rev. 10/15/18)

Page 4 of 4

<b>2909 S Orchard Ave</b>				Permit #: Plan Check #: B19WL00209 Event Code:		<b>30001 - 12774</b> ted: 01/15/19 11:08 AM
Bldg-Alter/Repair GREEN - NO	ONE	•	City of Los Angeles - Department of Bu	ilding and Safety	Issued on: 01/	15/2019
Apartment Plan Check at Counter	•		<b>APPLICATION FOR BUILD</b>	ING PERMIT	Last Status: Issu	ed
Plan Check			AND CERTIFICATE OF OC	CCUPANCY	Status Date: 01/	15/2019
<u>1. TRACT</u> WAVERLEY TRACT	BLOCK	<u>LOT(s)</u> 48	<u>ARB</u>	COUNTY MAP REF # M R 12-28	<u>PARCEL ID # (PIN #)</u> 120B197 181	<u>2. ASSESSOR PARCEL#</u> .5055 - 010 - 001
<u>3. PARCEL INFORMATION</u> Area Planning Commission - South I	os Angeles		Census Tract - 2219 00	Thomas Brothe	rs Man Grid - 634-A7	

	LADBS Branch Office - LA Council District - 9 Certified Neighborhood Council - Empowerment Community Plan Area - South Los Angeles	Census Tract - 2219.00 District Map - 120B197 Energy Zone - 8 Congress North Methane Hazard Site - Me Near Source Zone Distanc	-	Thomas Brothers Map Grid - 634-A7 Thomas Brothers Map Grid - 634-B7	
ļ	<b>ZONES(S):</b> [Q]R4-1-O				
	<b>4. DOCUMENTS</b> SPA - North University Park SPA - South Los Angeles Alcohol Sales ORD - ORD-125991 ORD - ORD-155691	ORD - ORD-156691 ORD - ORD-157710 ORD - ORD-158193 ORD - ORD-158194	ORD - ORD-162128 ORD - ORD-167121-SA6450 ORD - ORD-171681 ORD - ORD-171682	ORD - ORD-180218 DTRM - DIR-2017-407 CPC - CPC-15465 CPC - CPC-1980-29122	,
ţ	5. CHECKLIST ITEMS Permit Flag - Not a Fire Life Safety Project		· · · · · · · · · · · · · · · · · · ·		
	<u>6. PROPERTY OWNER, TENANT, APPLICANT INF</u> Owner(s):	ORMATION	For Cashier's U	Use Only	W/O #: 81612774
,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	PEWS AT SC LLC 12100 OLYMPIC BLVD STE 350, LOS A	NGELES CA 90064			
	Tenant:				
	Applicant: (Relationship: Agent for Owner)				

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VICTOR KROH -

, -- (310) 914-5577

7. EXISTING USE

PROPOSED USE

(05) Apartment

(07) Garage - Private

### 8. DESCRIPTION OF WORK

supplemental permit to 18016-30000-12774 to revise the inventory to change the fire sprinkler type from NFPA13-D to NFPA 13-R and change from owner/builder to contractor.

.

### 9. # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION		
BLDG. PC By: Tarik Saoud	DAS PC By:	
OK for Cashier: Tarik Saoud	Coord. OK:	
Signature:	Date: 01/15/2019	
11. PROJECT VALUATION Final Fee Period		
Permit Valuation: \$101	PC Valuation: \$0	

WL MARI 302073875 1/15/2019 1	1:07:54 AM
BUILDING PERMIT COMM	\$130.00
BUILDING PLAN CHECK	\$0.00
EI RESIDENTIAL	\$0.50
DEV SERV CENTER SURCH	\$4.73
SYSTEMS DEVT FEE	\$9.45

### Total Bond(s) Due:

### 12. ATTACHMENTS

.

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.



CITY PLANNING SURCH		\$9.42
MISCELLANEOUS		\$10.00
PLANNING GEN PLAN MAINT SURCE	I	<b>\$10.99</b>
CA BLDG STD COMMISSION SURCH	AF.GE	\$1.00
BUILDING PLAN CHECK		\$27.00
LINKAGE FEE	•	\$0.00
Sub Total:		\$203.09
Permit #: 180163000112774		
Building Card #: 2019WL96092		
Receipt #: 0302145236		

Page 1 of 2

# CITY OF LOS ANGELES CALIFORNIA



ERIC GARCETTI MAYOR

# **CERTIFICATE OF OCCUPANCY**

**<u>OWNER</u>** PEWS AT SC LLC

 No building or structure or portion thereof and no trailer park or portion

 thereof shall be used or occupied until a Certificate of Occupancy has been

 issued thereof.
 Section

 CERTIFICATE:
 Issued-Valid
 DATE:

12100 W OLYMPIC BLVD STE 350			BY:	DAVID	TSAU	12/10/2019
LOS ANGELES CA		90064	<b>GREEN - MANDA</b>	TORY		
SITE IDENTIFICATION ADDRESS: 2909 S ORCHARD AVE 90007						
LEGAL DESCRIPTION TRACT WAVERLEY TRACT	<u>BLOCK</u>	<u>LOT(s</u> <b>48</b>	) <u>ARB</u>	<u>CO. MAP REF #</u> <b>M R 12-28</b>	<u>PARCEL PIN</u> 120B197 181	
This certifies that, so far as ascertained or made known to the uncomplies with the applicable construction requirements (Chapter the use and occupancy group in which it is classified and with applicable affidavits or building and zoning code modifications whether lister	9) and/or the applicable zon plicable requirements of the	ning requirement	ts (Chapter 1) of the Los A	Angeles Municipal Code fo	or	
COMMENT CHANGE OF USE FROM CHURCH TO 7-0	UNIT APARTMENT AND	ADDITION	AT THE SECOND FLOC	OR.		
<u>USE</u> <u>PRIMARY</u> <u>OTHER</u>						

Apartment (·	-) None			
<u>PERMITS</u> 18016-30000-12774 18016-30001-12774				
STRUCTURAL INVENTORY ITEM DESCRIPTION Height (ZC) Length Methane Site Design Level V - assumed, no testing NFPA-13R Fire Sprinklers Thru-out Stories Type V-B Construction Width Wood (Plywood, OSB, etc.)Shearwall A3 Occ. Group R2 Occ. Group Long Term Bicycle Parking Provided for Bldg Long Term Bicycle Parking Req'd for Bldg Parking Req'd for Bldg (Auto+Bicycle) Provided Compact for Bldg Provided Disabled for Bldg Short Term Bicycle Parking Provided for Bldg Short Term Bicycle Parking Req'd for Bldg	CHANGED 0 Feet 0 Feet 0 Stories 0 Feet -7443 Sqft 9256 Sqft 14 Spaces 7 Spaces 4 Stalls 0 Stalls 1 Stalls 3 Stalls 3 Stalls 8 Spaces 2 Spaces	TOTAL 0 Sqft 9256 Sqft 14 Spaces 7 Spaces 4 Stalls 1 Stalls 3 Stalls 8 Spaces 2 Spaces		BUILDING AND SAFET 187102 LA 9 INSPECTN BLDGINSP CofO Issued DAVID TSAU 12/10/2019
			APPROVED BY: EXPIRATION DATE:	DAVID TSAU

08-B-95A

Page 2 of 2

Zone: [Q]R4-1-O <u>PARCEL DOCUME</u> City Planning Cases (CP		City Planning Cases (CPC) CPC-1980-29122-ZC-HD-BL	City Planning Cases (CPC)	CPC-1983-506
Energy Zone: 8 Near Source Zone Distan	ıce: 1.6	LADBS Branch Office: LA Thomas Brothers Map Grid: 634-A7	Methane Hazard Site: Met Thomas Brothers Map Gri	
<b>PARCEL INFORMA</b> Area Planning Commiss Community Plan Area: S	ion: South Los Angeles	Census Tract: 2219.00 Council District: 9	District Map: 120B197	ouncil: Empowerment Congress North Area
18016-30001-12774	2909 S Orchard Ave	floor. supplemental permit to 18016-30000-12774 to revise the fire sprinkler type from NFPA13-D to NFPA 13-R and c to contractor.	DAVID TSAU Permit Finaled - 07/19/2019 JOEY BUCHANAN	
PERMIT NUMBER 18016-30000-12774	PERMIT ADDRESS 2909 S Orchard Ave	PERMIT DESCRIPTION change of use from existing church to 7-unit apartment a	and Addition at the second	STATUS - DATE - BY CofO Issued - 12/10/2019

Angeles

Community Development Block Grant (CDBG)	Community Development Block Grant (CDBG) SEZ-LOS	Director's Determination (DTRM)
LARZ-Central City	ANGELES STATE ENTERPRISE ZONE	DIR-2017-4072-COA-DRB-SPP
Ordinance (ORD) ORD-125991	Ordinance (ORD) ORD-155691	Ordinance (ORD) ORD-156691
Ordinance (ORD) ORD-157710	Ordinance (ORD) ORD-158193	Ordinance (ORD) ORD-158194
Ordinance (ORD) ORD-162128	Ordinance (ORD) ORD-167121-SA6450	Ordinance (ORD) ORD-171681
Ordinance (ORD) ORD-171682	Ordinance (ORD) ORD-180218	Specific Plan Area (SPA) North University Park
Specific Plan Area (SPA) South Los Angeles Alcohol Sales	Zoning Information File (ZI) ZI-2365 Ordinance 167121	Zoning Information File (ZI) ZI-2374 LOS ANGELES STATE
	Correction	ENTERPRISE ZONE
Zoning Information File (ZI) ZI-2397 N University Park - Expo	Zoning Information File (ZI) ZI-2452 Transit Priority Area in	
Park - W Adams	the City of Los A	
<u>CHECKLIST ITEMS</u>		
Attachment - Owner-Builder Declaration	Attachment - Plot Plan	Permit Flag - Not a Fire Life Safety Project
Permit Flag - Rec and Parks Fee Memo Reqd	Special Inspect - Concrete>2.5ksi	Special Inspect - Epoxy Bolts
Special Inspect - Structural Observation	Special Inspect - Structural Wood (periodic)	Std. Work Descr - Seismic Gas Shut Off Valve
Storm Water - LID Project		
PROPERTY OWNER, TENANT, APPLICANT INFORM		
<u>OWNER(S)</u>		
Pews At Sc Llc	12100 Olympic Blvd STE 350	LOS ANGELES CA 90064
TENANT		
APPLICANT		

### **BUILDING RELOCATED FROM:**

<u>NAME</u>	ADDRESS		<u>CLASS</u>	LICENSE #	PHONE #
A) Tomalevski,, Vladimir Bogdanov	2332 Cotner Avenue Suite 303,	Los Angeles, CA 90064	NA	C22417	
C) Bravo Romel	3172 Verdugo Pl,	Los Angeles, CA 90065	В	801178	
E) Dejban,, Masoud	17200 Ventura Blvd Ste 213a,	Encino, CA 91316	NA	S2521	
O), Owner-Builder	•	•	NA	0	(310) 234-3442

ADDRESS:

## 2909 S ORCHARD AVE 90007

LEGAL DESCRIPTION-ALL						
<u>TRACT</u>	<u>BLOCK</u>	LOT(s)	<u>ARB</u>	CO.MAP REF #	PARCEL PIN	<u>APN</u>
WAVERLEY TRACT		<b>48</b>		M R 12-28	120B197 181	5055-010-001

13. STRUCTURE INVENTORY (Note: Numeric measurement data	in the format "number / number" implies "change in numeric value / total resulting numeri	value") 18016 - 30001 - 127
<ul> <li>() Floor Area (ZC): 0 Sqft / Sqft</li> <li>(P) Height (ZC): 0 Feet / Feet</li> <li>(P) Length: 0 Feet / Feet</li> <li>(P) Stories: 0 Stories / Stories</li> <li>(P) Width: 0 Feet / Feet</li> <li>() Dwelling Unit: 0 Units / Units</li> <li>(P) NFPA-13R Fire Sprinklers Thru-out</li> <li>(P) Wood (Plywood, OSB, etc.)Shearwall</li> <li>(P) Methane Site Design Level V - assumed, no testing</li> <li>(P) A3 Occ. Group: 0 Sqft / Sqft</li> </ul>	<ul> <li>(P) R2 Occ. Group: 0 Sqft / Sqft</li> <li>(P) Parking Req'd for Bldg (Auto+Bicycle): 0 Stalls / Stall</li> <li>(P) Parking Req'd for Site (Auto+Bicycle): 0 Stalls / Stall</li> <li>(P) Type V-B Construction</li> </ul>	ŕ
11. APPLICATION COMMENTS: Linkage Fee Exempt: Not a Development Project		In the event that any box (i.e. 1-16) is filled to capacity, it is possible that additional information has been captured electronically and could not be printed due to space restrictions. Nevertheless the information printed exceeds that required by section 19825 of the Health and Safety Code of the State of California.

<u>15. BUILDING RELOCATED FROM:</u>					·.	
16. CONTRACTOR, ARCHITECT & ENGINEER NAME	ADDRESS		CLASS	LICENSE #	PHONE #	
(A) TOMALEVSKI,, VLADIMIR BOGDANOV	2332 COTNER AVENUE SUITE 303,	LOS ANGELES, CA 90064		C22417		
(C) BRAVO ROMEL	3172 VERDUGO PL,	LOS ANGELES, CA 90065	В	801178		
(E) DEJBAN,, MASOUD	17200 VENTURA BLVD STE 213A,	ENCINO, CA 91316		S2521		

PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous period of 180 days (Sec. 98,0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of receiving a request for final inspection (HS 17951).

### **17. LICENSED CONTRACTOR'S DECLARATION**

I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and Professional Code related to my ability to take prime contracts or subcontracts involving specialty trades.

Contractor:

License Class:
----------------

B License No.: 801178

.

BRAVO ROMEL

### 18. WORKERS' COMPENSATION DECLARATION

I hereby affirm, under penalty of perjury, one of the following declarations :

() I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued.

() I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers'

compensation insurance carrier and policy number are	ance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers
Carrier:	Policy Number:
	this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of o the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.
	PENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND OLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION RNEY'S FEES.
	19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING
909) 396-2336 and the notification form at <u>www.aqmd.gov</u> . Lead safe c	as been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safety Code. Information is available at construction practices are required when doing repairs that disturb paint in pre-1978 buildings due to the presence of lead per section vices for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or <u>www.dhs.ca.gov/childlead</u> .
	20. CONSTRUCTION LENDING AGENCY DECLARATION

I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civil Code).

Lender's Name (If Any):

Lender's Address : \_\_\_\_\_

### 21. FINAL DECLARATION

I certify that I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOVE DECLARATIONS is correct. I agree to comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).

### By signing below, I certify that:

(1) I accept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration / Lead Hazard Warning, Construction Lending Agency Declaration, and Final Declaration; and

(2) This permit is being obtained with the consent of the legal owner of the property.

Date: 01/15/2019 X Print Name: ROMEL BRAVO Authorized Agent Contractor Sign: \_\_\_\_

Attachment G: ZIMAS Parcel Profile Report



### **City of Los Angeles** Department of City Planning

### 5/21/2020 PARCEL PROFILE REPORT

PROPERTY ADDRESSES	Address/Legal Information	
2909 S ORCHARD AVE	PIN Number	120B197 181
1276 W 29TH ST	Lot/Parcel Area (Calculated)	10,692.7 (sq ft)
	Thomas Brothers Grid	PAGE 634 - GRID A7
ZIP CODES	-	PAGE 634 - GRID B7
90007	Assessor Parcel No. (APN)	5055010001
	Tract	WAVERLEY TRACT
RECENT ACTIVITY	Map Reference	M R 12-28
CHC-2020-3286-HCM	Block	None
ENV-2020-3287-CE	Lot	48
	Arb (Lot Cut Reference)	None
CASE NUMBERS	Map Sheet	120B197
CPC-2008-1552-CPU	Jurisdictional Information	
CPC-2005-5848-CA	Community Plan Area	South Los Angeles
CPC-19XX-15465	Area Planning Commission	South Los Angeles
CPC-1990-346-CA	Neighborhood Council	Empowerment Congress North Area
CPC-1986-603-GPC	Council District	CD 9 - Curren D. Price, Jr.
CPC-1983-506	Census Tract #	2219.00
CPC-1980-29122-SP	LADBS District Office	Los Angeles Metro
ORD-180218	Planning and Zoning Information	
ORD-171682	Special Notes	ZI-2477 South Los Angeles Community Plan Adoption
ORD-171681	Zoning	[Q]R4-1-O
ORD-167121-SA6450	Zoning Information (ZI)	ZI-2374 LOS ANGELES STATE ENTERPRISE ZONE
ORD-162128		ZI-2365 Ordinance 167121 Correction
ORD-158194		ZI-2477 South Los Angeles Community Plan Adoption
ORD-158193		ZI-2452 Transit Priority Area in the City of Los Angeles
ORD-157710		ZI-2397 North University Park - Exposition Park - West Adams
ORD-156691		ZI-2440 North University Park
ORD-155691		ZI-1231 South Los Angeles Alcohol Sales
ORD-125991	General Plan Land Use	Low Medium II Residential
DIR-2017-4072-COA-DRB-SPP-WDI	General Plan Note(s)	Yes
ENV-2017-4073-CE	Hillside Area (Zoning Code)	No
ENV-2013-3392-CE	Specific Plan Area	North University Park
ENV-2008-1781-EIR	Subarea	None
ENV-2005-6078-ND	Specific Plan Area	South Los Angeles Alcohol Sales
ND-84-384-CP	Subarea	None
	Special Land Use / Zoning	None
	Historic Preservation Review	Yes
	Historic Preservation Overlay Zone	None
	Other Historic Designations	None
	Other Historic Survey Information	None
	Mills Act Contract	None
	CDO: Community Design Overlay	None
	CPIO: Community Plan Imp. Overlay	None
	Subarea	None
	CUGU: Clean Up-Green Up	None
	HCR: Hillside Construction Regulation	No

NSO: Neighborhood Stabilization Overlay	North University Park - Exposition Park - West Adams
POD: Pedestrian Oriented Districts	None
RFA: Residential Floor Area District	None
RIO: River Implementation Overlay	No
SN: Sign District	No
Streetscape	No
Adaptive Reuse Incentive Area	None
Affordable Housing Linkage Fee	
Residential Market Area	Low
Non-Residential Market Area	Exempt
Transit Oriented Communities (TOC)	Tier 2
RPA: Redevelopment Project Area	None
Central City Parking	No
Downtown Parking	No
Building Line	None
500 Ft School Zone	No
500 Ft Park Zone	No
Assessor Information	
Assessor Parcel No. (APN)	5055010001
Ownership (Assessor)	
Owner1	PEWS AT SC LLC
Address	12100 W OLYMPIC BLVD STE 350 LOS ANGELES CA 90064
Ownership (Bureau of Engineering, Land Records)	LOS ANGELES CA 90004
Owner	THE PEWS AT SC LLC
Address	12100 W OLYMPIC BLVD STE 350
	LOS ANGELES CA 90064
APN Area (Co. Public Works)*	0.245 (ac)
Use Code	7100 - Institutional - Church - One Story
Assessed Land Val.	\$1,167,328
Assessed Improvement Val.	\$955,087
Last Owner Change	03/30/2017
Last Sale Amount	\$2,000,020
Tax Rate Area	210
Deed Ref No. (City Clerk)	352677
Building 1	
Year Built	0
Building Class	DX
Number of Units	0
Number of Bedrooms	0
Number of Bathrooms	0
Building Square Footage	7,443.0 (sq ft)
Building 2	No data for building 2
Building 3	No data for building 3
Building 4	No data for building 4
Building 5	No data for building 5
Rent Stabilization Ordinance (RSO)	No [APN: 5055010001]
Additional Information	
Airport Hazard	None
Coastal Zone	None
Farmland	Area Not Mapped
Urban Agriculture Incentive Zone	YES
Very High Fire Hazard Severity Zone	No
Fire District No. 1	No
Fire District No. 1	INU

Watercourse	No
Hazardous Waste / Border Zone Properties	No
Methane Hazard Site	Methane Zone
High Wind Velocity Areas	No
Special Grading Area (BOE Basic Grid Map A- 13372)	No
Wells	None
Seismic Hazards	
Active Fault Near-Source Zone	
Nearest Fault (Distance in km)	1.5630144
Nearest Fault (Name)	Puente Hills Blind Thrust
Region	Los Angeles Blind Thrusts
Fault Type	В
Slip Rate (mm/year)	0.7000000
Slip Geometry	Reverse
Slip Type	Moderately / Poorly Constrained
Down Dip Width (km)	19.0000000
Rupture Top	5.0000000
Rupture Bottom	13.0000000
Dip Angle (degrees)	25.0000000
Maximum Magnitude	7.1000000
Alquist-Priolo Fault Zone	No
Landslide	No
Liquefaction	No
Preliminary Fault Rupture Study Area	No
Tsunami Inundation Zone	No
Economic Development Areas	
Business Improvement District	None
Hubzone	Qualified
Opportunity Zone	No
Promise Zone	South Los Angeles Transit Empowerment Zone
State Enterprise Zone	LOS ANGELES STATE ENTERPRISE ZONE
Housing	
Direct all Inquiries to	Housing+Community Investment Department
Telephone	(866) 557-7368
Website	http://hcidla.lacity.org
Rent Stabilization Ordinance (RSO)	No [APN: 5055010001]
Ellis Act Property	No
Public Safety	
Police Information	
Bureau	South
Division / Station	Southwest
Reporting District	338
Fire Information	
Bureau	South
Batallion	13
District / Fire Station	15

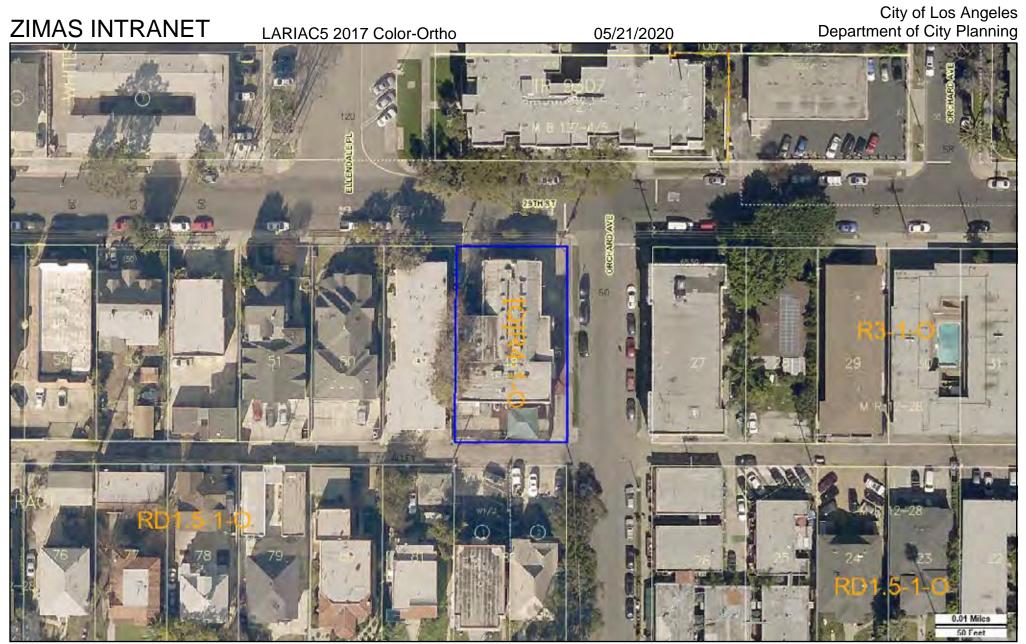
### **CASE SUMMARIES**

Note: Information for case summaries is retrieved from the Planning Department's Plan Case Tracking System (PCTS) database.

Note: Information for cas	
Case Number:	CPC-2008-1552-CPU
Required Action(s):	CPU-COMMUNITY PLAN UPDATE
Project Descriptions(s):	SOUTH LOS ANGELES NEW COMMUNITY PLAN PROGRAM
Case Number:	CPC-2005-5848-CA
Required Action(s):	CA-CODE AMENDMENT
Project Descriptions(s):	PROPOSED ORDINANCE TO ESTABLISH THE UNIVERSITY OFF-CAMPUS OVERLAY DISTRICT IN THE AREA BOUNDED BY 10FWY TO NORTH, 110 FWY TO EAST, MLK BLVD TO THE SOUTH AND NORMANDIE AVE TO THE WEST
Case Number:	CPC-19XX-15465
Required Action(s):	Data Not Available
Project Descriptions(s):	
Case Number:	CPC-1990-346-CA
Required Action(s):	CA-CODE AMENDMENT
Project Descriptions(s):	AMENDMENT TO THE L.A.M.C. TO - DRAFT AN ORDINANCE TO PROHIBIT THE GRANTING OF A CONDITIONAL USE PERMIT FOR THE OFF-SITE SALE OF ALCOHOLIC BEVERAGES (LOURDES GREEN/KAREN HOO)\
Case Number:	CPC-1986-603-GPC
Required Action(s):	GPC-GENERAL PLAN/ZONING CONSISTENCY (AB283)
Project Descriptions(s):	GENERAL PLAN/ZONING CONSISTENCY PROGRAM
Case Number:	CPC-1983-506
Required Action(s):	Data Not Available
Project Descriptions(s):	SPECIFIC PLN ORD FOR INTERIM CONDITIONAL USE APPRVL FOR ESTABLISHMENTS FOR THE SALE OF ALCOHOL WHICH ARE GENERALLY LOCATED INTHE SOUTH CENTRAL AREA OF THE CITY
Case Number:	CPC-1980-29122-SP
Required Action(s):	SP-SPECIFIC PLAN (INCLUDING AMENDMENTS)
Project Descriptions(s):	PROPOSED NORTH UNIVERSITY PARK SPECIFIC PLAN BOUNDED BY ADAMS BLVD., HOOVER ST., VERMONT AVENUE AND THE ALLEY SOUTH OF 30TH STREET, ALSO TO BE CONSIDERED ARE SEVERAL CHANGES OF ZONE AND BUILDING LINE REMOVALS
Case Number:	DIR-2017-4072-COA-DRB-SPP-WDI
Required Action(s):	WDI-WAIVER OF DEDICATIONS AND IMPROVEMENTS
	COA-CERTIFICATE OF APPROPRIATENESS
	DRB-DESIGN REVIEW BOARD
	DRB-DESIGN REVIEW BOARD SPP-SPECIFIC PLAN PROJECT PERMIT COMPLIANCE
Project Descriptions(s):	
Project Descriptions(s): Case Number:	SPP-SPECIFIC PLAN PROJECT PERMIT COMPLIANCE PURSUANT TO SECTION 12.30.3K, A CERTIFICATE OF APPROPRIATENESS AND SECTION 11.5.7, PROJECT PERMIT COMPLIANCE WITH A DESIGN REVIEW BOARD, FOR THE CONVERSION OF EXISTING CHURCH INTO 7-UNIT APARTMENT BUILDING (8,693 SQUARE FEET OVER TWO FLOORS AND RETAIN A MAXIMUM HEIGHT OF 24.5'). PARKING FOR 12 CARS &
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### DATA NOT AVAILABLE

ORD-180218 ORD-171682 ORD-171681 ORD-167121-SA6450 ORD-162128 ORD-158194 ORD-158193 ORD-157710 ORD-156691 ORD-155691 ORD-125991



Address: 2909 S ORCHARD AVE APN: 5055010001 PIN #: 120B197 181 Tract: WAVERLEY TRACT Block: None Lot: 48 Arb: None Zoning: [Q]R4-1-O General Plan: Low Medium II Residential



Attachment H: Prior Survey

OFFICE OF HISTORIC PRESERVATION \* \* \* Directory of Properties in the Historic Property Data File for LOS ANGELES County. Page 558 03-15-11 PROJ.REVW. HUD021119N 12/04/02 2D AC 167151 2130 W 29TH PL LOS ANGELES Р HIST.RES. DOE-19-02-1131-0151 12/04/02 2D AC PROJ.REVW. HUD021119N 12/04/02 2D AC. 167152 2131 W 29TH PL HIST.RES. DOE-19-02-1131-0152 12/04/02 2D LOS ANGELES P AC.

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167153		2136 W 29TH PL		LOS	ANGELES	P		HIST.RES.	DOE-19-02-1131-0153	12/04/02	20	AC
								PROJ.REVW.	N00021119N	12/04/02	SD	AC
167154		2137 W 29TH PL		LOS	ANGELES	P		HIST.RES.	DOB-19-02-1131-0154		20	AC
								PROJ.REVW.	NUD021119N	12/04/02	20	AC
116393		2349 W 29TH PL		LOS	ANGELES	P	1915	HIST RES.	DOE-19-96-0300-0000		60	
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006060	19-172640					_						
02000		1137 W 29TH ST		LOS	ANGELES	P	1898	MIST.SDRV.	0053-4188-0000		7R	
005050	19-162764											
076363	19-172849	1143 W 29TH ST		105	ANGELES	P	1907	RIST.SURV.	0053-4189-0000		3\$	
	19-162763											
026870	19-172850	1151 W 29TH ST		LOS	ANGELES	P	1922	KIST.SURV.	0053-4190-0000		78	
	19-162762											
026878	19-172858	1154 W 29TH ST		LOS	ANGELES	P	1885	KIST.SURV.	0053-4198-0000		35	
	19-162766											
026871	19-172851	1159 W 29TH ST		LOS	ANGELES	P	1900	NIST.SURV.	0053-4191-0000		78	
	19-162761											
026879	19-172859	1162 W 29TH ST		LOS	ANGELES	P	1891	NIST SURV.	0053-4199-0000		35	
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026872	19-172052	1175 W 29TH ST		1.08			1000	UT OT OUDU	AAC			
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026873	19-172853	1179 W 29TH ST		LOS	ANGELES	P	1907	HIST.SURV,	0053-4193-0000		73	
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0208/4	19-172854	1197 W 29TH ST		LOS	ANGELES	P	1900	HIST.SURV.	0053-4194-0000		35	
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026882	19-172862	1200 W 29TH <b>ST</b>		LOS	ANGELES	P	1900	HIST.SURV.	0053-4202-0000		35	
	19-162770											
026075	19-172855	1207 W 29TH ST		LOS	ANGELES	P	1900	HIST.SURV.	DD53-4195-0000		35	
	19-162757											
026003	19-172863	1222 W 29TH ST		LOS	ANGELES	P	1907	HIST.SURV.	DD53-4203-0000		35	
	19-162771											
026884	19-172864	1248 W 29TH ST		LOS	ANGELES	P	1900	HIST. SURV.	0053-4204-0000		7N	
	19-162772											
026005	19-172865	1256 W 29TH ST		LOS	AMGELES	P	1922	HIST. SURV.	DD53-4205-0000		7.N	
	19-162773					-						
026896	19-172866	1276 W 29TH ST	GREATER TRUE LIGHT BAPTIST CHURCH	LOS	ANGELES	P	1911	HIST. SURV.	0053-4206-0000		28	
	19-162774					•		The second se			*15	
026887	19-172967	1286 W 29TH ST		105	ANGELES	¥	1900	HIST.SURV.	0053-4207-0000		35	
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	13-102111											

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

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### HISTORIC RESOURCES INVENTORY

DENTIF	ICATION	Cuestan I		Le Min-				
1.	Common name:	Greater	true Lig	nt Miss	lonary 1	Saptist C	nurch	
2.	Historic name: _						1.00	
З.	Street or rural ad	dress: 1276	W. 29th	Street		N. Unive	rsity Park	
	City Los	Angeles		Zip	90007	County	Los Angele:	<u>s</u>
4.	Parcel number:	Lot 48 W	Vaverly	Tract		(5055	010 001)	
5.	Present Owner:	Greater 1	'rue Lig	ht Bapt	ist Chur	chAddress:	1276 W. 29	9th St.
	City Los A	ngeles	2	ip <u>90007</u>	Ownership	is: Public	Private _	х
Б.	Present Use:	Church	_	Ori	ginal use:	Church		

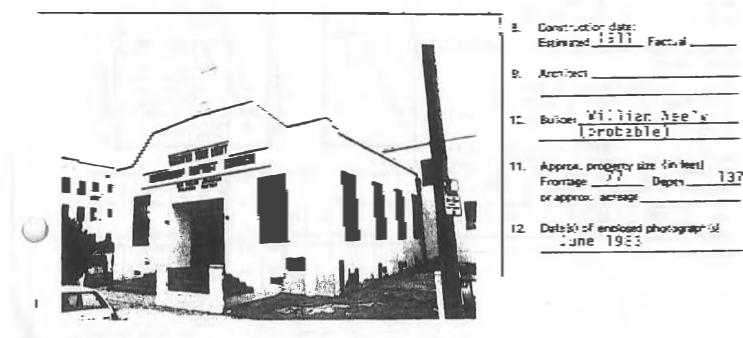
L

### DESCRIPTION

7a. Architectural style: Spanish Colonial Revival influence

7b. Briefly describe the present *physical description* of the site or structure and describe any major alterations from its original condition:

This building is a one story stucco church, built in a rectangular plan and designed in a manner influenced by the Spanish Colonial Revival style. Major architectural features include a raised central entrance, a symmetrical facade, a flat roof with a stepped parapet wall, a prominent cross on the roof, and two rear wings. Architectural details include dual entrance doors, multi-paned windows, an absense of ornamentation and a side entrance. The structure has had several additions and some interior modifications.



<ul> <li>13 Cendition: Excellent</li></ul>			
<ul> <li>15. Surroundings: [Check more than one if necessary] Open landScattered buildingsDensely built-up</li></ul>			d No longer in existence
Residential       A industrial       Commercial       Other:         16.       Threats to site:       None known	14.	Alterations: rear additions	
Public Works project       Other:         17. Is the surgions: site? X       Moved?         18. Related features:	15.	Surroundings: (Check more than one if necessary) Open land Residential Industrial Commercial Other;	Scattered buildings Densely built-up
<ul> <li>11. Related fastures:</li> <li>SIGNIFICANCE</li> <li>12. Briefly state historical and/or architectural importance (include datas, events, and persons associated with the vite)</li> <li>The North University Park area was annexed to the City of Los Angeles on April 2, 1896 as a portion of the Southern and Western Additions. This church is located on Lot 48 of the Waverly Tract, which was recorded in November 1886.</li> <li>That of the was a structure assessed on the lot for \$2,500. The owner was the Orchard Avenue Baptist Church. On May 8, 1911, Type 3 permit #3914 was issued to build several additions onto the existing 60' X 62' building. The architect and contractor was William Neely, who is listed in the 1911 City Directory as a contractor. This church, which is still active today, was apparently in existence in 1901. The Orchard Avenue Baptist Church and W.W. Fisher also owned the structure that preceded the current church. This church and is an addition to the neighborhood.</li> <li>20. Main theme of the Nisceic mource: (If more than one is backed, number in order of importance). Architecture is of an eligible for of importance. This church of arise Lieure ison and the structure state of the structure and is an addition to the neighborhood.</li> <li>20. Main theme of the Nisceic mource: (If more than one is backed, number in order of importance) and their data.</li> <li>21. Sources (List books, documents, surveys, personal Interview and their data.</li> <li>22. Date form prepared: 8/83 revision/update by (neme) of TYBZ R. Tresdale form of provide the structure is a structure is a structure is the structure is a structure</li></ul>	16.	Threats to site: None known Private development Public Works project Other:	X Zoning X Vendelism X
<ul> <li>Significance</li> <li>Briefly state historical and/or architectural importance (include dates, events, and persons associated with the site)</li> <li>The North University Park area was annexed to the City of Los Angeles on April 2, 1896 as a portion of the Southern and Western Additions. This church is located on Lot 48 of the Maverly Tract, which was recorded in November 1886.</li> <li>Tract, which was recorded in November 1886.</li> <li>Toll, there was a structure already insistence on the lot, valued at \$3,000. This structure was gone by 1911. In 1912, the owner was the Orchard Avenue Baptist Church. On May 8, 1911, Type 3 permit #3914 was issued to build several additions onto the existing 60' K62' building. The architect and contractor was dontractor.</li> <li>This church, which is still active today, was apparently in existence in 1901. The Orchard Avenue Baptist Church and K.M. Fisher also owned the structure that preceded the current church. This church relates to the other residential structures along.</li> <li>W. 29th Street, and is an addition to the neighborhood.</li> <li>Mein them of the historic mouse: (If more than one is the clease. Introduced its and architecture data).</li> <li>Dept. of Building &amp; Safety Los Angeles County Archives to sola/Education and the tastor.</li> <li>Boy consel (List books, documents, surveys, personal Interview, and issended of movements. Social/Education</li></ul>	17.	Is the structure: On its original site? X Moved?	Unknown?
<ul> <li>Briefly state historical and/or architectural importance (include datas, events, and persons associated with the site.)</li> <li>The North University Park area was annexed to the City of Los Angeles on April 2, 1896 as a portion of the Southern and Western Additions. This church is located on Lot 48 of the Waverly Tract, which was recorded in November 1886. In 1901, there was a structure already in existence on the lot, valued at \$3,000. This structure was gone by 1911. In 1912, there was a structure assessed on the lot for \$2,500. The owner was the Orchard Avenue Baptist Church. On May 8, 1911, Type 3 permit #3914 was issued to build several additions onto the existing 60' X 62' building. The architect and contractor was William Reely, who is listed in the 1911 City Directory as a contractor. This church, which is still active today, was apparently in existence in 1901. The Orchard Avenue Baptist Church and W.W. Fisher also owned the structure that preceded the current church. This church relates to the other residential structures along. W. 29th Street, and is an addition to the neighborhood.</li> <li>Main thema of the historic meture: (If more than one is checked, number index (Sterment</li></ul>	18.	Related features:	
<ul> <li>Briefly state historical and/or architectural importance (include datas, events, and persons associated with the site.)</li> <li>The North University Park area was annexed to the City of Los Angeles on April 2, 1896 as a portion of the Southern and Western Additions. This church is located on Lot 48 of the Waverly Tract, which was recorded in November 1886. In 1901, there was a structure already in existence on the lot, valued at \$3,000. This structure was gone by 1911. In 1912, there was a structure assessed on the lot for \$2,500. The owner was the Orchard Avenue Baptist Church. On May 8, 1911, Type 3 permit #3914 was issued to build several additions onto the existing 60' X 62' building. The architect and contractor was William Reely, who is listed in the 1911 City Directory as a contractor. This church, which is still active today, was apparently in existence in 1901. The Orchard Avenue Baptist Church and W.W. Fisher also owned the structure that preceded the current church. This church relates to the other residential structures along. W. 29th Street, and is an addition to the neighborhood.</li> <li>Main thema of the historic meture: (If more than one is checked, number index (Sterment</li></ul>	SIG	VIEICANCE	
Angeles on April 2, 1896 as a portion of the Southern and Western Additions. This church is located on Lot 48 of the Waverly Tract, which was recorded in November 1886. In 1901, there was a structure already in existence on the lot, valued at \$3,000. This structure was gone by 1911. In 1912, there was a structure assessed on the lot for \$2,500. The owner was the Orchard Avenue Baptist Church. On May 8, 1911, Type 3 permit #3914 was issued to build several additions onto the existing 60' X 62' building. The architect and contractor was William Neely, who is listed in the 1911 City Directory as a contractor. This church, which is still active today, was apparently in existence in 1901. The Orchard Avenue Baptist Church and N.W. Fisher also owned the structure that preceded the current church. This church relates to the other residential structures along. W. 29th Street, and is an addition to the neighborhood. 20. Main theme of the historic resource: (If more than one is checked, number in order of importance.) Architecture		Briefly state historical and/or architectural importance (include	dates, events, and persons associated with the site.)
<pre>checked, number in order of importance.) ArchitectureArts &amp; Leisure Economic/Industrial</pre>		The North University Park area was Angeles on April 2, 1896 as a port Additions. This church is located Tract, which was recorded in Novem In 1901, there was a structure alre valued at \$3,000. This structure a there was a structure assessed on the was the Orchard Avenue Baptist Church 3 permit #3914 was issued to build existing 60' X 62' building. The William Neely, who is listed in the contractor. This church, which is still active existence in 1901. The Orchard Ave Fisher also owned the structure the This church relates to the other re W. 29th Street, and is an addition to the neighborhood.	annexed to the City of Los ion of the Southern and Western on Lot 48 of the Waverly ber 1886. eady in existence on the lot, was gone by 1911. In 1912, the lot for \$2,500. The owner rch. On May 8, 1911, Type several additions onto the architect and contractor was e 1911 City Directory as a today, was apparently in enue Baptist Church and W.W. at preceeded the current church. esidential structures along Locational sketch map (draw and label size and surrounding streets, roads, and prominent landmarks):
<ul> <li>21. Sources (List books, documents, surveys, personal interviews and their dates).</li> <li>Dept. of Building &amp; Safety Los Angeles County Archives Los Angeles City Directory 1911 1912</li> <li>22. Date form prepared 8/83 revision/update By (name) Of 1982 R. Iredale form Organization. Bur of Engineering Address: 200 N. Spring St. City Los Angeles Zip 90012 Phone: 485-6556</li> </ul>	20.	checked, number in order of importance.) Architecture Arts & Leisure Economic/Industrial Exploration/Settlement Government Military	
<ul> <li>21. Sources (List books, documents, surveys, pendital interviews) and their dates).</li> <li>Dept. of Building &amp; Safety Los Angeles County Archives Los Angeles City Directory 1911 1912</li> <li>22. Date form prepared 8/83 revision/update By (name) Of TI982 R. Irecale form Organization Bur of Engineering Address: 200 N. Spring St. City Los Angeles Zip 90012 Phone: 485-6556</li> </ul>			
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307 Both St	22.	By (name) Of 1982 R. Iredale form Organization Bur of Engineering Address: 200 N. Spring St. Address: Los Angeles Zip 90012	100         100
			30 Both St

Attachment I: Newspaper Articles

WITH A FLAG ABOVE.: THE AMIERICAN BAPTIST CHURCH CORNER-STONE LAID. . Los Angeles Times (1886-1922); Jul 29, 1895; ProQuest Historical Newspapers: Los Angeles Times pg. 6

### WITH A FLAG ABOVE,

### THE AMERICAN DAPTIST CHURCH CORNER-STONS LAID,

Appropriate Creemonies Yrstriday. Atterboom at Tyrenty-sinth shid Hummer Breels-The Across by Rev. W. F. Harper of Hedimule.

With the Stars and Stripes floating a few feet above, and with the official name of the society chiested on its side, the conser-stope of the American Baplat Church at Twenty-ninth and Sumner street, was had symetroop afternoon with appropriate coremonics.

with appropriate ceremonics. The preliminary exercises were hield in what will, when the new church is completed, form the lecture-room. There were suitable decorstions of flowers, and the American flag was stretched above and to the right of the pulpit. The room was filled with people'representing most of the Baptist churches of the city.

After some opening expresses a vocal pole was finely rendered by Prof. D. H. Morrison. Rev. W. W. Tinker, who is superintendent of Baptist missions for Southern California, made some remarks. He stated that the new church was to be erected with the aid of the American Baptist Homa Mission Soclery, which arganization he repreempted.

It had, he said, been deemed approprime to name the church "American," after the hame of that society. The flag which was to be seen floating from the staff without had been furnished for the occasion by Capt. F. J. Crossy, who was a grandson of the first secretary of that society. "This government," said the speaker, in conclusion, "Bas the sesurance of prosperity only as it is founded on the promises of the word of God."

A sermon was preached by Rev. W. F. Harper, pastor of the Redlands Baptist Church. He spoke of what had been accomplished by the Christian religion, and pointed out that with it as with other things credentials are presented in order that it may receive recognition. Calling attention to the barbarous condition of the ancestors of the people of today, he reviewed the history of the human rate down to the present, demhuman rate down to the present down to the sources, in liberty, and in the recognition of woman. A little later the building, where the following articles were placed in the

A little later the audience adjourned to the outside of the building, where the following articles were placed in the cavity to be closed by the corner-stone; A Bible, copies of the Los Angeles Gally papers, the denominational publications, a coin know as the "wildow's mite," contributed by Frot. Morrison, who got it in Rome, Italy; gold and sliver coins of 1955, a builetin of the First Raptist Church, a copy of the Baptist Church manual, a list of members and officers of the new church, and also of its Bunday-achool.

its Bunday-achool. The corner-stone, which is of granite, and which bears the inscription "Amorican Baptlat Church, 1986," was then placed over the cavity, and the cercmonies were concluded with prayer by Rev. Mr. Harper, followed by singing and the benediction.

AMERICAN BAPTIST CHURCH: A UNIQUE NAME GIVEN TO A NEW ORGANIZATION Los Angeles Times (1886-1922); Jul 25, 1895; ProQuest Historical Newspapers: Los Angeles Times pg. 8

### AMERICAN BAPTIST CHURCH.

A Unique Name Given in a New Ox ganigation.

Next Sunday afternoon will be laid at twenty-ninth and Summer streets, the corner-stone of a church which is to is to

perfer-stone of a church which is to have a distinctively patriotic title. The anyre is somewhat of an innova-tion, but it has attracted not a little at-ention. The American Baptist Church,

ion, but it has attracted not a little attracted not attracted not a little attracted not attr

### A BAD SON-IN-LAW.

Constable About HOWER11'S Alleged Unanvory Record.

The domestic froubles of W E. How-ll, constable of Ballona township, are ill the subject of gossin on Pico e11. still Heights, and, according to the state-ments of his father-in-law, J. T. Miller, and various citizens and tradespeople,

ments of his father-in-izw, d. T. Siller, and various citizens and tradespeople, flowett is the author of his own troubles. The reputation these people give Howelt is anything but enviably, and if all that is said about the buoylic constible is true, it is no wonder his wife left him. Mr. Miller, the father of Mrs. Howell, anys Howell not only threatened to kill his wife, but he also made threats against him, and it was because of these threats that Mrs. Howell, of the Cht-cego, taking her youngest child with her. The elder child is with Howel's mother in Ontario. In order to get her out of harm's way. Miller gave 356.00 to the Associated Charitles, who fur-nished transportation for Mrs. Howel be child with wood flower to secont her to the depot if necessary, but their get othe depot. If necessary, but their of the way. Mrs. Howell and the baby, therefore, got safely started, and are by this time with her sister in Chicago, from which city she will be sent to her relative in Onlin. According to Miller's starement, How-will has been anything but a model son-in-law.

### Foresters to Celebrate.

The local courts of the Ancient Order The best courts of the Ancient tracer of Foresters are arranging for an ex-tensive celebration to be held on August 15. The members of the order will ap-pear in a parade to be held in this sity, and later in the day will go to Redonto, where there will be public speaking by persons yet to be annunaced, and other exercises suitable to the occasion.

### A Sommer Camp

On August 5 Co. C of the National Guard of California will pitch its tents at Sania Monica for ten days of mar-tial life. None of the other companies stationed here will camp this summer, but the G.A.R. will keep the boys company. The camp will be hear the old pole grounds.

### Fostmanier Vap Dusen Better.

FORIMATICY VAR DESCED Reffer. Postmaster Van Desen, who has been ill for neveral days, was reported yesterday as in an improved condi-tion. He was able to go to Sierra. Madre, and it is hoped he will be able to be at his desk again in a few days. His alignent is congression of the jungs.

WORSHIF MUCH ACTIVITY . AND PLACE OF Historical Newspaper

### NEW CHURCHES.

OF BASE A CHANGES PLACE ND

oh Aythely and Competition in Proparing Pieces for the Sav-ing of Saula.

ue Buliuses Will be Nated for J Oblicatural Benuiy and Others for Their History, Ar-

Dited Birneture on Roller Marts of Continerce Crowds 1 the Churches Further DISAN the Churches Furt from the Ulty's Center. ing

a apiritual candition of Los Ange-a apparently as lively and pro-us as the material, for on every are lots for Gold's temples teing based, corner-stares being jata cattretic frequency, and build-erected for places of worshin, is one or two go in for beauty as "he wrong fragers of most of the to apirita Is herous as band are purchased, e a L VI ouces or two go fr and the great features fildings seen to be co-mience. Quite well. comfort and con-

e the hundsomest the new of hes being erected in the FIRST PRESEVTERIAN,

southeast corner of Figueroa wentleth streets.

arcets. heirs built of Arizona he chireenth-contury, ityle, somewhat modi-rior of the auditorium be of wood, with the coves under the gal-be of plaster, land-be of plaster, land-the the solution This church is indatone, in th n is den n the nic style the la igs v \_In ceith nlv th Th

a white able h also be persone acclety-r to be need to be used to be used le o. ja a large

with the main building, robot parch, lined v trobot, and paved, with building to be used opt rooms. In the o en these buildings will babain, flowers and pe beauty and cheet h ily considered by the  $\Delta$  are bload Sunday-sch tined with and parted, with to be used for buildings will be buildings will be were and primi-the cheet hav lered by th рс (Ф c n the Arunday Th l Sunday-sensor-sult. The main class-rooms, will blue, the arches the in of brus four feet t above will have <u>,</u> the ant have

stimotha there will be stimotha there will be janitos's family. 8 in the Sunday-school (lift the iden of combin-surgesiton with the lifes t pence and plenty that t the alive, when an school one, which was formation wroth, at

er-stone, church r-sione, which was formerly church, at the conter of and Second streets, was July in the southwest con-mata-entrance tower of the . There were no ecremonies , as the pastor. Rev. Burt and, was away on his vaca-e was considerable oxcite-time, and it was thought to muleit. The store ac, and it was the aletly. The stone With ned

h will be complete of December, w hich.

HE BROADWA Y CHRISTIAN. west side of brondway, tran-treet, is the new church, called dway Christian, which is bu-by the Rev. B. F. Coulter.

built by the Rev. B. F. Coulter. Ir. Coulter came to Les Angeles from South ninetten years ago. In 1849 street church, with He is an ordained occupted the pulpit friends. be o the pulple scame self-t the hands id gathered and he countries bec when he left it in the gergation that had turned his attention rned his attention rned his attention About 1859, in a tent in the he again began to preach nother congregation from de. Els Rock outgrowing hired a hall on Downey preached there until, with friends, he built a scrond Workman street, where w a steady attendance of underd, with 175 buyils in Keith, the

that same aptists later.

tion, services will be hold that a ovening in both of the churches. The Immanuel Eaplisse are now shiping in the church on Court C built and formerly ochoiced by the i Congregational Church. The Bag will built a church of their own 1 liev. J. H. Giorme is the patter. The American Babtiat Church is log built on the corner of Two ninth and Summer streets. In the per tract. The Sunday-acheol part completed and dedicated inst June, now the main part is being added. dedicators norvices will be hold to November 17, when the sermon wi proached by the Rev. Thomes J. Ran, D. D., secretary of the Amer Babitst Homa Mission Society. Setting partor in the Rev. W. W. 1... und managem

American D41 new part of the American reh is 40x40 feet, to connec patilions with the old measurer 30x50 feet. There ery which will seat 200, ma is seating connecty 450. hireds is of wood, and is the batter of wood, and is tiel part will

ilen a gnilery e whole seaths The church is of mewhat in the Romancas terior will be treastoe sirs will be used, and the glass will be put i feature which will in the way from t 80 assembly assembly some the ПЛ urch

METHODIST SOUTH

The Trinky Methodist E; Church, South, which has slood Episcoph for the or oleven years o b Broadway, betw east side Still and outh I Sixth streets, now accupies that ground Sixth streets, now accupy na longer. Part of the been tern down, and the which includes the large Sunday-school room, an now trundling on rollara the west side at South the front portion, are entrance, the m. and . rollers on South Gra w trundling on rollers on r e west side at South Gran, tween Eighth and Ninth tere it will be joined to a r rt, which is now being co and

i which will be i rooms, and the parlors. A two-pase will be built the lower a mday-school he women's ebureh, and of the

The dime The dime t, and t to moving lot are 130x includi buildi expens Lho parsonage, and th

30,000. rium will seat 600. Wit) e auditorium wij shingling, naintii erime and carpet g inside and out the church with and pleasant. I ancy by the mid comfa ober. Meantime the nervi-held in the Unity Church, mer paster, the Rev. A. given up the pastorate to ey by the service by Church, e Rev. A. The former p Bune, has given cling comparison to co-cling comparison will be ap-been pastor will be ap-bishop for this year will lison of Baltimore.

6 R new pastor will be ap-The bishop for this year will be Wilson of Baltimore, Sinal church was built in 1668, at side of Spring aircet, be-ast and Second, on a lot given birnose by old Mr. Temple. In church was sold and the ong ed was built on Broadway, THE SYNAGOGUE. ved

wish Synagogue when i on it d Hope will occupy the lot corner of Ninth and cring 104x60 feet of the e Southeast Streets, covcorner of Ninth and Hope streets, cov-ering 104x80 fuet of ground. A num-ber of different plans have been drawn up, and the last one has been all but decided upon: It will be a frame build-ing, with a seating enpacity of six hun-dred. The interior will be finished with planter, staff or dramentions. dred. The .... planter, start weins ornamentations oting and pa oting and period extricity will obes, and some t in. The cost anellr h gas a Mghting

THIRD PRESEXTERI

Third Presbyterian Church, vificast corner of Sixteenth treets, will be dedicated Sept . There will be three serv: лæð streets, will 22. There w Septem This streets, will be disclicited Reptem-her 2: There will be three services, the preachers for the day being the Rey. A. Hidler of the Memorial Baptist Church, Rev. N. M. G. File of the Pas-adena Presbyterian Church, and Rev. A. P. Larkin of the Central Methodint, Rev. J. McL. Gardiner is pastor of the church. The building is in the style of the Spanish tennissance, with a secting expective of four hundred. The Sunday-school roots will accommodate four hundred more. The cost of the church is \$7000. The corner-stone was hid tast July by Mis. Patton and Mis. Upsch, promi-nent members of the church. The membership includes 180 person, 100 having been received during the last teo months. METHODIST EPJSCOPALS.

METHODIST EPISCOP

The indiversity of the addition of the second stream of the second strea

the aid of friends, he built a scrond church an Workman street, where there is now a steady attendance of over three hundred, wills 175 pupils in the Sanday-school. A short time ago, Prof. Keith, the former president of the College City School, was placed in charge of the Workman-street church, and Mr. Cout-ter determined to creci and maintoin a church himself. He purchased the old Harris property on the west side of Bycadway for \$15,000, a 101 65x165 feet, and the building, when finished, will cost \$29,063 more. The last and church are Mr. Coultwrs own hudvidual property, and he will necury the pulpit as soon as the church is ready for geogram. The members of the new congregation will be drawn as the other two have been, but from the close is not compression, but from the close is not compression, but from the close is the community who do not feel able, and who will not in conse-quence hereons members of such con-gregations. The peeks in this church will not be noid, and all nears will be free.

ductor array to be peres in this church will not be hold, and all nears will be tree. The church, which is designed after the Franch renaissance, is a frame structure, 60x150 feet. The foundation is of brick und construct. The building will be well worklink, it will be exercisely striking, it will be exercisely solution to the colling is wooden beamed, with freeceed panels. Opera chairs will be the the down of the building rises to a second age will be put in for lighting purposes. The building rises to a second age will be mut in for lighting purposes. The building rises to a second second at the second story in the front portion, and there will be studied the Standay-school rooms and a noted parlor. 24x25 feet, under a second story on the front portion, and there will be some one always in attendance there. It will be stoked with a religional hours of books, papers and periodicals. A broad flight, of granite the middle of October. New BAFTIST CLURCHES.

middle of October. New BAPTIST CHURCHES. Under the auspices of the Southern California Baptist convention there have lately been organized two new Baptist churches, the Immanuel Bap-tist and the American Baptist. The former was organized as a body in June, 1895, and the Patier in June of 1815 year.

former was arganized as a body in June, 1894, and the father in June of this year. A joint council will meet September 15 to consider the advisability of recog-nising these churches, which will un-doubtedly be dence. After the recogni-

### DOYLE HEIGHTS PRESBYTERIAN.

DOYLE HEIGHTS PRESBYTERIAN. The Boyle Heights Freebyterian Church is a new frame building, situ-ated on North Chicago strees, hot far from East First. The church will be completed about the middle of Octo-ber. It will have a nearing capacity of 100, which may be increased to 500 by the opening at the siding doors into the charce, which was formerly the church. Fravision will be made for a valley, which will be put in later. Ten yearn ago the Rev. William S. Young organized the Church, with eighteen members, and now the mem-bership ampunts to 253. The curner-stone was laid a week ago by Mrs. Elizabeth Hollemberk whose great gen-creasity has largely helped to make the building of the church possible.



Designed, the haiter, in the Bryson Block, has just received a hire kir-voice of Justiko braided in lattice has voice of Justiko braided in lattice and settlement's aircay satisfie. Commerci-ing this metrifug all acclusive education motive and at \$1.25 will be placed of male at the very low prior of a cents, and this line includes examistic color-ings in ally fronts. See winder dis-play at No. 14 South Spring attest, in the Bryson Block. Rev. W. A. Itewort, return and head matter of St. Mathew's School. San Mateo. Cal. (see advertisement in an-other columns,) will be at Hotel Van Nateo. Call, (see indvertisement in an-other columns,) will be shaft to talk with parents who contemptate scholing their sourd van to harding school. Deschere and visitors price if a conv

parents who concentrate scading their sens to bearding scheel. Treaches and visitors presure a copi-of the benetical 102-page Official N.E.A. Souvenir of Southern California and its schools. On sale at book stores and in convention halls. Fried 21 cests. The Times-Mirror Co. Frincing and Binding House, publishers, No. 10 North Birstedway, Los Angelies. The Times business affice is open all might and likers, No. 10 North Birstedway, Los Angelies. The Times business affice is open all will be received up to 1:20 a.m. Stadi display announcements may be sent in up to that hours but have display ads, chosen be attractively set. If Propph in later than 3:39 nrt. Tele-bienes Mista 7: When you have a los at auction you gay what you piese. Call at C. A. Burnper & Cols. No. 13 South Bread-sale next Saturday. Mestion draws work, indian baskets, blankets, convect leather, California curies at cole. No. 15 Spring st. Mist be circl out this work. All kinds put first to office. To anke some inners fullers buy a two evers for thought on the setting at 20 cents per chought of the setting at 20 cents per chought of the set office. To anke some inners fullers buy a to ever a Times tob office.

measure or Times fob office. To make some money pulckis buy a lot at aurium next Soturiny at the brach. South Sonia Manica. Special wile drawn wark. Indian hus-kets. Campbell's Curlo Store, 325 S. Spring street. Dan't full to aurepd the auction sale of his at South Santa Manica next Saturday. Stanton W.R.C. will give a social

W.R.C. will give a social evening at their ball. No. 339

Saturday. Stanion: TULEC, will give R social three this eventing at their bail, No. 32 West FIGH: Ocean Dark lots to the front next Saturday: don't one the auxilen sails. Dr. Michael removed, 201 S. Broad, Saturday of Michaels 25.5 Edays ext

Souvening at Winkler's, 305 S. Bdws. Satin Cerate soothes sunburn.

There are uncellivered teleprining at the Western Union telegraph effice for J. H. Boney, Miss Corrie P. Soci, Miss Russ A. McCleory, Miss Rose Fere, Russ A. McCleory, Miss Rose Fere, Russ A. Archy F. M. Harris was sent to the Re-ceiving Hospital last alght to have his connonance straightened up. His face computed of lew bruises and was cor-ered with block. He sold be had follow on a pile of bright on Aliso strent, ba-tween Alameda and Los Angeles Birects.

A pile of briefs en Alise strent, ba-tween Alameda and Los Angeles Biretts.
The Orchard-arenue Bapilat Church is not a new organization, which im-jurcesion groups to have been conveyed by the filing of artifice of incorporation on Wolnesday. The manubership of the convergation, which formerly have and decided to incorporate under a new name, the one first mentioned.
The Merchants' and Manufacturers' Association will move from their pres-ent joertion in the Homer Laughlin building the first of the monit to the reason assigned for the change is that the norms were beiter suited that the of romas were better suited is in head of the apareting and weaking a soft head to incorporate under a submit of the Borner Laughlin.
A man who is appearance, who has a reason assigned for the change is that the present quarters one too smial and that the of romas were better suited is in height, smooth-faced and wearing a soft block hat not a beyon suit, rather seedy in appearance, who has re-ently been gaing from house to have in height, smooth-faced and wearing a soft block hat not a beyon suit, rather seedy in appearance, who has re-ently been gaing from house to have in height, smooth-faced and wearing a soft block hat not a beyon suit.

BRIEFS.: MISCELLANEOUS LEGAL AND OTHER ITEMS Los Angeles Times (1886-1922); Jul 27, 1899; ProQuest Historical Newspapers: pg. 10 : Los Angeles Times

### DRIEPS.

Legal and Other Misseligncotte T+r

DIVORCE DEN(ED. The enth e. DIVONCE DENIED. The Bant of, Fanale Robinson against Joseph Robin-son for a divorce was heard in De-partment Two yesterday. Mrs. Robin-son such on the grounds of describen and failure to provide. Judge Shew denied the detree.

A NEW CHURCH. The Orchard-nvenue Baptist Church of this city filed articles of incorporation yester-day and named its directors as J. F. Jackson, J. P. Yoder, J. F. Sparks, C. H. Canfield and W. B. Scarborough.

ARRAIGNED FOR MURDER, Frank Duarte, a Mexican, was straigned in Department One before Jadge Campbell yesterday morning on a charge of murder. He pleaded not guilty. The information alleges that Duarte killed Eduardo Lopes at Baldwin's rhach on the Fourth of July. Duarte will plead self-defense.

CASE DISMISSED. Frank MCVey, a well-dressed colored man, who has been waiting for several weeks pust in Department One to be tried on a churke of assault, was discharged yesterday morning upon recommendation of the District Attornay's office. MCVey was accused of attacking a white man who was sold to be living with his dister, with the result that he found himself temporarily in the tolks of the law. The cose was dismissed for lack of evidence to convict.

MAYBERRY DIVORCE. Mrs. Ellen Gray Mayberry, who is suing for a divarce on the grounds of alleged crucity and marital infidelity, was un-nobe to be in attendonce upon the triat yesterday, owing to filness. Her attar-ney, George D. Blake, proceeded with the cone in her pastance, and several other velocesses were examined. The proceedings are behind closed doors.

NEW UNDERTAKERS. The D. A. Sovereign Company, undertakers, in-rorporated yesterday and their princi-pal place of business is to be Long Beach. Capital stock is \$2000, actuality subscribed. \$100. The directors are D. A. Sovereign. Alten C. Walker. Anna W. Walker, Mary I. Sovereign and G. D. Samford.

HIS STORY. John S. Vasburg told his story in the divorce suit instituted some time ago by his wife. Kate S. Vasburg. Nothing new has developed in the case.

LAW ATTACKED. 8. O. Elkenberry, who is being sued by the county to re-cover \$12 unpoid county soloon license. Sted on nawer yesterday. Thus, in behalf of the soloon men, he may be sold to formally assoil the county il-rense ordinance. He admits his own license is unpoid, but claims that the ordinance is unconstitutional and void. BETITION FOR LETTERS Cano

PETITION FOR LETTERS, Go Henry has filed a petition for letters administration in the 3300 estate of B. Edman. Gano  $\frac{51}{C}$ 

TO BIND, William B. Mortin has begun suit sgninal Alice D. Hadtock to enforce her to ablie hy an alleged agreement whereby she was to turn over to him the Clarendon Hotel for 1900 and certain county property.

FORECLOSURE. E. Elliott has commented an action actional feorem is described an action actional feorem is destinger and wile to recover by foreoloaure of a mortgage the sum of \$3000, sileged to be due on a pramis-sory note executed November 17, 1837, and beering interest at 85 per cent. Jocuts Lebus has hegun foreclosure proceedings egalant Isabel King, Jemes G. King, A. Samuel Parks, Kote E. Parks, Louis Mockenhaupt. Citizens' Bank of Oniario, the Los Angeles Na-tional Bank and M. W. Stewart, to recover on an alleged promissory note of \$3500, executed November 26, 1856.

PROMISSORY NOTE, C. E. de Camp is submy John S. Haigher to re-cover on an alleged promissory note of \$171.75, executed July 27, 1835, and bearing interest at 10 per cent. Edward O. Cooky is submy D. P. Hatch to recover an Ra alleged promis-sory note of \$1264.75, executed Novem-ber 27, 1894, and brothing interest at 7 per cent.

Real Estate Transaction 1 - No Title Los Angeles Times (1886-1922): Aug 8, 1899; ProQuest Historical Newspapers: Los Angeles Times pg. 5

REAL ESTATE TRANSFERS

HEAL ESTATE TERASE 2005. SATURDAY, AUGUST 6, IEE. Mra. Mary J McGuirs to CA Mosper, lot 2, block 34. Rancha Providencia and Scott fanct 310. 7 Roed and Sepassiah Reed to Mirs M y Sard, at S. Nick 21. Woldskill Orthand Inset, 1800. W Tinker and Belto Tinker to Orchard-avalue Depitet Church, lot 48, Waverby Iract, 110.

Berts, D. 2000, S. 2000, S. 21, Wolckelli Orchard Inter and Belito Tinker to Orchard Inter and Belito Tinker to Orchard Inter and Belito Church. 101 48, Waverly Inter and State Church. 101 48, Waverly Inter a Lubrier, Dy W A Hammel, Sherid. There a Lubrier, Dy W A Hammel, Sherid. F M Dyket and Lydia A Dyke to George Cumings. 101 14, block D, W B Beawaing's subdivisions, 355. George Cultioner and Satratients Lopset there and Lydia A Dyke to George Same to F M Dyke, lois 13 10 78, sums there and J Walikett, known as M Val- Sarroy. 31 J. 114, block D, Made C Yntti- With and J Walikett and Made C Yntti- With and J Walikett and Made C Yntti- King and Goetlevie and Hattie J. Oglivie to R M Dyke, lois 13, Maneock 3 Sarroy. 31 Millis, sams and 314, black 2, Georgen Tellis, asma and 314, black 2, Georgen Tellis, asma and 314, black 2, Made Sections I Kons, 101 18, black 2, Made Sections I Kons, 101 18, black B, Control Fack trace Hattie J. Mader W Kooca and Sections I Kons, 101 18, black B, Control Fack trace Hattie D, black B, Control Fack trace Hattie D, black B, Control Fack trace Hattie D, black B, Ender of John W Dyddorar

bleck i, Beaudry tract.
 Eskiko to John W Duddorat, daccayed, decree distributing to G W Duddorat, daccayed, decree distribution and Hary Hynne to Iseae U Lowano, int 2. Joseph Hyane's citization of Cities History, Jaccay B Schmitt, Johann Hap-Uate Schmitt and Mrs. Jeanne Schmitt, Theebald Jeneph Schmitt, Johann Hap-Uate Schmitt, Jaccayed, to M Hundis, Jaccayed, to M Hundis, Jaccayed, to M Hundis, Jaccayed, and Mark Schmitt, Jaccayed, and Mark Schmitt, Jaccayed, and Music Schmitt, Jaccayed, and Music Mileski, Jaccayed, and Mundis, Jaccayed, and Kang Hundis, Jaccayed, Kang Hundis, Jacokang Hundis, Jaccayed, Kang Hundis, Jacong Hundis, Jaccayed, K

Johnsen R. Dess to Sarah Jane Thomas, Ind (1. Jaceth subdivision Colle Vioryand (1.14), Charact Investment Company, John & Pinter and Sallie J Fister to W J Richards and Mra C P Richards, 101 7, H L Pipth's Meth-answei auddivision, 1120, Tersea Labory to Girolomo Beeigniuppi, part lot & block Th. Habouoh's Burrsy, 318. Total, 34,637.

UNIVERSITY MOURNS.: ALL STORES CLOSED AND CHURTH FILLED WHILE FUNER Los Angeles Times (1886-1922); Oct 19, 1901; ProQuest Historical Newspapers: Los Angeles Times pg. 11

### UNIVERSITY MOURNS.

All Stores Closed and Church Filled While Futeral of the Late P. M. Van Akup is Heid.

This functial services over the late R. M. Van Aken, the University groups who was instantly killed last Tunday mounting fir his barn at No. 514 West Thirty-sighth stread, by counting in confact with a live electric wire, were held yesterday at 2 p.m. in the University M. E. Church.

All the University stores were clusted during the corremonies, and the chornh was filled with friends of the decamed, who made many beautiful forml offer-

Rev. E. A. Heaiy, the pastor. Dr. Frost of the Orchard-avguin Baptist Church, and Rav. George M. Builth of Grace M. E. Church, paid high tribute to the Christian character of Yan Akee, and to his worth as a man. For twelve years he had been identided with the businers, social and religious life of the southwest section of Los Angelm, where he was universally respected. Deceased was 50 years of age and leaves a wifew and two children.

The palibuaryrs were Harry Tildan, Frank Ripley, A. E. Gwynn, Erntet Clark, Prof. Stabler and J. W. Whitthorton. Intermept was in Rosedale Genetery.

### Booker Washigton's Girl at Wallenieg.

Portia Washington, the despiter of Booker T. Weshington, is a student at Welleviny College. She entered about a weak ago, and because she could not secure accommodations in the college yard stories began to circulate to the yana stores organ to circulate to the effect that the other students had drawn the color line, and to save trouble rooms had been secured for, ber outside the part limits. But an in-vealigation shows that it is not the case, when Miss Washington come in it was found that these there in the il was found that there were no ac-commodalions for her in the yard, and a search was made in the willage. Rooms were secured for her with Mrs. morna were secured for her with BIT-Brie. In How struct Prof. Reves, one of the faculty, rooms in the same house. Across the street from Mrs. Bries is a bouse occupied by three profersions at the college. Measure. Co-ment Bases and Disks Massim. Coman. Bates and Baith. Miss Wasning-ton was invited to take her meals with the college professors, and so such day she and blue Keyes cross the street at meat times. From the first it was undenatood that this arrangement tor room and board was only temporary.-Correspondence New York Beston Tribune.

The Timet Dissignies Manuslin the combine fundar will contain an Interesting description of the methods by which the tumber ladustry is catried on in California. THE CITY IN BRIEF.: NEWS AND BUSINESS. HOTEL AND FLATS. NEW BAPTIST . Los Angeles Times (1886-1922): Nov 12, 1902; ProQuest Historical Newspapers: Los Angeles Times pg. 12

### THE CITY IN BRIEF.

### NEWS AND BUSINESS

### Hotel and Flats

Architect M. Phul Martin has pre-pared the plans for a three-story brids hourd and department building, which is to be put up by the Higman Investment Company at Nos, 55:8429 West Sevent, street, at a cost of \$25,000. treet, at a cost of 4

The Bautist Echo made its appear-ance yesterday for the first time un-cer the auspices of the Haptint Young People's Upion. H. G. James is the editor. Harry A. Branks the business manager and, Miss Mabel Granklats circulation manager. It will be printed monthly.

### More Special Exhibits

The Chamber of Commerce will ex-hibit today in the assembly room a spe-cial collection of tare Cahton and Span-lah shawls. One of the showls to be shown has been secured for the Field Columbian Museum in Chicago. There will also be a piece of old Irish rose-point lace valued at \$225. Fifth and Main.

Fitto and Main, The estate of Fynneis Page, deceased, hus sould to W. R. Hervey 73.92140 feet on the southeast corner of Main and Fitth streets, with a two-story brick busi-ness building, and a two-story frame dwelling; consideration named, 539,000. It is understood that the purchaser rep-resents Drs. Henderson Hayward and H. West Hughes. . Hibernians Growidy. At the last section

Hiberalane Growiez. At the last regular meeting of Divi-sion No. L. Ancient Order of Hiberalana, seven new members were elected, and arrangements were made for the initia-tion of a large class of cundidates, with an exemplification of their new writtend on the third Thursday of this impubl. Several parties from other cities are expected to participate in the ac-fair.

### Took Hupt East

[ LOOK MIGH EAST. i J. F. Hunt was taken East last shight by Constable Jones of Little Finck. Ark, where he will have to stand that on a charge of stealing 1500 and a diamond ting. There are neveral other charges of grand harveny against him, and Jones may his pris-oner is certain to be convicted on one for more of them.

### Found Dead in Bed.

Found Dead in Bed. Charles Matthews was found dead in bed in his room at No. 30 East Third street yesteriday afternoon. He had been dead for hours before the body was discovered. The cause of his death is not known. The Coroner was notified and by his orders the body was removed to Booh & Reyison's un-dertaking establishment, where an in-quest will be held today. Grahard avenue Baptists. The pulpit of the Orchard Avenue Baptist Church is being supplied by Rev. Dr. C. C. Willing, has been th-cand he will probably be called to the regular pastorate, which has been th-cant since the resignation of Dr. Frost. The name of Dr. Willits was recently lerroncously metiloned in connection which Memorial Baptist Church, of which Rev. C. C. Plerce is the pasior. 'Coulda't Tell Who Eat Him Albert Johnson applied at the Re-

Couldn't Tell Who Eist Him Albert Johnson applied at the Re-icelving Hospital pesterday for treat-ment for a severe gaal over the left eyr. He was unable to give satis-factory explanation of how he received the injury and would say only that he long been attacked without cause by a man whom he did not know. The identity and before he could orise his as-malant had disappeared. Jpublic School Robbed.

adiant had disapptared. Public School Robbed. Formetime Monday night burglars forced an entrance into the Checo-etrect public school and made 4 thor-lough accred through several-rooms for valuables. The thieves secured a num-ber of tools used in the sloyd depart-iment, a large quantity of pencils and other material of similar nature. The work was evidently done by persons who were thoroughly familiar with the premises. This is the second public school which has been robbed within a week.

### Horseshop for President.

"Morseshop for President. The latter part of this week the Je-rome Cahon Conner Company will send to President Monservit a beautiful add-venit infreshee, made of gold, sliver, loopper and molybelenite, all four metals being taken from the company's Ar-sona mines. Engraved on the shoe are the words: "Treaktent Roosevet-Good Luck." The shoe rests on an en-graved shumhtum plate, and is included in a dainty case of white kid and slik. J. W. Tibnal, president of the com-pany, originated the idea and had the phone cust. Patestine Colonists.

pany, originated the idea and had the phoe cust. Patestine Colonists. Rabbi M. S. Levy, grand orator of the independent Order of What Birlth, will deliver a locitire this evening in the new with Reque, at the corner of Temple and Olive strictly upon the sub-fort of "Zionism." Zionism is a scheme for the colonization of Patestine with Jews from all over the world, and it has many warm advocated in this coun-try. Rabbi Levy is rescalary of the Zionistic Society of San Francisco, and is said to be an elegitonic speaker upon the sublect. Tomerrow evening the Young Zionists' Association of this thy wdil hold a social at No. 15 South Spring street.

with hold a social at No. 1.9 Soluti Spring street. Norris & Rowe's Show. I The Norris and Howe Animal show played to a good audience in its big tert at Eleventh and Flower streets last evening. notwithstanding the chilly weather, all of the aris were carried out with promptoes and de-cision and were very form. The town hand, conducted by a capital ionnation of "John Philip." medals, syc-finge-9 and all, won merited heighter and ap-plause. Part of the Jonanese trough the street fair is also included in the bill, and these were seconded in the kind reception of avorites by those who have even them before.

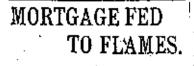
### Building Chamber of Commerce

Chamber of Commerce Building The housen on the site ministral for the Chamber of Commerce, on the said side of Hrandway, between First and second circuts, are bring tern didwi, preparatory in the beidning of work upon the foundation. The detail draw-fings have been finished by Supervising Arabitet W. H. Allen, to far as to be prindy for the use of contractors, and the latter are preparing bldg for differ-net particulations for work upon the dynature are prepared by the profile have been from the unit with any one-hole dispatch, and are being made with control to be building when work upon it is begin. Thrown from His Boggy. John M. Johnson, a real estate agent.

Thrown from His Buggy. John M. Johnson, a real estate agent, had a controw except from serious in-jury on Balean Vista street yesterday afteration. fixing to Mr. Johnson's in-ability to drive property his horse br-came frightered and started to run. The street and was obtaot completely wrecked, Mr. Johnson was thrown violently in the street and but for the fact that the street and hour for the fact that the street are most of mud instead of hand ground he would have been schously injured. He was picked up unconscious and conversed to the facetytic Horship, where he same re-current sufficiently to go hours in a correct.

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MORTGAGE FED TO FLAMES.: ORCHARD-AVENUE CHURCH OUT OF DEBT. GREA Los Angeles Times (1886-1922); Mar 24, 1902; ProQuest Historical Newspapers: Los Angeles Times pg. 6



Great Day for Little Congregation.

Happy Fruition of Rev. A. J. Frost's Efforts in Behalf of His Flock.

Testerday was the greatest day which ever fell upon the Orchard avenue Baptist Church, including for the lit-tic congregation the burning of the motigage on the building, the effectat-ing of the good fortune with three rous-ing openiae services. At the conclusion of the evening service, just before the singing of the hymn, "Now, the Day is Over," Rev. A. J. Frost, the huge bearded shep-berd of the foyous flock, who has used



REV A. J. FROST.

bile struct at the provent of the proper stand of the proper stand of an interner of the proper stand of an interner of the proper stand of the proper stand

MORTGAGE FED TO FLAMES. Orchard-avenue Church Out of Debt.

SAFE al Newspaper: Los Angeles Times Episcopal Church that no more serve-lives must be held in the building puts the walls are strengthened and other chard-avenue Baptiat Church that exits must be provided from the bal-conv before further services by held there. All yesterday afternoon the Building Superintendent devoted to an inspre-tion of large downtown houses of worship. Last night he said he had under coalderation the chains of at under coalderation the chains of at inspre-tion of large downtown houses of worship. Last night he said he had under coalderation the chains of at under coalderation the chains of at inspreted and lessees of proprietors of a number were warned that altera-tions must be made or the places will be closed. Mr. Krause said the Union-Avenue structure is in a condition that fra-ders it perious to lie to enter it. "The walls are building out on two sldes," raid Krause, "and the building is th-able to roltphe at any moment. In the Orchard-avenue charth no provision is made for the exits required by ordi-houe. The states to along from the building vare also to narrow." The Building Superintendent said by had warned the trustees of other churches that alterations should be more of them before Sunday, he said. When this assurance is given I have not ordered the buildings chosed. I vis-ited source of here Sunday has said. When this assurance is given I have not ordered the buildings chosed. I vis-the worked are will be made in the large congregations. Many "of the large congregations. Many "of the large congregations. Alany "of the large congregation being occupied, It is usery necessary that such baleonies should be well strengthened. A member of the official board of the Thion-avenue Micholas Church said have adentias board of the thion-avenue Micholas Church said in a norther meeting place till the ze-oured repairs are mode in the board of worship.

CHURCH CLOBED. BUILDING DECLARED UNSAFE. Yesterday Building Superintendent Julius Kraitse statted on a crusside against churches and amanement bails that do not comply with the terms of the city building ordinances. He served written noisee on the pantot and trus-ter of the Emos symme Methodist

BAPTISTS IN CONVENTION.: CHURCHES OF LOS ANGELES DISTRICT WILL BEGIN ... Los Angeles Times (1886-1922); Oct 8, 1912; ProQuest Historical Newspapers: Los Angeles Times Los Angele pg. II7

alternoon, and on Wednesday even-ing addresses will be delivered by Rev. A. M. Petty, D.D., and Rev. J. Whitcome Brougher, D. D. The closing session of the conven-tion will be held on Thursday morn-ing, the last itom being an address on "Our College," by Dr. George D. Knights.

An "Our College," by Dr. C. Knights. The Woman's Missionary Society will meet at 1:30 p.m., Thursday; Mrs. R. H. Pinney, president. Mrs. Grace G. Van Zandt will address the meet-fag; Mrs. J. F. Jackson will speak words of uppreciation on the two de-cessed members, Mrs. F. A. Devey and Mrs. J. Q. A. Henry, Mrs. Ar-thur Page of China will speak on life in that country, and Miss Isabel Granford will deliver an address in Indian costumas. Jo the evening an evangelistic sermon will be preached and corres M. Lehigh. Frantora was control and Indian costume, in the c evangelistic sermion will be by Rev. Goorge M. Schigh,

DATTISTS IN CONVENTION.

Churches of Los Angeles District. Will Begin Annual Semion is the Orcherd-avenue Church,

The Los Angeles Heytlet Associa-tion will hold a convention in the Or-chard-swenue Baptist Charch, be-ginning this morning at \$15 o'clock in connection with which the Sunday-school, Young Peothus at Sis with which be So o'clock in version of Young Peo-the Sunday-school, Young Peo-ple's and Weman's Missionary So-ple's and Weman's Missionary Toclety andiversaties will be held. The district comprises forty-five churches and there will be 400 ministerial and

and there will us now an interval and iny delegated. Following the preliminary business of the Sunday-school association, Rev. J A. Habor, president, and Rev. W. Leon Tucker of this city will deliver an other address will be a of the baser, president, and Rev. w. Lean Tucket of this city will deliver an address. Other addresses will be by Rev. D. ? Ward, Upland, Mrs. T. S. Thompkins, Pasadena; Clyde Colby, Pasadena; Rev. Dr. Harper, Pomons. During this afferment T. T. Wood-raff, A. A. Manurds and C. A. Baaker-villo, all of this city, will speak. To-night there will be an address of spectra by Margatet Love; a response by S. Oscar Johnson, sod the ad-dress of the symmetry Davies of the ad-dress of the symmetry Davies of the ad-dress of the symmetry, nuderator, will call the convention proper to order tomorrow morning at 10 ercleck, when Rev. Henry C. Hurley, pastor of the Orchard-avenue Church, will deliver-an address of welcome. At 11 aclock the apnual symmetry will be delivered by Dr. C. M. Carley of the Sitet Bap-list Church, this oity. A business ses-alox will open at 2 o'clock in the

DESECRATING VANDALISM .: HOODLUM AGAIN ATTACKS <SPAN .. Los Angeles Times (1886-1922); Sep 18, 1915; ProQuest Historical Newspapers: Los Angeles Times pg. II1

### **ESECRATING** VANDALISM.

Roodlam Again Attacks Orchard-avenue Baptist Church and Does Datases.

The Orchard-aveaue Bajtist Church at Orchard avenue and West Twenty-math street west entered and desecrated Thursday night. The discovery was made vesterday asserting by the Rev. Lience C. Borley, the pastor. A small amount of money was taken, but the vandalism hiddenses that makes was the monve. The church has sufferred similarly before

Private papers in the paster s desk were taken out and destroyed, commonlan bread was scuttered over the floor, and happennal robes were tors and the proces of cloth smithered. The vandal entried through a wandow after removing a page of stained glass. About \$1 will taken from a drawer in the Sumilay-school (Ibrary,

The windows of the church have been broken on several occasions. The police were notified and made an investigation. A year ago private delocations were employed by the pastor to watch the building. The church was established the lawless element in the neighborhood have opposed it. The police and members of the congregation are assisting the pastor in making a thorough investigation of the latest outrage.

#### DSE NOVEL PLAN?

Not Guilty is Plea of One of Trio **Charges**) with Violating Interstate Commerce Act.

Leonardo Carillo, Vincente and Fred Leverin an rharged with vio-lation of the interstate thomacro act in that, it is affected, they shipped packages containing intextenting in-quers from this city to Tueson, Ariz, without having the contents platning marked. markeù.

In State Bledson's court yesterday Is Sudge Bledson's court yesterday Leconardo Carillo pleaded not guilty. The Levenns will plead Monday. It is claimed by the Rovernstent that the accused have been doing a bly business sending liquot juto Ari-zona, show the prohibitum law work into effect January 1, less, the same lading to purchase a passuper ticket being to purchase a passinger ticket, allowing the shipmont of a trank nilowing the shiphent of a track alleged to be slitted with liquer, and then turning up later and receiving a rebute for the unused teket.

#### Church Gets Large Gift for Building

Los Angeles Times (1923-Current File); May 27, 1929; ProQuest Historical Newspapers: Los Angeles Times pg. A1

### Church Gets Large Gift for Building

Dr. Birney S. Hudson, pastor of the Southwest Baptist Church, yesterday announced to his congregathat he has received from an amonymous donor a gift of \$35,000 toward the building of a new ed;fice. He did not divulge the contributor's name but stated be is a lawyer who recently made a fortune through of boldings in Oklahoms. The bastor announced his intentiou of lognching a drive for an addtional \$55,000 with a view to commencine building operations before all. The Southwest Bablist Courch is located in what formerly was the Orchard-avenue Bantist Ceurch building at Twenty-ninth street and Orchard symue.

NEW CHURCH WILL BE BUILT: <SPAN CLASS="HIT">ROGER</SPAN> <SPAN ... Los Angeles Times (1923-Current File): Mar 26, 1931: ProOuest Historical Newspapers: Los Angeles Times pg. À17

## NEW CHURCH WILL BE BUILT

#### Roger Williams Baptist Congregation to Erect \$200,000 Temple in Near Future

Construction of a \$200,000 termie to house the members of the Roger Williams Bentlst Cherch was announced vesterday by Rev. H. C. Mathews, postor, who said a site is to be chosen within the near future.

the roger Williams Church rep- Ish before the Olympic Games. resents the merger of membership and properties of the Memorial, East Jefferson screet, Control and Orchard avenue Baptist churches, the sites and buildings of which are o be sold to pay for 1350 Dew. church which it is planned to the

The 300th anniversary of the landing on American soll of Roger Williams, founder of the Baptist Church in America, will be celebrated from April 13 to 17, next, inclusive, at the Roger WIIIioms Church at Twenty-pinth street and Orchard avenue. Musical ລາງຜູ້ speaking programs will be given every evening,

Dr. Jahn Spape of Temple Baytist Church will be the speaker on April 13, when music will be furnished by the choir of First Banits: Church of Hollywood. On the evening of April 14. Matrison H. Jones, vice-president of the Northem Baptist Convention, will be the speaker, and Mme. Constance Balfour will be the soloist, AprJ! [5 the address will be by Rev. Bruce Black of Wilshire Bapilist Church, with the orchestra from the Swedish Baptist Church, furnishing mu-Sic. Another noted speaker will be heard on April 16, and the Negro choir from Second Bapelst Church, will sing.

On the evening of April 17 a page . cant will be given, depicting the progress of Bentist churches ÷π. America scare the establishment of ! the first church of the denominations by Roger Williams at Providence, R. 1., та 1638.

## Display Ad 10 -- No Title Los Angeles Times (1923-Current File); Jul 22, 1944; ProQuest Historical Newspapers: Los Angeles Times pg. A3



### THE KEY TO MENTAL HEALTH

In a New York City faboratory is she heart of a ps booting for more than thirty years. n ambiya chick that has been

ps bearing ter more than thisy year. This thing, throbbing title argan is tommeted in figurid, hept to a gloss contenter. In neurtheast with protects fands while the toxic positions are removed as soon as an actualing the experiment ballows that this fing arganism may remove be backing definitely.

ornning. This leads many to pender the reason why the human life-span is so belaf, this is physical badies were provided with perfect feed and environment, it especial is call were properly balanced, and it foith and confidence look the place of or and doubl, would we not attain a greatly increased langenity?

ond cast were properly betenned, and if faith and ronkdence inciding place of fear and doubl, would we not attain a greatly increased langurity? Taday when five million American parents are reflected from military service an nervously, manifelity, or physically units, is there not semusibly vitally wrong with our physical habits and way of first Scleatists recognize the class relationship existing between mind and body. A happy itola of mind stimulates registion, the baars estim, and impuris a servic of sign and exhibitor to the entire body white guid, fact, distort, semusic, anges, and exhibitoring injurious chemicals to prove distort, related digiting, deress the baarboot, menufacturing injurious chemicals to prove distort, court distort, semuse, anges, and isolation to the entire body white guid, fact, distort, semuse, anges, and isolation points the entire body white guid. I and impuris a servic distort, menufacturing injurious chemicals to prove digitation, and impuris, and sentences and le from liness, the cours of which is wholly imaginary. Madem civilisation with its tatriate and complex problem, its speed, real, burry, and sentimuous whill of activity, places adjusted among the sentence or added to all continents, Hutbends and boothers, sens and darghters are called to the both its fast large the wald, the bombs burst, and the sen-fopsition speeds to all continents. Hubbends and boothers, sens and darghters are called to the both le fant. A loyer one may be fulled among the walded or sticling its a what days and algebts of there are an anishing. Samathing seems about to angle their the using and angleses, science mark to solve any settle bactace based for heigh Heres and consisty! Samathing seems about to single years the substances, seemy an anglebbed sout point with both his many of data secont. Solver, and sections where which both his many of the secont formula is remain your "fear thoughts." Infinitely batter, bruch the durit fram your form a secret formula is remain your "fear thoughts."

Infinitely better, bruch the dust from your long neglected Bible, and leave answ the volue of he "acceeding great and preclave promises," Lay your lead of grict and care upon the Great Physician whe disputes the built of Grical to heat soul, body, and spirit. "And the peace of God, which powerhall understanding, shall been your bears and minds brough Christ Jases." Philippians 4.7. nitely

EXCEPTIONAL OPPORTUNITIEST A FARE HOME-HEATH CORESPONDENCE COURSE of 30 feisions also the FARE BIBLE JUNDAMENTAL CORESPONDENCE COURSE of 30 feisions.

Add1414 THE NEWSPAPER PULPIT dert "A," Tex 140, Los Angeles 31, Calif. LAT: 2-12-44 Dr. John atthews -----Grand - SUNDA' -SUNDAY mbası ÷ 10:40 d Blolas o Chirol TRANSFUSIO B LOOD TALK He mirrales and p propositived by the and in the forda u are fin N langes in Ni In af the J 7 P peeple 111 ſ ding **Metios** MASTERPIECE — MASTERPIECE — ONDERS LIJAH AND NEW ORDER" NOX CLIMAX ON THE SEE \* WORL n c So SEE BILTMORE THEATRE ALL WILCOM ETHICAL SOCIETY JERNARD ODLE MEV, "How is Discover Truth for Yourself" SELF-REALIZATION CHURCH OF ALL RELIGIONS 480 Inside Bird, and Edgement ALL WELCOMS (Configure agenization) --Raw and What Southill --Raw and What Southill Configure 1, Briggs, Leader Configure 1, Briggs, Leader Configure 1, Southill ALL WellCOMI

#### Other 20 -- No Title

Los Angeles Times (1923-Current File); Mar 9, 1946; ProQuest Historical Newspapers: Los Angeles Times Dg. À3

### Methodist

- **EOSERTSON COMMUNITY-Rev. Theorem** "Evangelism for All of Life:" T p.m.,
- Wildeling-Dy Williak Martin, Morning, "A Great Request;" 1:30 p.m., You'h Pellowshie.
- Performine. UNIVERSITY -- DZ. Wendelf L. Miller, Moralas. "Coverinetion of Christianis: (13) p.m. rouls poortain, T.30 B m. etc. Liai heory Liai heory double. Manuar, "Orandizand of Orande. Manuar, "Orandizand of Christ." Oranoff Cyclics. "Bouged of Stady Credits. Las Aspeter-Dr. Danaid Stady Credits. Las Aspeter-Dr. Danaid Stady Credits. Sas Aspeter-Dr. Danaid
- H. Tunett. Moraine. "Relinion's Four Dimensions." 1:15 pm. motion bisture. "The Book for the World of Tomosrop." followed by groups on "The Bist and
- and appear for the World of Tomorrow's followed by Armon on "The Blok and Tomorrow's World". Inst Children, Tellywaad-Dr. C. R. Philles, Maralan, "The Usifted Christi" 7 pm., "New Metables in Old Words" PIRST.
- Minist. T. Willis-Ray, W. R. Restell, Morn-ing, "Pinding My Breiker:" 7 b.m., "Man's Oreauti Anemy," Pitcher H. ZT.
- BANTA
- SANIA DOBBASATIST, ISSUED C. Scherter, Montan, all white D a Co YESTONT BOUNDED DI, Weiter C. Buck-ner, Morine, Yood Raveill Bianell'. 5:30 c.M. youth problem. MYVARD MEMORY North NORTH NORTH NORTH NORTH NORTH NORTH NO. MYVARD MEMORY NORTH NOR Christing Merriare" by Dr. Gerege
- Chapping, ONION AVENUE-Dr. D. L. Cosis Morp-ing. "Christ Gaves, Satudies and Shri-Lers."
- at, MARK'S-Rev. Prent Lawrer. Mame foc. "An Unsomerable Arpument:", erenine. routh ecorram. ROSEWCOD-Dr. R. A. Toune.
- are We Treilors or Delenderst' 6 c.m.
- (BURC at 1214 W. 2218 Si-Motorn pkilures and addresses for Paul Fiemine and John Greiser. Jo m. TBINETT-DF. R. P. Anular. Morniar. "I'M BURCE of Life." T J.M. sortoon by Dr. R. L. Decker, vize-oreideal of the Mitchenal Autoclauton at Brange-
- ANNASDALE-Rer, W S. Clark, Morto-lar, "Networks, W S. Clark, Morto-lar, "The Computients of Jetask" 7 pm., route previation, of Jetask" 7 participation and the Science of Science and between set and the Science of the Science of Computing Science at 713 p.m. lometter.

**Bazaar Set by Korean Church Unit** Los Angeles Times (1923-Current File); Aug 18, 1950; ProQuest Historical Newspapers: Los Angeles Times pg. B1

Bazaar Set by Korean <u>Church Unit</u>

Members of the Women's So-clety of Christian Service at Ko-rean Methodist Church will give proceeds from their bazaar to-morrow to the church for its renovation and redecoration project. They've made all the items to be sold at the alternoon and evening event at the church, 1376 W 29th St. Of Kotean Descent Members of the Women's So-

### Of Kotean Descent

Of Korean Descent Included are quilts, afghans, handkolt sweaters for women, men and children; Argyle socks, ties and various hand-crochefed and embroidered household items. Other booths will sell pot-ted plants and homemade pas-tries and preserves. Members of the WSCS are American-hore women of Korean descent. Mrs. Jason Lee is presi-dent. Mrs. Lika Chang, vice-president, and Mrs. Morris Yim is secretary.

## Juniors Join Garden Club

As one of its projects," Toluca Lake Garden Club is sponsoring a Junior Garden Club, Members range in age from 6 to 11,

During vacation months they meet the first Wednesdays at 10.30 a.m. at the home of Mrs. Horbert Shirley, 136 N Valley St., Burbank. When school sourts the group will meet after class hours.

### Field Trips Made

Field Trips Mode Some of the meetings are field trips to plant and bulb nurseries, followed by discussion periods. Plans for the remainder of the year include lessons in mak-ing corsages, planting seed flats, and politing and care of plants. Trips to an iris farm and to the Pasadena flower show at Brook-slde Park are scheduled. This fall, Mrs. Renwick Cong-don of 4421 Placidla St., North Hollywood, will teach the group methods of making decorations for Christmas packages.

methods of anaking dec for Christmas packages,

### TOLD AT PARTY Nan Brooks

## Betrothed to David Banks

Mr. and Mrs. Herbert Howard Colvin of San Marlno are an-nouncing the engagement of Mrs. Calvin's daughter, Jananne Howard Brocks, to David Col-bins Banks, He is the son of Mrs. Del M. Banks of Los Angeles, The news was revealed to a number of the bride-elect's friends who gathered in the Cal-vins' Ashbourne Drive home. The party, a kitchen shower, was given for Helen Hubbard, fancee of Stephen Barlow. From Salt Lake City

truends who gathered in the Cal-vins' Ashbourne Drive home. The party, a kitchen shower, was given for Helen Hubbard, fancee of Stephen Barlow. From Salt Lake City Nao, daughter of the late Charles Campbell Brooks of Salt Lake City, is the granddaughter show arranged by Mrs. W. J. of the late Mr. and Mrs. Edward Howard of the same city. A member of Crownettes, she is quiet the visitors will see the an alumna of Rowland. Hall School for Girls, Salt Lake City. Mr. Banks, a member of Throop Club, was graduated from Caltech, where he also re-from Caltech, where he also re-bennis, John Rooney, W. K. Franklin, John S. Clemmer and Richard I. Heller.

## Vets' Wives to Be Feted

Excursions, guided tours and informal entertainment sound like (un? Next Friday and Saturentertainment sound day there will be a national convention here for the Disabled Emergency Officers of the World

Emergency Unice along Wars. For the wives coming-along for this first Pacific Coast gath-ering the local chapter is plan-ning a busy two days. Mrs. Arthur J. Shaw is chabran of the ladies' entertainment com-mittee of the Southern Califormittee of the Southern -nia Chapter Wives Club.

### Bos Tour Slated

### HELEN HASKELL VOWS REVEALED

Announcement is made to-y of Helen Haskell's rethey of Helen Haskell's re-cent welding to Ames Fisch-er in Los Angeles. The bride er in Los Angeles. The bride is the daughter of Mrs. Frank Gardner Steiner of Chicago and Arnold Delbert Haskell of Brentwood. Mr. and Mrs. Karl Fischer of Beverly Hills are the bride-groom's parents.

Newlyweds Mr. and Mrs. Fischer are both Stanford graduates. She holds a masgranuties, she hous a mak-ter's degree from Columbia, Mr. Fischer, who was gradu-ated from Harvard School of Bushess Administration, is now studying medicine at Stanford. Stanford.

After their month-long honeymoon in the East, the couple will make their home in San Francisco.

### McGee Party Honors Newlywed John Eidums

To honor newlywed Mr, and Mrs. John Eldum (Agnes Patt) (he Fred S. McCees entertained some 150 guests at a surprise garden party. Among friends congratulating the couple were Dr. and Mrs. J. Park Dougali and son John Jr. son John Jr.

#### KOREANS OFFER TRIBUTE TO WOMAN MISSIONARY

Los Angeles Times (1923-Current File); Mar 6, 1950; ProQuest Historical Newspapers: Los Angeles Times pg. Å1

## KOREANS OFFER TRIBUTE TO WOMAN MISSIONARY

Yesterday more than 200 persons here paid tribute to the life and work of the woman who was one of the first white children born in Korez.

She was Dr. Allee R. Appenzelier, 64, who died Feb. 20 In Seoul, Korea, At her funeral she was eulogized by Korean President Sygman Rhee and by the American State Department. Thousands of Koreans attended the services.

Dr. Appenzeller spent her life as a missionary to Korean-American amity. She was founder and president of the Interdenominational Ewha Women's University in Ewha.

Yesterday's memorial services for her were conducted in the Korean Methodist Church ht 1276 W 29th SJ, with the Rev. Henry C. Oh, pastor, in charge, Present

were Dr. Appenzellet's brother, the Rev. Henry D: Appenzeller, his wile, a nicce, several cousins and numerous Koreans in native costumes.

First Methodist Names Evangelism Minister: Post Taken by Dr. Samuel ... Los Angeles Times (1923-Current File); Mar 7, 1953; ProQuest Historical Newspapers: Los Angeles Times pg. A3

## First Methodist Names Evangelism Minister

Post Taken by Dr. Samuel Hughes, Chaplain at General Hospital for Eight Years

Dr. Samuel Hughes, chaplain at General Hospital for eight years, has joined the staff of First Methodist Church where he will become minister of evangelism.

hich brought comfort to huneds of stricken families durg his chaplaincy make Dr. ughes doubly welcome at test Church," said Dr. J. Rich-'d Speed, pastor.

"Here at the crossroads of ir community, Dr. Hughes ill continue to employ his talits in spiritual guidance and ractical service."

#### **Bacquesor Named**

The Rev. Elliah Longbrake I Downey has been named to acceed 'Dr. Hughes as Methdist chapizin of General Hoslial by Blahop Gereid H. Ker. edy. Mr. Longbrake began hitalifornia ministry with (hastorate at Rosewood Churc' a Los Angeles in 1935.

A brother of the Rev. Alfre Jughes, onetime associate mit eter at First Church. D. Jughes is well acquainted wit he institution and Hs prol ema, Dr. Sneed said. In metruolitan London he was engage n similar work.

His appointment is the se and announced recently by the cleat Church pastor.

#### Education Minister

Dr. Paul S. Kurtz, former paor of the Reedley (Cal.) Metidist Chorch, was named mister of education, to be f tharge of the Sunday evenir young adult program, Wedne iay evening activities and tead the new counseling clinit the church.

Dr. Kurtz is a graduata Boston University School Psychology and formerly w with the Wesley Foundation Stanford.

The Rev. Henry Kent Bla a new minister from South J tica, has been named to tl pastorate of the Korean Met odist Church, 1276 W 29th S succeeding the Rev. Hen: Uhangheul Ob, who went servo in Korea, Bishop Kenr dy's office added.

#### Burbank Man Killed in Nevada Accident

Los Angeles Times (1923-Current File); Jun 13, 1954; ProQuest Historical Newspapers: Los Angeles Times pg. 17

### 300 MILLION MAIL DEFICIT CUT REPORTED

ATLANTIC (ITY, N.J., June 12 (J.P.—Civil Service Commissioner George M. Monre said tonight the huge Post Office defielt has heen out by more than \$300,000,000 and will be reduced another \$160,000,000 a year lience.

In an address to a joint convention of New Jersey and Pehosylvania chapters of the National Annoclation al Postmasters, he also the fended President Elsenhower's Federal employee security system. He ead it has been effective and "I know our administration is competent to handle the security of our nation."

### Korea Child Choir to Pay Church Visit

Locat Korean-Americans will host the Children's Choir from Korea at 7:30 p.m. tomorrow at the Korean Methodist Church, 1278 W 20th St., h was announced yesterday.

The 25-member choir, composed of vounguters ranging in age from 7 to 13 years, is touting the United States in aupport of the campaign of the American-Korean Foundation, which is seeving \$100,000 to ald needy Koreans.

### Burbank Man Killed in Nevada Accident

ELKO, Nev., June 12 (& -A speeding convertible with out of control and overturned on U.S. Highway 40 yesterday, poileg reported, killing Alfred Earl Vannier, 33, Burbank, Cel, and Injuring three others. Record Crowd Expected at Vermont Square Concert

Los Angeles Sentinel (1934-2005); Apr 30, 1959; ProQuest Historical Newspapers: Los Angeles Sentinel pg. B11

## Record Crowd Expected at Vermont Square Concert

Vermont Square Methodist church, an infectional center of religion and culture, will be the scene of a concert Sunday, May 3, 4 p.m., when two local favortics, colobrated soprano Ella Lee and organist David Elson appear in concert.

According to all analogic entert by Leanard Johnson, program

### Greater True Light In New Location

Geonter True Light Baptist church enheersation will march into its new home Sunday, May 3, at 3 pm.

Line of march will proceed from 29th afreet at Vermant, west to Budlang and south on Budlang to Jefferson Bivd. Marching cest on Jefferson the procession will ceach Vermant and go horth to Orchard.

New address of the church will be 1276 W. 29th street. Rev. Osche Johnson is paster.

#### ST. REED TO HONOR PASTOR

St. Reed Missionary Baptist church will celebrate the pastor and this wild's 14th pontiversary May 3. The public is invited to attend. Church is located at 656 E. 79th street. Rev. S. Shorts is pustor.

Anil God sald, Let there he firmument in the midst of the water, and let it divide the waters from the waters.

chairman, incumbent Charles Navarro, 10th District Cley councilman and Eddie Atkinson, wibs fares him in a runolf May 28. will be guests of bonor. There will be no political speeches, Johnson said.

Hostesses from neighboring churches have bren invited to participate in the activities. They are: Donna Spive Lewis, Metropolitan, Ivolene Tuampson, Moiman, Elipore Cowan, Westey, Lillion Essans, Rin and Towne, Green Calomme, Warl Ante, Nancy Scruggs of Vermont Square, in charge of hostesses,

Refreshments will be served in the Fellowship Helt Immedi-Ately following the concert. The public is cordially invited to come out and enjoy the afternoon at Vermont Square, located on West Vermont At Budlong avenue. Rev. Howard R. Carey is paster.

Senior. Mission Auxiliary To Convene May 21-25: Pacific Baptist Auxiliary To Convene Los Angeles Sentinel (1934-2005); May 17, 1962; ProQuest Historical Newspapers: Los Angeles Sentinel pg. B15

# Pacific Baptist Auxiliary To Convene



WHEN PACIFIC BAPTIST Auxiliary association convenes next week at Greater True Light Baptist church, 1276 W. 29th St., groups shown above will play important roles. o, left to right: Leah Jones, Grace Franklin, Rev. H. D. Higdon, moderator and Mrs. Odessa Read,

## **Senior Mission Auxiliary** To Convene May 21-25

Monday at 7:30 p.m., May 21, this night 500 women of 30 or will mark the opening of the move socialies will march in the Senior Mission Auxiliary of the host clunch to hear the presi-



Senter Mission Auxiliary of the Pacific Baptist Association's dents message. The following 30th mental Association's at Greater True Light Baptist church, 1276 West 29th St. The opening program, "Syncy resentatives from India and Asia. The Los Angeles Hebrew Asia. The Los Angeles Hebrew Mission Long Entry at the Church Mary and Church Mission Brown, Angelina Bush. Mary resentatives from India and Asia. The Los Angeles Hebrew Mission, the Spanish Baptist Doras, Desching Light Cau-borne, Pearl Etters, Allie Etters, Allie Etters, Allie Etters, Allie Church, 2007 2000 Evans, Josephine Green, Penneasa Gibson, Delphine Gregaby, Mrs. Gus Giles, Beaulah Higdon, Mary Hood, Corine Harris, Murdice Mamilton, Cora Howard, Lucilie Jackson,

president, Senior Mission Auxiliary, Center Inset Is Mrs. Reed, under whose presdency the auxiliary has made rapid strides. Officers of Pacific District essocia-tion in next picture include, first row: Ophelia O'Connor, Ella M. Smith, Gracia Franklin, president, Junior Missions

Rev. H. D. Higdon, Mrs. Odessa Reed, Alberta Grubbs, 1st vice Senfor president, Lucille Edwards, recording secretary, Second rows R. E. Allen, Ellen M. Karsee, planist; Mother Chandlar, Dorothy Calhoun, E. Mobley. Third row: Lucille Jackson and Lillie Claiborne. Pacific

aptist District Ushers, president Lesh Jones, are shown In lower left photo with moderator, Rev. Higdon, Senior Mission First Ald and Nurses, "Angels of Mercy," will participate in activities, Onlora Jones (4th from left), ), president.

Mary McGhee, Mary Muslary, Ophelia O'Connor, Lemonia Page, Loreno Pennington, Claudia Mae Porter, Davie Reed, ivy Robison, Johnnie Rockweil, Effle Ross, Laura Ruffin and Ella Mae Smith, The public is invited,

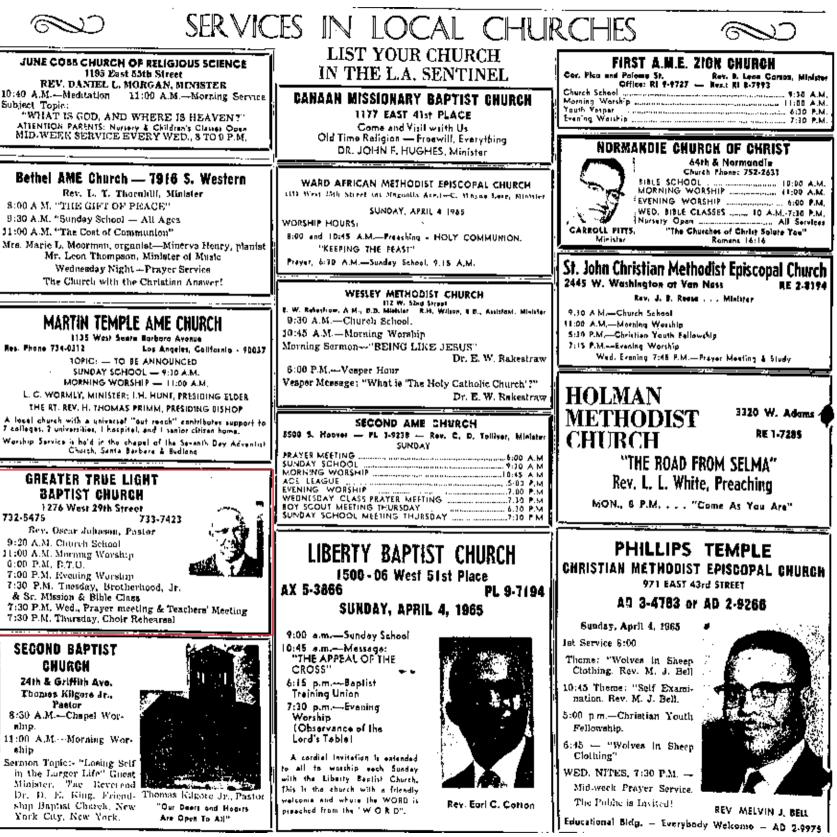
HELEN CARSON . courlesy church and a retorned missionary from Africa are among the participants. The Association, under the presidency of Mrs. Odesan II. Reed, has made yast airides in the area of home relation, foreign intestion and education The nome mission work has included visiting various needy

homes, maintaining a full time commissary, visiting homes for the agen, supplying them with clothing and Christmas gifts, supplying needy families with food, clothing and other articles of need.

The foreign mission used has been ably met with the assistnace of the first aid department by sending medical samplies to Africa, Jamaica and China. Tuesday, May 22, will 1 known as presidents alght. On

### Display Ad 177 -- No Title

Los Angeles Sentinel (1934-2005); Apr 1, 1965; ProQuest Historical Newspapers: Los Angeles Sentinel pg. C18



**7 Churches to Observe Christian Unity Week: Ecumenical Group Will** ... Los Angeles Times (1923-Current File); Jan 24, 1970; ProQuest Historical Newspapers: Los Angeles Times pg. 26

## 7 Churches to Observe Christian Unity Week

### Ecumenical Group Will Sponsor Joint Worship Sunday at St. John's Episcopal

Seven churches in the Hoover St-Adams Elvd. area will observe the Week of Prayer for Christian Unity by worshipping together Sunday.

The Greater University Parish, an incorporated ecumenical organization, will sponsor the 5:30 p.m. service at St. John's Episcopal Church, 514 W. Adams Blvd.

It will follow the form by the Consultation on Church Union (COCU), entitled. "An Order of Worship for the Proclamation of the Word of God and the Celebration of the Lord's Supper."

Preacher will be the Rev. Alvin Rudisille, USC chaplain and associate professor of the universiity's school of religion.

The Rev. Robert H. Iles, president of the Greater University Parish and cutate at St. John's, will preside, assisted by the other pastors.

The Greater University Parish includes Centenary United Methodist Church, Greater True Light Missionary Baptist Church, Old First Presbytarian Church, St. John's, St. Mark's Lutheran Church, University Methodist Church, Ward African Methodist Episcopal Church, and the Ecumenieal Mission of USC.

#### Blacks, Korean-Americans Make Conciliatory Gestures

TRACÝ WILKINSON TIMES STAFF WRITER Los Angeles Times (1923-Current File); Dec 28, 1991; ProQuest Historical Newspapers: Los Angeles Times pg. B6

## Blacks, Korean-Americans Make Conciliatory Gestures

#### By CRACY WILKINSON FISHER STATE FOR MERINA

In gestures that could case ethine tensions, a Korean-owned ratio station. Friday donated food and cichting to a black refurch, while spansors of the Knigdom Day Paraile named black and Korean co-chairs for the anotal event horgang Martin Lufter Sing Jr.

The efforts came as the end of a year that has seen relations between blacks and Korean-Americans beteriorate and community groups begin work to define potential installe.

"The idea was to help one neighbers," stud Richard Chor, director of Hailip Korea in Lee: Angelea, "This is a later help to resolve [the] problem."

The radio station delivered 1.300 cares of models away, more that 100 tags of acce and starks of clubbing to the Greater True Lajat Missionary Baptist Church near USC, Workers from the station and the church yound to unload two tucks full of supples, most of which will be distributed to Skul Row familites, soil the Roy, Clarence Walker, poster of Greater Proc Lught

Walker said he huped that the

donations would be the first step in a long-term cooperative relationship for placks and Keccan-Americans in the area.

"We are trying to bridge the gap between blacks and Kasears." He said, "We need to come together.... I think this will give us a change, not only to bridge the gap but this right help eliminate the communication profilem. This could help us communicate and work and bustion longether."

Meanwhite, a few blacks away and at about the same time, sponsors of the Kingtom Day Parade called a news conference to name a Korean fac kwon do master and a black briggdier general in the state multitary reserves to serve as cochaintee of the event.

The parade, a 7-year-uid event on Los Angeles, is scheduled to what its way through the Ordashow district and other parts of south Los Angeles next munith in honer of the slaus towl rights leader. It takes place on Kutg's burkday, Jan 20.

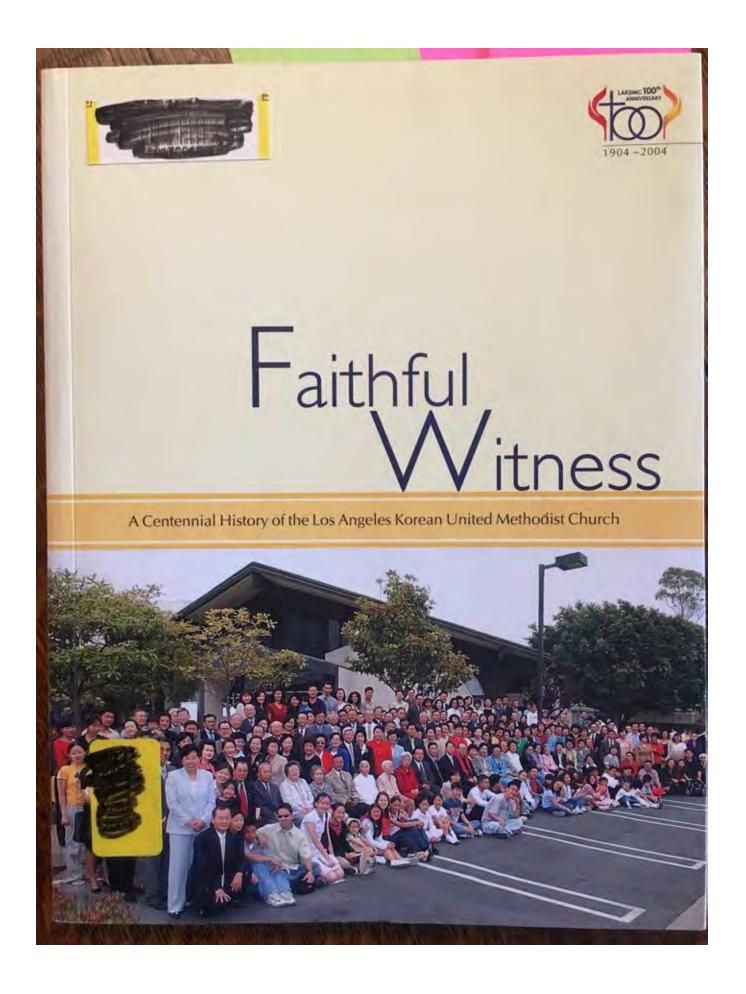
Paraile organizer Larry Grant appounced that Tang Suk Chun, a grand master in the kwizh Go, and Brig. Cen. Celes. Kuby. III. The highert-ranking black in the state military reserves and a promutent bait bondsmin, will chair the parage Joseph Dyer, director of conmunity affairs for KCRS-TV, is the grand marshal.

Grant tried to downplay the netion that the appointments were meant to address problems between blacks and Koreans. \$39(1); that 500 Korean nationals particupated in fast year's parade. Nevertheless, the symbolism was lost on no one.

"If you look at the composition of the parade, this is what Dr. King symbolized blacks, Korwast, Hispanics, Native Americans, whites," Dyer and,

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Attachment J: Book Excerpts





# **Faithful Witness:**

A Centennial History Of the Los Angeles Korean United Methodist Church  $(1904 \sim 2004)$ 

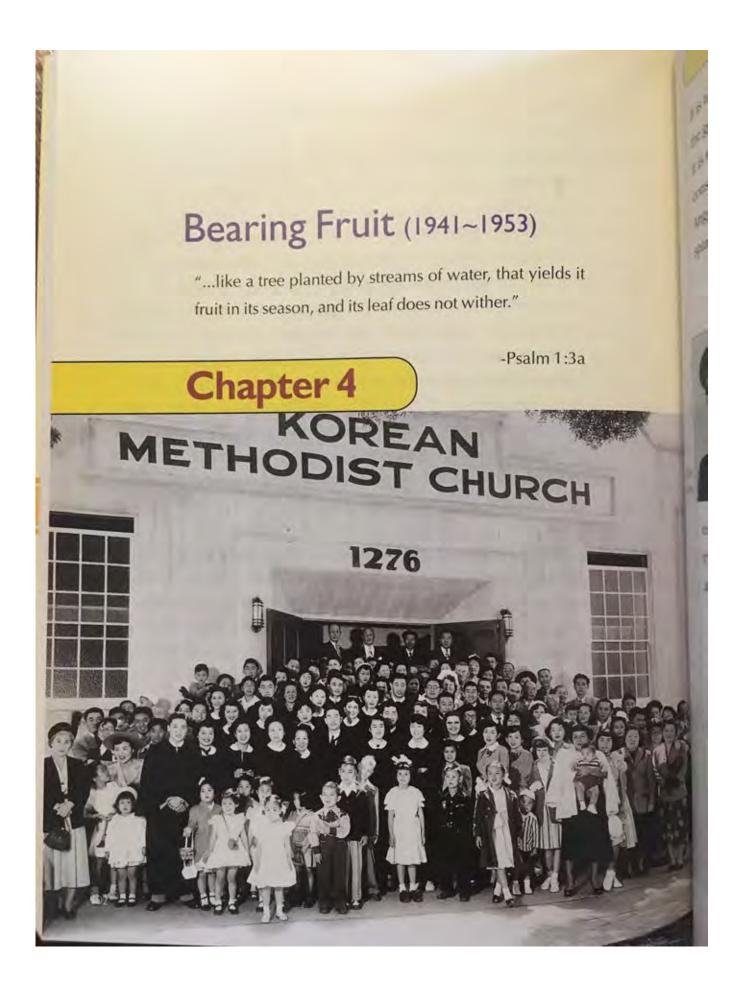
To clarement School of Heology

David Yoo & Hyung-ju Ahn

July 12, 2004 Hyungji Ahn

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Los Angeles Korean **United Methodist Church** 



## Chapter 4

It is tempting, as we reflect upon the past, to identify a previous era as the good old days, when things seemed more certain and sure. And yet, it is the case that perhaps the only certainty we have is that change is constant. This holds true for individuals as well as institutions. The Los Angeles Korean United Methodist Church is no exception, and the years spanning 1941-1953 were marked by momentous changes.

In the church, pastoral changes would be the norm, marked by the



Stanley Choy joins US, Army departure of the Reverend S.Y. Whang after a decade of service. The search for a permanent church home continued, but that search finally came to a close with the purchase of a church property. The progressive bent of the congregation also underwent transition because of the larger events surrounding the congregation. The start of World War II, and the

entry of the United States into the fray after Pearl Harbor had major consequences for Korean Americans and their hopes for their land of ancestry.

The end of the war also brought with it the official end of Japanese colonialism, but in its stead, the long held dream of a free Korea was deferred. The partition of the peninsula into north and south and the Korean War (1950-53) left a longing that has yet to be fulfilled. Against this backdrop of these events of global proportions, the Los Angeles Korean Methodist Church entered into another season of its existence. And as the writer of Ecclesiastes reminds us, for everything there is a season.

## A Time for War

On the morning of 7 December 1941, Korean Americans in Hawaii and on the mainland awoke to the news of the bombing of Pearl Harbor The United States would enter the war and a watershed moment in its history. For Korean Americans, war rekindled a dormant hope that Korea would finally wrestle itself from Japanese colonialism. If many Americans encouraged each other with the words, "Remember Pearl Harbor," then Korean Americans added, "When you remember Pearl Harbor, remember Korea!."4

As it had from the beginning, the churches served as gathering places for Korean Americans to discuss the wide range of their concerns. Given the times, it is not surprising that people focused on the war and its potential influence upon independence.<sup>22</sup> Because the U.S. declared war on Japan, the issue of race became a factor for Koreans for at least a couple of reasons. First, Korean immigrants, shut out of the possibility of naturalization, were classified as Japanese aliens. Second, by virtue of physical appearance, Koreans were often mistaken for Japanese, adding insult to injury. Christianity and the ties to the larger Methodist denomination acted as one buffer for Koreans who sought to distance themselves from Japanese Americans. More importantly, however, the long years spent trying to publicize and to work for Korean independence had laid a formidable foundation in letting the larger society know how forcefully Koreans in the United States did not identify with nor wish to be associated with Japan. By linkages with organizations like the Korean National Association and the Korean

<sup>(1)</sup> The Voice of Korea (Washington, D. C.: Korean Affair Institute) 7 Dec 1943, 5. (2) Hyung-ju Ahn's interview of Rey. Ha-tai Kim at his home in La Habra, California (10) September 21, 1999.

Youth Academy (Heung-sa-dan), congregations like the Los Angeles Korean Methodist Church were important centers for the independence movement.

### **Pastoral Change**

The change and sense of drama brought about by World War II was also accompanied by pastoral change. After ten years of dedicated service and representing the church during some trying years, the Rev. S. Y. Whang in 1940 was transferred to Hawaii.<sup>(1)</sup> Similarly, the Rev. K. S. Lee



around the same time left the church and eventually became the assistant pastor for the Korean Methodist Church in Honolulu.<sup>(2)</sup> In order to address the church pastoral vacancies, the Rev. Jin-mook Lee was hired to succeed Rev. S. Y. Whang. A student at the Pacific School of Religion, the Rev. Jin-mook Lee had been the interim pastor at Oakland Korean Methodist

Jin-mook Lee

> Church for the hospitalized Rev. Chung-koo Yim.<sup>®</sup> Rev. Jin-mook Lee graduated from Chosen Christian College in Seoul in 1931 and from Methodist Theological Seminary in Seoul in 1934.<sup>4</sup> Within a year of his appointment, Rev. Jin-mook Lee resigned to take a position as an announcer for the U.S. Office of War Information in San Francisco. Lee would use his Japanese language skills on behalf of the war effort for short-wave broadcasting intended to wage psychological warfare

D Journal and Proceedings of Third Session of the California Oriental Mission of the Methodist Church, 1941, 23.

② Shinhan Minbo (The New Korea), 2 Jul 1940, 2 and 24 Jul 1941, 2. Hawaii Korean Christian Advocate, 20 Aug 1941, 7.

<sup>(3)</sup> Shinhan-Minbo, 28 Dec 1941, 2.

<sup>(1)</sup> Sung-sam Lee, 314.

against Japanese soldiers.



Key Hyung Chang

Into the breach stepped the Rev. Key Hyung Chang to take over the church in June of 1941. Rev Key H. Chang had been the pastor at Oakland Korean Methodist Church since Rev. Jin-mook Lee left for Los Angeles. In the wake of Lee's departure from Los Angeles, the Rev. Key H. Chang was asked to succeed Lee. The assignment of Rev. Chang to

the signaled the first bi-lingual pastor of the congregation. His service to the church also marked the increasing training of the pastoral leadership that signified the maturation of the Korean American population.

By the time Rev. Chang assumed the post at the Los Angeles Korean Church in 1942, he had been in the United States for nearly fifteen years. Chang had come to the United States in 1928. He attended the Berkeley Baptist Divinity School in northern California from 1932-1936, earning the Bachelor of Theology in 1936.4 Chang also continued his studies at Duke University, Princeton Seminary and the Pacific School of Religion. His wife, Lila Chang, recalled that he always seemed to be in school and that his studies were a lifelong passion.

(3) Hyung-ju Ahn's interview of Mrs. Lila Chang at her home in South Pasadena, Calif, on March 28, 2000.

(1) Shihan-Minbo, 14 Jun 1928, 1; 14 May 1936, 2. The school is now called the American Baptist Seminary of the West, and it was a charter member of the Graduate Theological Union in Berkeley, California. I thank Annie Russell, Registrar, of the American Baptist Seminary of the West, for tracking down Key H. Chang's record from the school 's archives. The Bachelor of Theology (B.Th.) degree was the precursor to the Bachelor of Divinity (B.D.) that has since To David Yoo phone interview with Lila Chang, 14 July 2003.

<sup>(</sup>D)Tok-lip (Independence), 7 Nov 1945,

<sup>(2)</sup> Shinhan Minbo, 12 Jun 1941, 2.

Rev. Chang brought dynamic leadership to the church as well as good people skills that enabled him to get along with a wide range of personalities in the church. Those skills proved important as he inherited a congregation that had members with strong opinions about faith and society. A sermon entitled "Christianity and Socialism" gives some indication where sentiments of some of the members of the church were. In addition, Chang advocated a Christian socialism that was a marker of his experience in Korea prior to his coming to the United States.<sup>4</sup> His dynamism must have made a lasting impression on at least one person since he married Lila Lee, one of the twin daughters of Marie Lee, a longtime member and leader of the church in 1942.<sup>2</sup>

Chang's leadership extended beyond the church walls and reflected his learning in the articles that he wrote for Korean American publications. He took up topics such as Korean independence and the need for revolutionary thinking so that Korea could set its own course in the international stage. The idea was not so much to emulate foreign powers, but to learn from their mistakes in order to establish Korea's own foundation.<sup>(a)</sup> In another article, Chang argued for Korea's free status as a means for peace in East Asia since so much aggression had been staked to control over the peninsular nation.<sup>(a)</sup> He predicted that Japan's future was grim because of its longstanding mistreatment of its neighbors. It would only be a matter of time before Japan would experience defeat.<sup>(5)</sup>

D Tok-lip, 28 Nov 1945, 4, Rev. H. T. Kim told Hyung-ju Ahn that Rev. Key H. Chang contributed his articles to Tok-lip because his church members were publishing it and was asked to contribute articles.

<sup>(2)</sup> Ibid, 25 Jun 1941, 3.

<sup>(3)</sup> Tok-lip, 24 Nov 1943, 4.

<sup>(1)</sup> Ibid, 8 Dec 1943, 4.

<sup>(5)</sup> Ibid, 17 May 1944, 4.

Chang's personality and fluency in English also enabled him to be a spokesperson for the Korean American community to the larger society. For instance, in June of 1944, Chang spoke about mutual concerns of Korean and Chinese in wartime at the Chinese Presbyterian Church in Los Angeles. The pastor participated in a panel discussion on "oriental minorities" with Chinese and Filipino group leaders at Occidental College, and spoke "The Case of Korea" at the local Rotary Club in Los Angeles.º In 1945, he became one of the founding members of Korean Culture Society. The Society was organized to serve as an information source about Korea and to seek support for the on-going cause of independence. The Korean Culture Society sponsored a "Korean Night" at the Royal Palms Hotel in Los Angeles to promote the Korea cause among the European American community in southern California.<sup>4</sup> Rev. Chang's presence in the church brought the Los Angeles Korean Methodist Church greater visibility within and beyond the Korean American community through his writing and speaking.

### **Realization of a Dream**

Rev. Chang's leadership would also be put to the test almost immediately because almost upon his arrival, the Los Angeles Korean Methodist Church needed to find another home. The leaders of the African American church had decided to sell its property, and set into motion the familiar if discouraging theme of relocation. Over the span of the previous twenty years, the church had moved multiple times. Fortunately, the church was able to rent a space at the Good Templars' Hall on Jefferson Boulevard near Vermont in 1942. Good usable space

<sup>1)</sup> Tok-lip, 21 Jun 1944, 2.

<sup>(2)</sup> Ibid, 1 Jan 1944, 4: 29 Mar 1944, 4. (3) thid, 17 Jan 1945, 2.

enabled the congregation to make the necessary adjustments, and church attendance grew.<sup>4</sup>

As noted in the previous chapter, the search for a permanent church home had long been the goal of the congregation. At the 1940 annual conference held in Oakland, California, Marie Lee, who had been invited to perform a vocal solo at the gathering, read a written appeal from the Los Angeles Korean Methodist Church regarding the urgent need for a church home. The church committee in charge of the church building project asked for financial assistance:

Our church has been organized about ten years without an adequate place of worship. There are about 130 or more adults and about that many more young people including Sunday School children. During the last ten years, we have been moving around from one place to another, a few years here and a few years there and now we are holding our services in an old church on rental terms which belongs to a group of Colored people. This little church is also very old and has no facilities wither for Sunday School classes or for any social gatherings; even we hold our regular mid-week prayer meetings at private homes. Therefore, we are badly handicapped in general church activities, especially leading the young people to the Christian environments.

We started this campaign about three years ago to raise the funds to build our church building and its project has been endorsed by the Board of Missions of Tennessee, by Dr. G. C. Emmons, Bishop W. C. Martin, and by the Pacific Conference held at Santa Ana last year. We

D Journal and Proceeding of Oriental Mission of Methodist Church, 1942. 18; Pacific Methodist Advocate, 19 Feb 1942, 245.

have received a good many subscriptions from the members of our church and also from many American friends and from various churches during the last year; but still we are a long way off to accomplish the object. The lot for the building was purchased last year and completely paid. Now, our desire is to build the church before the coming Christmas so we can provide the children with a new church to the glory of His Name.

Friends and brethren of the Conference, won't you please give us a lift? We shall welcome gifts, large and small.<sup>(1)</sup>

While the denomination pledged to look into the matter, the church continued its efforts without much help and faced more relocations. In 1941, the church was still struggling and yet, they were able to raise \$1,500 from amongst the membership.<sup>2</sup> After the first move in 1942, the church moved again to a Japanese Judo School near Jefferson and Normandie. The occupants had been vacated because of the incarceration of Japanese Americans along the West Coast during World War II.<sup>30</sup> The annual report of the California Oriental Mission reported:

The Los Angeles Korean work, of which Brother Key Chang is pastor, has come into a substantial church building, the property of the Trinity Baptist Church, that entered upon the use of the Normandie Street Japanese Methodist Church property. This is a fortunate happening for the congregation, which had been pushed about for years and was

D Journal and Proceedings, Second Session of the California Oriental Mission of the Methodist Church, May 31 to June 2, 1940. 16.

Dournal and Proceedings of California Oriental Mission of Methodist Church 1941, 12.
 Sinhan Minbo, 11 Jul 1945, 2 and 28 Aug 1941, 3. The address was 1225 West Jefferson Blvd. Hyung-ju Ahn Interview of Ralph Ahn, 20 September 2002, Glendale, CA.

becoming discouraged for lack of a place for their own. (1)

The respite from discouragement would not last long as the church was forced to move another time once Japanese Americans slowly made their way back to the West Coast in the closing years of the war.<sup>22</sup>



Easter Sunday at Orchard Street church 1950

The travails of the church building issue made it a pressing item on the agenda of the church. The Rev. Chang and church members explored every potential avenue to find a place to worship that the

D Proceedings of the Fortieth Annual Session of California Oriental Mission of Methodist Church 1943, 16.

② Journal and Proceedings of the Forty-Second Annual Session of the California Oriental Provisional Conference of the Methodist Church, 1945, 20.

church could call its own. In an answer to prayer, the church learned that the Swedish Lutheran Church at 29th Street and Orchard Street was for sale for \$15,500. The church location was near the heart of the Korean American community in Los Angeles, located a couple of blocks from the University of Southern California.<sup>(1)</sup>

In a bold move, the church decided to push forward and open escrow on the building in the Spring of 1945. Rev. Chang set out to raise funds and was able to gain the support of the Foreign Mission Board in New York City to match whatever the church could raise.<sup>©</sup> Chang then headed to northern California and throughout Korean communities in the rest of the state in search of support.<sup>©</sup> Based upon the existing funds and with new monies, the church was able to raise a total of \$7,000. The denomination made up the difference and the purchase approved. After a long journey, the church finally had a home.<sup>④</sup>

On June 3, 1945, Los Angeles Korean Methodist Church held its first Sunday service at its own building at 29th and Orchard. The occasion was one of joy and not a few tears were shed, especially by those who had persevered through what had seemed like an endless number of moves. The new church consisted of a sanctuary capable of seating 350 people, a small social room, kitchen, four restrooms, and an office. In the meantime, the Rev. Victor Peters who had been a missionary in Korea, deported by Japanese in 1939, was assigned to the church and oversaw the Sunday School and English-language service. The church

<sup>(1)</sup> Ibid, 34.

Tok-lip, 11 July 1945, 2.
 Tok-lip, 6 Jun 1945, 4.
 Ibid, 11 Jul 1945, 2.
 Ibid

held its open house for the public on party on 7 October 1945.

## **Congregational Life**

Although pastoral changes and the effort to purchase a church building kept the congregation busy, other areas of ministry continued of course. One of these areas involved the rise of the second generation, largely English-speaking Koreans. The church had a promising group fifty or more American-born young people, many of whom were college graduates.<sup>©</sup> The coming of age of many of these young people marked



the maturing of the Korean American community in Los Angeles. The choir was an especially attractive site for many of the second generation and in 1944, the Easter service reflected the vibrancy of this

Men's Double Quartet (From Left Samuel Oh, Alfred Song, Gerabl Chun, Watter Lim, Stewart Lim, Howard Lim, Paul Lew, Yin Kim)

segment of the church:

Against the impressive floral background with a cross in the center, a most soul-searching Easter Cantata was staged, under direction of Mrs. Janet Whang. The soloists were Mrs. Nark Kim, Mrs. Marie Lee, and Mrs. Victor Peters. Miss Gloria Kim and Miss Viola Lee assisted in chorus. The narrator was Alfred Song and the pianist was Miss Lola

D Ibid, 3 Oct 1945, 4.

<sup>2</sup> Pacific Methodist Advocate, 30 Oct 1941, 1420.

Whang Rev K. F. Clung delivered the Easter message on the subject, "Beyond Tragedy" and Rev. Peters was in charge of the service. A capacity crowd gathered to observe the resurrection of Christ, <sup>II</sup>

In an effort to reach out to younger members of the community, the church sponsored a dinner for Korean American students in 1944 who had recently graduated from local area schools. Rev. Key H. Chang gave a talk to those assembled about what it meant to represent the future leadership of the community.<sup>(2)</sup> To support the cultural heritage education of its members and as a form of outreach, the church sponsored a "March First Movement Week" each spring and designated the first Sunday of March as "Patriotic Sunday" to commemorate the declaration of independence that took place on 1 March 1919.<sup>(3)</sup>

Ralph Ahn, the youngest son of independence leader, Ahn Chang-ho and Helen Ahn, remembered that the Korean Methodist Church was a gathering place for young people. He recalled forming a teen club within the church called the "Monarchs." With buddies like Howard Choy and Luther Hahn, Ahn played in church sports leagues that reached out to other denominations and to the Korean community at large in southern California. The Monarchs, with their sharp looking jackets, also hosted social events for young Korean Americans. Ahn. Choy, and Hahn recalled that the young people received much support from their elders, especially the mothers of the youth who were the core members of the congregation.<sup>4</sup>

<sup>(1)</sup> Tok-lip, 13 Apr 1944, 4. Mrs. Victor Peters was a Ehwa Woman's college graduate, Heung-bok Hahn.

<sup>(2)</sup> Ibid, 19 Jul 1944, 2.

<sup>(3)</sup> Shinhan Minbo, 27 Feb 1941, 2,

David Yoo interview with Ralph Ahn, Howard and Nellie Choy, and Luther Hahn, Los Angeles, CA, 10 June 2003

Pressures from the north Koreans under Soviet influence forced Rev. Choi and his family to move south, where he taught New Testament at the Methodist Seminary. In 1947, Choi took up the opportunity to study in the United States and attended the Moody Bible Institute, Westminster Theological Seminary in Philadephia and Princeton Seminary. Rev. Choi arrived in Los Angeles to take up his post the Korean Methodist Church in 1953. His wife and two daughters, Carol and Portia, joined Rev. Choi in Los Angeles in 1956. His son, Tom, currently a Methodist pastor in Hawaii, was born in Los Angeles in 1958.<sup>40</sup>

As a relatively recent immigrant from Korea, the Rev. Choi encountered immigrants who were old-timers and an American-born generation. Differing styles and expectations resulted in some tensions between Rev. Choi and both groups. For the immigrants, some dissatisfaction would stem from the purchase and move of the church to a location on Washington Blvd. For second generation leaders like future California State Senator, Alfred Song, Choi's lack of fluency in English and familiarity with American life, left something to be desired.<sup>20</sup>

Because of facility constraints and in light of a \$20,000 grant from the district superintendent, Rev. Choi and some of the membership lobbied the church to seek out a new site. For some of the longtime folks within the church, there was a desire to keep the current place of worship on 29th and Orchard because it contained the sweat and tears of those who had sacrificed to purchase it at the end of World War II. The deadlock

D Personal correspondence between Portia Choi and Stuart Ahn, 16 March 2003. David Yoo phone interview with Rev. Tom Choi, 11 June 2003.

② Han Maekum, Han Sarang (One Mind, One Love), monthly publication of Los Angeles Korean United Methodist Church, January 2003. Hyon-hong Lee interview of Rev. H. T. Kim on January 13, 1999, La Habra, CA. Hyung-ju Ahn interview of Mr. Philip Choi on July 12, 2000, Seoul, Korea.



Washington Blvd Church

created some friction within the church. After a period in which the issue was placed on the backburner, a congregational meeting in 1958 passed a resolution to sell the current church and to build a new one at the site of Washington Blvd. and Virginia Road.<sup>4</sup>

During the construction of the new church building, the congregation met for two years in the basement of the Vermont Square Methodist Church.<sup>®</sup> Completed in 1960, the new church campus represented what would usher in a new era for the church. As in times of transition, some of the older immigrants chose not to continue their affiliation with the church because of their disagreement over the new facility. Among the second generation, some members left as new housing developments drew families to places like Monterey Park and other suburbs. Likewise, career opportunities pulled members to distant locales. Some people sought an English-language ministry that could cater to adults.<sup>®</sup>

The Los Angeles Korean Methodist Church in its shifting composition was experiencing the front-end of a new wave of migration that had major implications for all of Korean America. Churches facing the dilemma of three increasingly distinct populations had to make some choices. The older immigrants, now reaching their later years, had

3 Hyon-hong Lee interview of Rev. H. T. Kim.

<sup>(1)</sup> Eighty Years' History, 34.

<sup>2</sup> Ibid; Hyung-ju Ahn interview of Dr. Chong-ryul Song on 16 May 2000, Seoul, Korea,

brim. The denomination suggested that a merger with the Robertson Methodist Church might be a good solution since its membership was in serious decline. A pre-condition to the move would require the Korean Church to provide an English-language service for the handful of elderly European American members of the Robertson Church. The church building on Washington Boulevard was given to an African American congregation.



Robertson Blvd Church

In July 1968, the church moved from Washington Boulevard to 1068 South Robertson in Los Angeles.<sup>10</sup> Church membership increased from an average of seventy adults for Sunday services in the 1960s to over 180 adults in the 1970s. At the same time, Sunday school attendance in the

1960s increased from an average fifteen children in the Kindergarten through 8th grade age group to over sixty children. In addition, some forty teenagers and young adults including college students also were active members of the church in the 1970s.

The growth in numbers in the 1970s reflected the passage of the 1965 Immigration Act by the United States. The legislation removed the long standing restrictive quotas originally aimed at Asian immigrants in the late nineteenth and early twentieth centuries. Asia, along with Latin

D Eighty Years' History, 34 and 50. The Rev. Choi started a Korean language monthly.
 Kae-chuk-ja [Pioneer], after the church relocated to the Robertson location.

<sup>(2)</sup> Ibid, 76-80. Hyung-ju Ahn interview of Rev. Young-gak Shin on 11 April 2000. Rowland Heights, CA.

An especially noteworthy peformance took placed for the 80th anniversary of the church when the choir sang Haydn's "The Creation" in 1984 for an audience of over 1,000 people at Wilshire Methodist Church with guest vocalists and with support from the Los Angeles Symphony Orchestra.<sup>4</sup>



Choir with Young Mi Kim at Robertson Blvd Church

In 1968, the Los Angeles Korean Methodist Church became part of the United Methodist Church. The United Methodist Church represented the merger of the Methodist Church with the Evangelical United Brethren Church. The Methodist Church itself was a merger of the northern and southern Methodist Episcopal Church that had split over slavery in 1844 and had reunited in 1939. The current name of the church, the Los Angeles Korean United Methodist Church reflects these changes in denominational polity.<sup>(2)</sup>

In 1981, the church published "Cham-gil" (The Path), a Koreanlanguage monthly church magazine. The magazine reported the events of the church and other news. It served as an information clearinghouse to serve the needs of the church. By 1984, Sunday attendance for the Korean language increased to 270 and the attendance at the English service to 150. The annual budget of the church reached a quarter of a

L Eighty Years' History, 55-65.

② Daniel G. Reid, et al. eds., The Dictionary Of Christianity in America, (Downers Grove, IL IVP, 1990), 732-735.

sparked by Rev. Kim's mission trips to Russia, Mongolia, and China. He has encouraged district Bible studies and congregational outreach to include visitation of the sick and work among the homeless. Rev. Kim is the current senior pastor of the Korean-language congregation of the LAKUMC.

### **The Past Forty Years**

In preparation for the centennial celebration of the church, the members of the history compilation committee in 2002 undertook the difficult assignment of assessing the major events of the previous forty years. In addition, the committee sought to distill the identity of the congregation. This section will offer an overview of their findings.

A major turning point for the church, according to the committee, was the decision by the Rev. Choi and church leaders to shift the primary emphasis of the church from the second-generation members to the newly arriving immigrants from Korea. That decision would affect the trickle of students in the post-Korean War era and then the flood of people in the aftermath of the 1965 Immigration Act. Many of the members who joined during this phase have been longtime, key people in the congregation.

The influx of new immigrants brought added vitality to the historic Korean American community. Immigrants filled a number of professional positions in southern California. Many others went into small businesses. Community leaders emerged within the church. Many of these leaders would serve the larger racial-ethnic community as well.

Because of its deep roots within the community, the church was also

a training ground for both lay and clerical leaders. The church is especially proud to have been a part of the training of many pastors who have served the Gospel of Jesus Christ. In its hiring of associate pastors, the church has helped and gained from individuals such as Keu-chung Kim, Woong-min Kim, In-Nak Kim, Young-gak Shin, Cheo-Kwon Lee, and Chong-nam Song. So many of the individuals associated with the church have moved on to ably serve the Lord in other ministerial positions.

In 1995, the English-language ministry of the LAKUMC merged with the Ascension Ministry of the Westwood United Methodist Church and the merged ministry became an autonomous English-based ministry of the LAKUMC. For so many years, the Korean congregation has provided support and an umbrella for the English phases of its ministry. The maturation of the large 1.5 and second generation members of the church family, however, signaled the need for a new structure. In an effort to recognize the future, the church gave its blessing to the Ascension/English Ministry as an autonomous, but partnered ministry. The next chapter will discuss this topic in greater detail.

In 1989, the church moved from the Robertson Blvd, facility to the 7400 Osage Avenue location that is the current campus for the LAKUMC. The church had been at the Robertson locale since 1968, representing a period of settled life after so many years of relocations. The early years, especially, were marked by frequent moves that took a toll on the membership. The current shared location (Korean congregation and Ascension of the LAKUMC and the La Tijera United Methodist Church) allows for more education space. The larger facility will enable the church to move into the future with greater possibilities. a lifetime. And yet, the transition from an older immigrant and secondgeneration church to a new immigrant church in the 1960s and beyond created perhaps the most fundamental shift in the history of the church.

Much of the church's experiences in the last few decades have hinged upon the influx of new immigrants, starting with students in the post-Korean War years and then the large numbers of immigrants in the post-1965 period. The swell in population, coupled with the passing of the first wave of immigrants and the departure of a segment of the second generation population meant that the church would take shape in a different trajectory from its earlier years. The influx meant that changes in church location were necessary to accommodate the growing numbers. These new immigrants started families and established careers and businesses that have been part and parcel of the growth and maturity of the Korean American population in southern California.

The departure of the Rev. Choi in 1981 and the most recent move to 7400 Osage Avenue in 1989 mark two more pivotal passages in the life of the congregation that is now called the Los Angeles Korean United Methodist Church. The foundation for the future now rests upon the shoulders of the not-so-new immigrants who have for the past thirty to forty years helped guide and lead the church. The older core members have set their own foundation for the future in supporting the Englishlanguage ministry that had in its many forms been part of the church for decades. In the latest version, the Ascension Ministry, as a congregation aligned with the LAKUMC represents the future of the church's legacy.

This chapter has only been able to offer a very selective and fragmentary look at the years spanning from 1953 to 2004. The Korean

# Appendix I

### **Pasters and Local Preachers**

Florence M. Sherman (1904-1912) Missionary Hugh Chynn (Heung-woo Shin) (1904-1911) Local Preacher Dal-wook Yom (1911-1912) Local Preacher Chan-ho Min (1912-1919) Local Preacher Chi-bum Hong (1919-1921) Local Preacher Seung-kown Han (1920-1927) Local Preacher Sung-taik Whang (1920-1940) Local Preacher Sung-kown Kim (1920-1940) Local Preacher Lowell Lim-dae Lim (1926-1941) Local Preacher Sa-yong Whang (1930-1939) Pastor Jin-mook Lee (1940-1941) Pastor Kyung-sun Lee (1939-1943) Associate Pastor Key-Hyung Chang (1941-1947) Pastor Victor Peters (1944-1946) Associate Pastor Ha-tai Kim (1947-1949) Pastor

Henry Chang-hee Oh (1949-1953) Pastor

Young-yong Choi (1953-1981) Pastor

Joon Lee (1973-1975) Associate Pastor in charge of Education

Kyu-won Lee (1975-1976) Associate Pastor in charge of Education

Gee-young Kye (1977-1978) Associate Pastor in charge of Education

Woong-min Kim (1979-1981) Associate Pastor

Tai-Hee Park (1981-1990) Pastor

Nak-in Kim (1981-1988) Local Preacher/ Associate Pastor

Chur-kwon Lee (1983-1988) Associate Pastor

Young-gak Shin (1983-1987) Local Preacher

Woo-young Chun (1988-1989) Associate Pastor for English Ministry

Dae-sun Chung (1989-1989) Associate Pastor for English Ministry

Kyung-sik Lee (1989-1995) Associate Pastor for English Ministry, Interim pastor for Korean speaking ministry (1990, 12-1991,6)

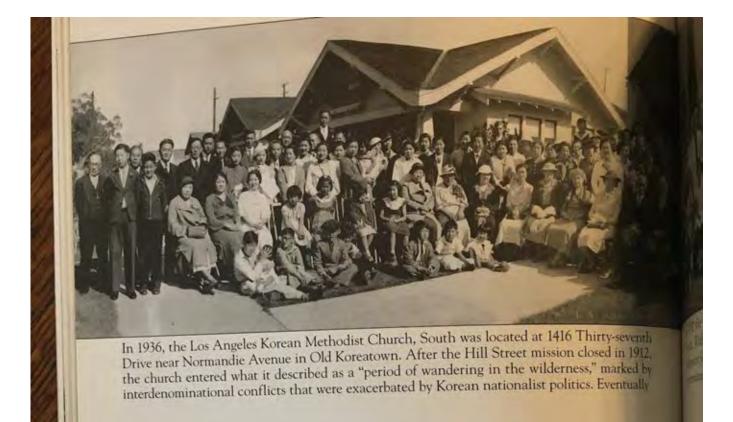
Chin-sung Park (1990, 7-12) Pastor

Joon-sung Park (1991-1996) Pastor

Hong-hyon Lee (1990-1992) Associate Pastor

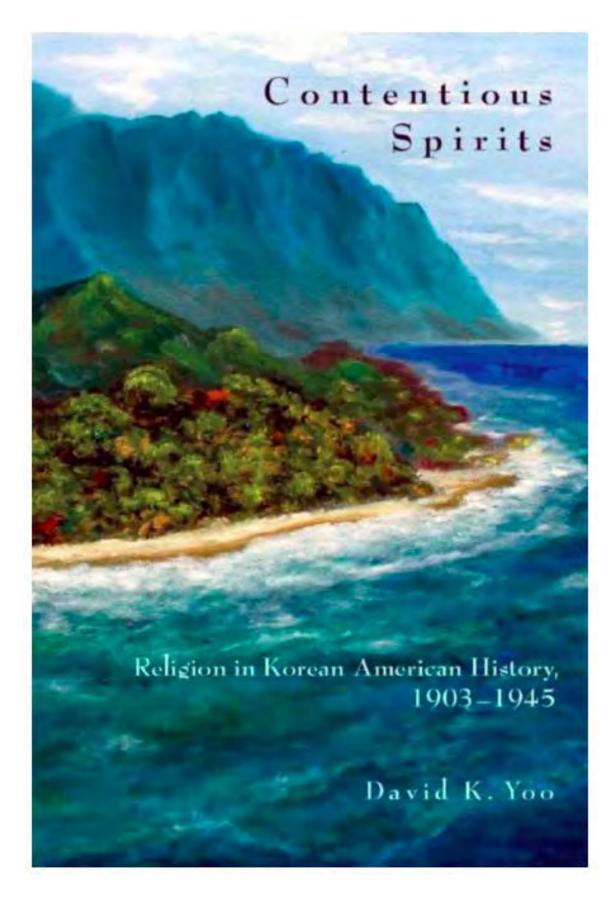
Young-suk Surh (1992-1996) Associate Pastor

# of America LOS ANGELES'S KOREATOWN 1211 Katherine Yungmee Kim Foreword by Tom LaBonge





in 1930, the church was renamed and reorganized as an entity of the Methodist Episcopal Church, South. Within a year, the church would move again to a nearby African American Seventh-Day Adventist Church—one of many moves that came before and after, as the church searched for a permanent home. (KADA.)



the Korean Provisional Government. She left China for Hawai'i and worked for a while as a housekeeper. Park then went to the mainland, married, and taught Korean language at the KMCLA in the late 1920s and early 1930s. Park managed to complete her studies begun in Japan many years earlier through a Bible school in Los Angeles. Throughout her activities at the church, Park continued her support of Korea, working with the Women's Patriotic League and also selling war bonds during World War II. One sees in the expanse of Park's life the role of faith and love of country that marked her activity and sensibility. In an interview given at the end of her life, Park commented: "I've broken all thoughts on anything except to concentrate on preparing to meet my Savior."<sup>66</sup>

A friend and coworker of Park's, Kim Hei-won, gained recognition and honor as a patriot for her work through the Korean National Association and the Korean Women's Patriotic Association in California. An active and longtime member of the KMCLA, Kim left Korea with her mother and siblings, landing in Hawai'i in 1905. Kim and her family moved from a sugarcane plantation on Maui to Honolulu. She left for the mainland to attend school and to accept a matchmaking arrangement. Although the schooling did not materialize, she married in 1913. Kim worked with her children in tow and coordinated independence work not only throughout California but also in Mexico.<sup>70</sup>

### Milestones Achieved

World War II generated much activity at the intersection of faith and politics, but other markers of the KMCLA in its ministry to the Korean community during this era included the dedication of a church building in 1945. The congregation's longtime goal had been a permanent church home. At the 1940 annual conference held in Oakland, California, Marie Lee, who had been invited to perform a vocal solo at the gathering, read a written appeal from the

### Location 1590

### CONTENTIOUS SPIRITS: RELIGION IN KOREAN AMERICAN HISTORY, 1903-1945 (ASIAN AMERICA)

church. The committee in charge of the church building project asked for financial assistance:

There are about 130 or more adults and about that many more young people including Sunday School children. During the last ten years, we have been moving around from one place to another, a few years here and a few years there and . . . even we hold our regular mid-week prayer meetings at private homes. Therefore, we are badly handicapped in general church activities, especially leading the young people to the Christian environments.

We started this campaign about three years ago to raise the funds to build our church building and its project has been endorsed by the Board of Missions of Tennessee, by Dr. G. C. Emmons, Bishop W. C. Martin, and by the Pacific Conference held at Santa Ana last year. We have received a good many subscriptions from the members of our church and also from many American friends and from various churches during the last year; but still we are a long way off to accomplish the object. The lot for the building was purchased last year and completely paid. Now, our desire is to build the church before the coming Christmas so we can provide the children with a new church to the glory of His Name. Friends and brethren of the Conference, won't you please give us a lift?<sup>71</sup>

While the denomination pledged to look into the matter, the church continued its efforts without much help. In 1941, the church raised fifteen hundred dollars from among the membership.<sup>72</sup> After the move in 1942, the church moved again, since space opened in downtown Los Angeles because of the incarceration of Japanese Americans along the West Coast during World War II. The annual report of the California Oriental Mission in 1943 did not specifically state the circumstances but recorded that the KMCLA had "come into a substantial church building" of the Normandie Street Japanese Methodist Church. Denominational officials saw the development as a positive one, since the congregation had been "pushed about for years and was becoming discouraged for a lack of a place for their own.<sup>973</sup> Whatever relief the KMCLA experienced in their new church campus did not last long, since the congregation needed to move again when Japanese Americans made their way back to the West Coast as the war came to a close.<sup>74</sup>

The KMCLA learned that a church property located on 29th Street a couple of blocks from the University of Southern California had been placed on sale for \$15,500. The church sat near the geographic center of the Korean American community in Los Angeles.<sup>75</sup> In a bold move, the church decided to push forward and open escrow on the building in the spring of 1945, despite having insufficient funds. Chang then headed to northern California and throughout Korean communities in the rest of the state in search of support.<sup>76</sup> In addition to the existing funds and the new moneys, the church needed to raise seventy-five hundred dollars. The denomination made up the difference and approved the purchase. The church finally had a permanent home.<sup>77</sup>

The KMCLA began holding its services in the new church building located at 1267 West 29th Street on 3 June 1945, and many tears flowed.<sup>78</sup> The denomination noted in 1945 that the KMCLA had moved seven times in twelve years, and this accounting did not include the numerous relocations that the church had endured since the founding of the mission in 1904.<sup>75</sup> The new building consisted of a sanctuary able to seat 350 people, a small social room, kitchen, four restrooms, and an office. The Reverend Victor Peters who had been a missionary in Korea and had been deported by Japanese in 1939, oversaw the Sunday school.<sup>80</sup> The church held its open house for the public on 7 October 1945.<sup>81</sup>

Another milestone of sorts involved the coming of age of the second generation, largely English-speaking Korean Americans. The church had a promising group, many of whom had graduated from college.<sup>82</sup> In light of the war,

Location 1613

Attachment K: City Directories

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McMillan pastor, r. 305 N. Union av

- University Methodist church, cor. W. Thirty-seventh and Wesley av., A. C. Williams pastor, r. next to church.
- Vincent Methodist church, E. Twenty-ninth bet Main and Los Angeles, J. B. Green pastor, r. 126 E. Twenty-ninth.
- Wesley Chapel (Methodist Episcopal colored) cor. E. Sixth and Maple av., Samnel W. Hawkins pastor, r, 500 E. Eighth.
- METHODIST EPISCOPAL CHURCHES (SOUTH.)
- Bellevue Avenue Methodist church 1035 Bellevue av., J. F. G. Finley pastor, r. 1037 Bellevue av
- Vateo Street Methodist church, cor. E. Sixth and Mateo.
- Trinity Methodist church, 522 S. Broadway, A C. Baue, pastor, r. 614 S. Hope.
- West End Methodist church, 1809 S. Union av., Wade Hamilton pastor, r. 1809 S. Unionav.
- Free Methodist church, E. Fifth, bet, Crocker and Towne av., Charles B. Ebey pastor, r. 814 Kohler.

### MISCELLANEOU'S.

- New Era, Church of The, 135 S. Main (Maccabee Temple), W. C. Bowman pastor, r. 1116 Court
- Pacific Gospel Union, 323 E. Second, Charles S. Mason superintendent, r. 323 E. Second. S. I. Merrill, president of trustees.
- Peniel Mission (undenominational), 227 S. Main, pastors P. F. Bressee r. 633 San Julian, T. P. Ferguson r. 227 S. Maiu.
- Plymouth Brethren, 1218 W. Washington.

PRESBYTERIAN CHURCHES.

- Bethany Presbyterian church, cor.
- Believue av. and Holliday, Henry A. Newell pastor, r. 1277 Believue, Bethesda Presbyterian church, cor. Central ave. and W. Ninth, James M. Newell, pastor, r. 961 E. Twelfth.
- Boyle Heights Presbyterian church,
- N. Chicago, near E. First, Wm. S. Young, pastor, r. 122 N. Chicago. Chinese Presbyterian church, 214 Wilmington, Ng Poon Chew, pas-
- First Presbyterian church, Illinois Hall, Broadway and Sixth, Burt Estes Howard, pastor, r. W. Estes Howard, pastor, r. W. Twenty-ninth and Orchard. (New church building cor. Figuere and W. Twentieth.)

- View Presbyterian church, cor. W. Washington and Birkdale Robt. B. Ewing, pastor, r. Ereeman and Logan ave
- Immanuel Presbyterian church, cor, S. Pearl and W. Tenth, Wm. J. Chichester, pastor, r. 614 Burling ton ave
- Second Presbyterian church, cor, Downey ave, and Daly, E. L. A., L. Finlay Laverty, pastor, r. 863 Pasadena av.
- Third Presbyterian church, cor. S. Hill and W. Sixteenth, J. McLeod Gardiner, pastor, r. 214 W. Seventeenth.
- Wetsh Presbyterian church, -436Crocker, David Hughes, pastor, r. 843 Hemlock.
- Reformed Presbyterian church, E. Twenty first, bet. Maple ave. and Trinity, S. M. Ramsey, pastor, r. E. 213 Twen y-third.
- (See United Presbyterian churches.) PROTESTANT EPISCOPAL

(See Episcopal church.)

QUAKERS

(See Friends.)

ROMAN CATHOLIC.

(See Catholic churches.)

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- Rosa Pauli,
- Corps No. 2, SW, cor. Spring and First, (basement.) Capt in, May Dries, r. 3274 S. Spring.
- Seventh Day Adventist church 141 Carr, Roderick S. Owen, pastor, r. 1362 Wright.
- Swedish Christian Mission church, (Swedish Covenant) 516 W. Eighth, J. E. Bjorklund, pastor, r. 412 S. Hope.

### TUNKERS

### (Sec Dunkers.)

- Unitarian, Church of the Unity, NE-cor. S. Hill and W. Third, J. S. Thomson, pastor, r. 835 S. Hill. United Brethren in Christ, (First church), cor. W. Pico and S. Hope, John S. Pitman, pastor, r. 1217 Trenton
- UNITED PRESSYTERIAN CHURCHES First United Presbyterian church,
- NE. cor. S. Hill and W. Eighth, W. B. Barr, pastor, r. 802 S. Hill. Second United Presbyterian church,
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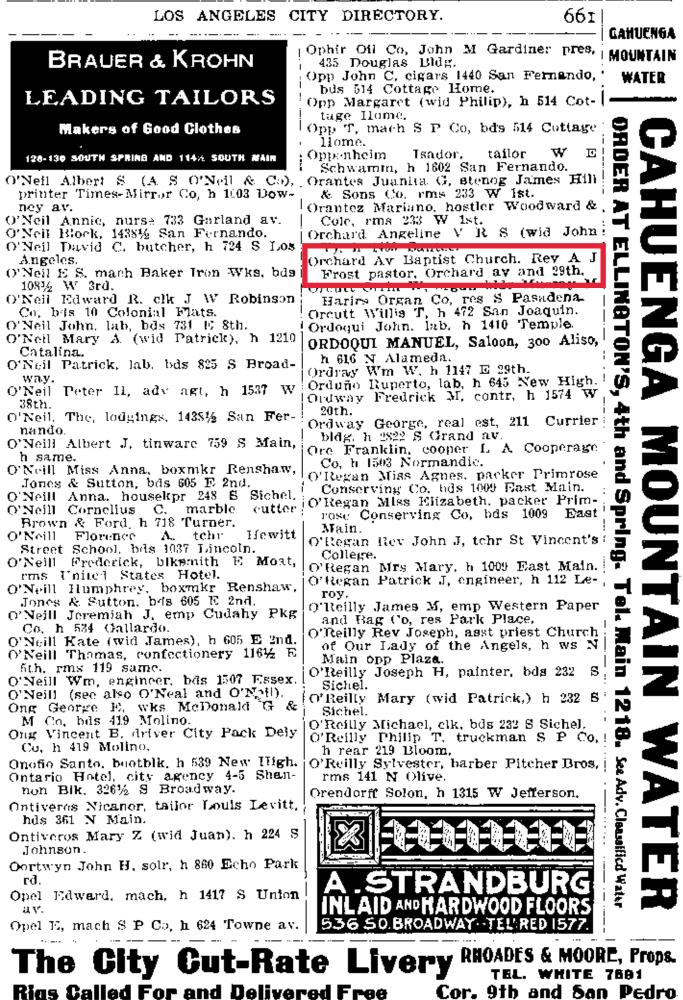
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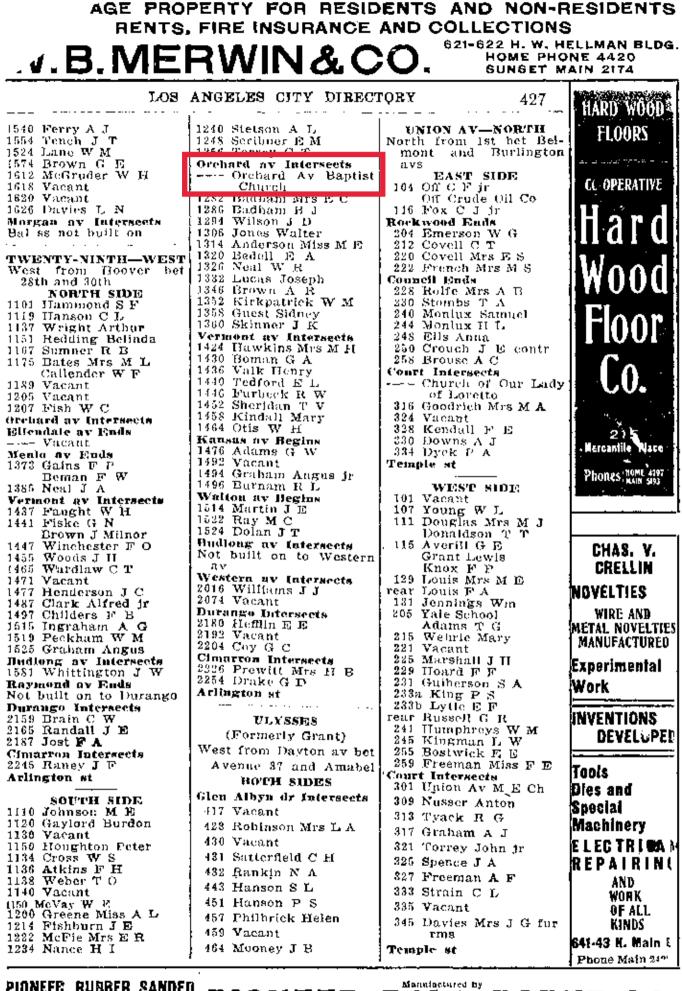
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### **APOSTOLIC**

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### BAPTIST

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a Angeles Daptist City Mission Society, Rev J B Fox supt, 508 Columbia Bidg Los

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  Florence Av, Florence av cor Miramonte av, Rev E O Boughton pastor, h1608 E Florence av
  Garnet St (Mexican), 2330 Carnet
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- 54
- Hoover St. Hoover aw cor W 61 W M Riddle pastor, h852 W 66th 61st, Rev

- W M Riddle pastor, h852 W 65th Immanuel, 1st av ne cor W 48th, Rev Frank Durham pastor, h4357 S Van Nees av Italian,2012 Mozari, Rev A E Ge pastor, h417 S Workman Jefferson, 3215 Trinity, Rev J G Carmichael pastor, h3612 Adair Lincoln Heights, 207 S Workman, Rev L T Harkman pastor, h211 S Workman Manchester, 225 W 55th, Rev V H Lindsey, pastor h1123 W 51at pl Memorial 2216 S Grand av, Hev J How-ard Adams pastor, h208 W 23 Mexican (El Salvador), 110 N Anderson, Rev M L Carceller pastor, h130 S Pocan Mt Olive (Colored), 3022 E 1st. Mount Zion (Colored), Traction av ne cor Hewidt, Rev G W Reed pastor, h1111 E 18th

18th New Hope (Colored), 1823 Faloma av, Rev

Orchard Av. 1276 W 29th, Rev M G Nelson pasior, h1132 W 31at.

- Rev W H Rozier pastor Primitive, 950 W 42d pl, Rev G A Bretz pastor, h181 W 42d pl.
- Progressive (Colored), 1545 E 23d, Rev S W Brooks pastor, h2218% Naomi av Rose 1111, 546 Pyrites

Rose IIIII, 546 Pyrites Russian Mission Baptiet Church, 135 S Oless Rev John Artemenko pastor, h1712 E 2d St John, 1545 Palomares av, Rev D C Knox pastor, h1144 E 12th St Paul (Colored), 1385 E 21st, Rev R N Holt pastor, h1511 E 21st San Pedro, 565 7th, Rev A B Murphy pastor h543 same Second (Colored), 740 Maple av, Rev T L Griffith, pastor Seventh Day, 262 W 42d, Row G W Hills pastor, h264 same Shiloh Missionary (Colored), 1371 Wilson. South Park, McKinley av aw cor H 51st, Rev Gordon Paimer pastor, 4903 Wads-worth.

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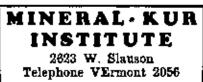
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	855 E 2001 Müller Jas         AD 1-0526           9D1 E 2907 Lee Russel         C         AD 4-7775           905 E 2001 Warsin Ger         AD 4-2162         AD 4-2162           907 E 3016 Data Rose         AD 1-081         AD 1-081           907 E 3016 Data Rose         AD 1-081         AD 1-081	1266 W 2016 Robitson Lloyd	151515
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	255 E 2001 Miller Jas         AD 1-0526           901 E 2004 Lee Russel C.         AD 4-7075           905 F 2001 Warson Ref.         AD 4-2162           907 E 30th Douglas Moot P.         AD 4-2162           907 E 30th Douglas Moot P.         AD 4-2162           907 E 30th Douglas Moot P.         AD 4-3770           901 E 20th Steach Ster         AD 1-6952           901 F 20th Steach Ster         AD 3-6097           911 F 20th Steach Ster         AD 3-6092           912 E 20th Steach Ster         AD 1-6752           912 E 20th Steach Ster         AD 1-6052           915 E 20th Steach Ster         AD 1-6052	1266 W 2016 Robitson Llopd	151515515515
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AD 1-7187 AD 1-3609	1326 W 2016 Reduguez V L MusRE 5-0647 1331 W 29th Eveta Carlos R DrRE 1-4849	1949 1 2911 DAIle Glara
. AD 4-5037 . AD 4-6395	1332 W 29th Callonay Jas N	1961 W 22th Brown Wm H 51, RE 3:4628 1962 W 29th Jacker Thomaid RE 4.6895
AD 1-7628	1332 (/ 291) Sykes Louise	1964 vi Zhen Twitterli Julia
. AD 3-2510 AD 1-7033	1366 W 2017 Millary Prince E	1970 V/ 2915 Jupit Kareli P
AD 3-1449	1358 W 29th Engle Arthur	1980 W 29th Cannady Geo E
AD 2-0511	1414 (v. 29th Glark Fletcher	

### See INDEX TO STREETS to locate a specific street address

\* Apartment, Room, or unit

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## LOS ANGELES

28th ST. - 3Dth ST.

Sect.

r	o locate a specific	c street	address			Араг	tment, Room, or	UNIT					28th ST 30th ST.	
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2114	MENLEY L P Postle Elsie D	733-7213 RE1-5067	4923	APARTMENT	Cavr.	2018	KING JAS S	731-1493	1453	HALLENN TO H	234-4236	2198	WILLSAMS I F	RE4-4917
2318 2124	APARTHINP Alijanuek 4 p	RE3-7054	3.	MURMAN FLOYD Mêllîams J ya Jackson îmlne t	RE3-4233 334-3486 RE1-6868	2074 2062 2065	JONES JAS L Arnold G Bjoze Gerfrude e	887-8580 862-8432 861-7649	1455	WALLACE POMIE Building Ton Menay	735-9937 REJ-1260	2216 2222 2223	DAVIS MECLINTON Claiborge & J Agkins pegie	RE3-3345 RE2-5874 734-1743
2125	SULHERO JAS U Mikus i H Mikus i H	• 821-6997 813-8321	4025	NCCL 5 H 8070 B	RE3-8940	2093 2097	HILL DOCK & SREEY ELMER L	732-7991 284-9600	1459	CARPILLO A G Rusming Estelie	734-7828 RE2-5739	2226	LEN LING Bell wm	RE4-3200 RE3-4768
2135 2136 2136	GUILAN MARSIL N Jones Puriel M Jones F A	131-3964 RES-0839 RES-0738	4028	JACKSON A Apartmine Juppikšon a l	RE4-9507 735-9900	2101 2109 2110	RJOINSON & A Farlun 2 P Praill Llatz	916-3364 213-9389 735-1459	1461 172	BUELDIAR Teckion t Matli e	734-0840 731-8427	2232 2233 2238	DLAVLER GLU E Baulmingh Ailige Dlagamlil I	T31-0019 H13-376H R64-3515
2145	DARBY DIELCIE NEED G	RE 3-5761 733-9664	1.	FFHGUSON L J Squmen G	7 54-9084 735-7928	2112	DRUMN M DRUMN M DRUMN MILLIANS M MAS	*E2-1002	1471	104044 T ( (141 4 f 997(9149	733-0461 HEZ-7862	2219	FIRMES MARY L FIRMES MARY L FITZPAIRICK EREGELLA	RF5-0652
2154	HOUTHSON L W 72 HILSON W M	AFL-2676 TJL-8094	54	FULLER D REAREEFT HM L	732-6810 RF1-0197	2118 2126	STUREY SAR D Deconta atelia	213-3423	485	YALLAZZELE M JA Afartalma	#£5-8179	25.2	LIPSCOMH GFORGF Sanfond-Smith Fimei	RE 3-2342 RE 5-9087
2858 2863 2864	MARTACT F T 21mma Att200 Mar20 W	131-6159 131-1921 RL2-3398	404m 1- 2-	APANEMENE Gresson H Jumpson B R	735-3989 732-6712	2127 2131 2136	SUZUKI ATYOSHI Nozaki reekas rev Clayton Vinnie L	211-0500 733-5584 #83-2036	34	GHRYSLER GLEM BBHR JACK L Guffy Sraya	#E4-4522 JJ4-1472 HE5-6304	2250	PARR MIRY L Carolmérs J 6 883085 lilltan	RE4-+791 RE3-7561 HE2-3+27
2107 2170	FULTON B Permany P	135-7350 134-2727	4043	CRAMER G BRARENENC	753-958A	2154	O DELL H E EOGE é m	RE1-3970 RES-0555	1484 1490	TURNER H IN ARCENEAUX L J	HE4-3J93 REL-1247	2251 1/3	DRANDON C Jonysun Roslyn	#61-0190 #63-4849
2172 2176 2179 1	TURNER FRANCES Peyron Fine /2 dillard letrie	KE4-8034 132-9480 RE3-3818	4044	MUJURL MARGARUN N MC GLU LUX-YE MUGRE MELVIN E	RL4-773L 733-3032 RE3-6710	2155 2158 2165	¥4M450190 6€0 4086600 ¥41€69 € 409096 H	R\$7-8030 R\$4-0741 R\$2-2941	L491 L496 1/4 L499	MITGHELL PHOS J Aiking L MHITE E	RE2-5272 332-3322 731-6425	2260 2261 2266	SERIZAMA M Graham C Wiysfon Frances	RU2-2023 731-4293 RU4-9323
2183 2180 1	TURMER V J V2 Lampking U	734-3554 731-7107	4045	CUMAINGHAN D C MERE JACK	RL2-8907 RL4-2256	2170	BRADLEY I F MRS BROUSSARD JJDE	RE4-1873 733-8288		APARTMENT MALBROUGH ADAM	731-8429	2267	LYDE NATALIE LYDE NATALIE LYANS E C	#12-0042 #12-0939
2183 L	72 HUNTER F 74 Harlim (dhaje e 72 Maimens Arthur	735-5966 734-6842 RE3-8150	4050	PATTON CLARA 4	RE3-3086 RE4-8505	2160	STANDAR DORGER	RE4-9768 RE4-3684	1715	NELKINS WILLIAN Apartalni	812-8460	2269	NODSI N Blackburn Hirry 2	733-4304 HE 3-4373 HE 4-4934
2166 2166 2167	LAMPKINS L DILEY ELLIS	RE4-1700	4058 4052 4053	MUSE I M Tunals I () Muse I ()	732-4118 734-1482 734-6088	2186 2167 1/4 2193	COMPTON PEARL J ( Garroll n Austin u e	263-8579 RUZ-1176 RUZ-5726	1719 1719 1727	MACLI H Grunds Bilitesen ja Glu Cesalt Michigen	331-3370 733-4082 733-1340	2219 2284 2285	GASSILL P H Marris Mélliu L Cour Iumi Raf	NE2-7765 711-2941
289D	2 BENTRAND MILTON R Pickeys Edwin D	(34-889) RL3-2526	+0.54	MC CALL & C	233-1420	2190 2193	GANIT G M	REL-4986 REL-3038	1520	NAGGANU M Smith Ality	734-0546 H13-8529	4009 4009	JOHNSON F C WILLIAMS 2 FNITH	732-7987 735-7363
2191 1 2192 2196	72 MANCE E Mersmall Levergie Spenger J 4	734-3521 732-3765 HUL-4500	4050 4057 2/4 4059	SCOTT C Manas Mangeo Registr CrimeDite	NES-7006 RF4-0697 733-1313	2195 2197 2198	MTA SATUT Dispurts regity Dursly & L	RU2-3378 RU2-3750 RU4-7511	1529 1557 1537	1925-54 АГСНТАР Т Стал 1 р Стал 1 р	733-2580 733-2580 734-4514	4014 4015 4020	ROACH FSTHEP Refer Mildred Miya Cari	RE4-8887 RE5-9934 RE1-7541
2197 2198 1	DUNSCH CIRRIE M // Hentsman J	RE3-5634 133-4305	4059 1/2 4063 2/4	RANESHEND HANRY H Hannis C C	RF4-6398 235-0059	2216 2217	STAD & F Stade Factory	RE1-5748	1949	ALDE G C ALLER K	#62-2006 732-2371	40.2	NIELSEN MAETER & Saito &	RE5-6969 735-7307
2269 2269 2269	GRULER CALLIL S Gramford C L Smallwood Flokinge	NU4-8208 7JL-7830 NU4-3512	4065 j/6 4066 4202	, MINRSFT L V Væmes mæ Særivæne vunf	735 7853 731-7753 Rf2-5973	2223 2224 2226	FAIN E L Shores L J Affiles fina s	RE4-3930 732-3001 733-8523	1557 1750 1560	CLAYTON MÁRT L Jusife Sérkum C Mrs. Ruðalcaða Canlus	NE2-6815 NE1-9072 NE4 0197	4047 4072 4073	LOVFET N Nårasmera n H Ofli fovthf	735-6433 RE3-8137 RE1-4686
2228	YEKIMURI JEŞ Johnson C	RE4-2031 735-8324	+204 +206	FARFEA DÌLL T Màgành Traite	RF3-045  RF5-7/95	2226 1/2	E MLAINSNAY 8 6 Yleells Saml M	131-1260	1768 1563	CLANK O D Smith Charlotte	#F1-6718 #F1-6757	4075	DORSEY HILOPED Kariuchi N	864-5362 732-0746
2251 2252 2255	5400313 MM LE DOUR H Peffus S	RE1-6625 RF2 3239 RE2-6344		SHAF C I JACASON F JR 9 Bulloing	734-/396	2227	BARER JAS () Billjøs 104 Villand indefn	ME3-2H67 734-7836 ME4-0078	1900 1973 1973	SCOTT LUIS F JUNES MILLY J Hodge Fred L	NE 3-3121 331-5600 RE2-8466	4078 4086 4104	HAS→SAD & H Rídin Idn Satterwalt€ i B	RE3-4330 RE2-4280 RE2-6311
2244	MILLER M Coçhray ; L	732-7983 RF2-6377		COLEMAN R E	233-1473 731-0325	2232 2233 2234	MULLIAMS JESSIE Muudmanu p Türlimi S	253-476L	1575	RELLINGS JOHN GALANS C	RES-5744 733-8119	4146	CADNE M	RE3-9280
2245	EGCHRAN J L Staten Luflla F Staten L 6	RF 1-5418 RF 3-2059 RF 1-3075	4Z14	IUANER G	732-4477	2234	66864 HINGLE H 61:534 9 J 56551 - 566 5	REL-6969 RE1-1424	1579	BUELOING THOMAS P	133-9327	4165	SCALLS G Thursdum a r	NEL-63TU N13-6361
2248 8249 2249	ÇANTER MARY F FRAQIER C U	RES-6904	4216 4218 1/2 4219	MARSHALL F Me Gain C Mines F D	737-5380 734-9861 734-8720 (	7245 2254 2254	648505 JAS 6 Anges victoria Anges victoria	RF 3-A316 RE 7-9045 RF7-4778	1583	RINGSBERRY J E Sims Isaac H Gavis J C	733-0645 PEL-3970 PE2-4603	4208 4214 4256	STANLEY VIVILN Mison Lula Vencent f	R E4-4088 R E4-8923 R E E-854 E
2251	MARTIN MANIE Thorpson Alma	REL-3032 733-2071	4219 1/4	AUILOING JACKSON C	732-1076	2295 2261	PIENÇF L M Rumas D M	8\$3-5/44 731-9823	L586 L585	NGARF M GBBAE C	7 32-5664 7 33-2 508	4257	ELLSMORTH FLORENCE Fields A 9	HE4-T2T9 T32-8T01
2257 1 2254 2254 3	// VAN NESS EGNA WHITE G // Bridge n	RE7-8726 RE3-3998 731-9902	4226	SUILDING Fateda C Apartmett	7 32-6632	2261 2261 2260	JAMES MEM Lett J A Huacagyan Mert J	R\$4-2935 774-48/2 R\$3-5788	1587 172 1589 1591	BURTON ENNA JEAN Heers a Boynfr David	RE1-5894 J31-4220 734-4593	4317 4407 4407	STRONG POSA LLL Atnater Madne e Jackson Mary	RUL-0217 733-0951 RE3-5342
2256	ROSS LERDY GAUSE G A	RE 3-5563 732-3587	4226 672	RANILEZ 5 MICHAEL 2 Buildens	REL-0417	2275 2278	ABHAHARA M Caset Clarita ann	RF 3-7991 RF 3-1830	1591 1/2	RLCHARDSON ANNIE Bates M	864-6558 733-3943	4409 461T	CDLEMAN VEFFTE MING L	HU3-2616 RE5-8829
2/70	/2 KENTEFFA J SINS A L /2 NOLAN GLARENCE	732-5582 734-8946 Rf 3-3872	4225	BRIGGS I 4 Apariment	131-3021	/279 /285 2289	SMITH FOR Gisi Ray E White R	736-7752 R&7-2067 R\$4-0478	1595 1597 1/2 1646	84TES GERTADDE Schnariz Pairicia Ydrk Rosalis	861-6342 962-5779 733-4211	4420	NISHIKAPA Y Pyles Ulivel B Vangenn E	KL1-7588 KE3-5957 734-8639
2271	FCELDS W GUUCH JAS E	734-8336 #F3-0882		AULICING	RE3-2432	2300 2300	8688000 . 10481 A #0ffp4019 0f15 1	254-8371 251-4676	1670	MINCE JEREY APARTMENT	RE1-1465	4505	SMITH OPHELIA G HILL WM M JH	TJ3-8430 TJ1-7641
2273	72 AVENT L Hell am e 72 binston L	REL 740) REJ 0573 734-9860	154	BUILDING Miller S	733-8031	2301 2305	WALLS PORTE JA Winston C L	8\$5-6296 73/-1780	1764 1600	GREEN F NRIGNT & C	732-7308 RE5-0667	4511	KAWATA [ F[Smer Reya G	T32-0302 RL 1-4244 T32-3693
3278	Dervéli d 1 Vérvéli d 1	734-5036		BUTLOING TATLOS O BUTLOING	738-6430	2306 2312 2316	CLATTON PAUN M Terminel a Franklin (Fù M	331-7770 257-3314 733-0943	1601 1603 1603 177	WALL EUGEYE Alford N L Clark Chas	RE3-3574 733-4014 732-7516	4715 4612 4713	AAGNLE U Ganiels P Ménica B	RL1-0505 T35-6060
220L 2284	TRANSCILL ESTHEN	R[3-2156 233-3480	184	COLEMAN J L	739-1409	2317 2319	GREGCAY M F Klnley Theo	289-3692 264-0105	1608	CARTER HEARY J Couce S	732-5541 733-5571	4713	NULLIANS CHARLEY Hogay John M Alyazian Minnle	#F1-1902 #E4-5870
2289 2290 3901	VARVILEN Johnson Afamez Jerrijz C V	813-4003 813-4003		AFARTMENS Accevent Nodgele	#F4+5568 735-7410	2021 2021 1/2 2024	VLEMBN I C Mlemby J B Maimagian Geo	ME4-1057 735-5331 RE2-3197	1821 1842 1844	DHUGHES FRANK Ector Amakes () Aparinent	RE 1-6902 734-2930	4716 4736 4740	JOHNSON M E NITTE4BEPG M N	RE2-1427 T33-7924 T34-7809
LZ	<ul> <li>FORLER M</li> <li>Kenneuy R</li> </ul>	734-5538 735-7664	4307 51	BULLDING MLST B LL	111-7327	2925 2936	DAVIS A C Lohikana Juyce	981-1694 962-4138	FL 2+ La+o	GLENN JANNIE Plansom v	865-9841 864-8378			
	<ul> <li>JOHNSDY &amp; C</li> </ul>	731-9878 RE3-9773 734-8021	L2.	EQULANS O Long G Johnson J L	733-8215 732-1834 462-3420	2337 2341 2344	AOSSER C I Dayis Qavid Blucer C M	RU1-3936 731-5817 RU5-0912	1901 1963	DENRS ENN Murnis d Burton fon Sr	NF3-0416 REL-D36A REL-5796	307.8	PL	
10	ADANS N MURRING B T	RE4-9968 RE4-9968	14. 28.	GREES R MILSON LOLA	964-7668 964-0945	2347	TÁRAHASUJ S Hluurér Milliam	RE1-54/0 RT1-7825	964	MARRINGION C N DUPREF 5	733-0796 732-0669	1303	SEARCYS FASMIDHS Dud-Vadis Barba Shop	
3 Z 14 10	N WALKER L	7)3-8034 HE4-0943 HE4-1973	32	HEMMY LOIS Bhumfr 9 WFFRS B	462-608a 732-1193 735-8705	2349 [7.	/ RASHINGION & JA Jainging Pessif	735-9144 #FZ-4660 737-7087	2010	COOPER 3 Apartmens Carroll Ged A	2E4-7596 2E4-7184	1307 1319 1314	MAE LS BEAUTY SALON Vahanlah O Vahanlah Susil	734-4439 HLZ-7028 791-0348
17	A NELL P	734-5501 734-5524	4310	SHELFOL A L BTR3 J M	732-4607 732-5235	2352 2354 7350	NFLSON O B Jirf J Crffnwrod r e	\$E2-7368	2016 2017	LACEY # 5 RIBINSON SAVEROA	REL-3557 RE3-3512	1329	MC BRIDE VENNEL PORT GERY	#E5 7409 #E4-3784
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30 94 812	<ul> <li>#000 V E</li> </ul>	733-3205 732-3330 733-9489	4336 4339 4350	BFANFR L E Mitchfll Jf55]& Katjgban & G	732-3924 REI-364a 734-6635	2365 2368 1/1 2372	851084 198148 2 8411587146 9 6 J\$36145 0	*F1-3930 *E1-2776 735-5360	2029 2034 2035	ANDRY B Spfarman Edn w Capt Djuglas gedage	RE2-5835 RE3-2086 RE2-5512	1 J51 1 J51 1 J52	GULL J Hall L L Franklin Gene L	731-6950 #EJ-7161
3619	GOLDEN BLANGH Reggens C e	RE 3-7439 733-0893	6351	ESCHUNA T Ritahata ECH E	734-0163 8F5-6979	2376 2376	FERGUSON M L Tano 610	739-2444 862-1071	7035 2038	PERRY DOUGLAS D Scoft Parel M	RE1-1605 732-5520	1378	CASLER 4 0 JR Fields viola J	#132-1220 #13-8400
9620 3021 3023	HARIKUNI K Urifi Mihdiri 1 Hamilion Freus M	732-3747 RE1-4401 RL2-1086	4403 4405 6414	FOSTER CHARLEY Mårnis e f Römth Geo	734-7584 RF4-5474 RE4-1706	2384  22 2387 2368	Y HURRER K Turner Jas C Glass K	735-7450 4f2-7431 731-5433	2039 2039 2043	HUNDLEY BELA Horton o Thompson Muriel	RE4-2433 735-7330 RE4-5984	1360 44 1365	APARIMENI Umln LGUISE Bereranu phamk G	212-5169 212-7085
3025 5829	ARMSTRONG H H Kenksly n E	731-8423 731-8054	4438	DE VALLIERE M Stradgeter lerdy	464-9060 RE3-0242				2046 2047	NG LIYY L Arnado Padi R	JJ3-97J3 RE1-7010			
3833 9832 9838	THENT MATTYL Hollard y Arterbery a C	RC2-8801 HLS-0521 734-4609	4445 4461 4468	()SCHENT FVELVN Wicceans C J(INNSD) A N	9 F I - 75 33 RE 5-0480 RE 2-1 108	298H	\$F #		2050 2052 2053	SIMS GEO M WILLIAMS KARMENING M Reio Glaude	RL4-3294 (KL2-3109) KL4-3393	30114	51 W	
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3671	≠ DLAGR H Dardmall J /7 Cavis H D	733-6939 735-5756 NE 1-2977	4554	SHAN'C C Jackson a b c Prichanan lewes	733-8655 738-4785 738-3465	1306 1312 1326	MÁLSM XÁTE N Flutð M Gunzales Comato	981-1275 735-7913 884-5115	2081 2085 2090	ANGLIM H W Lardcia Sam Ghappelle R	HEG-2492 JIA-3820 JBL-J099	1163 1163 174 1164	YYAS N (HSU)H BURDING	795-5527 791-1257
3874 3903	SUTLER 5 J Standar 5 J	NE3-3464 735-0329	6547 4540	THOMAS M Will FAMS GEO	RE2-6491 RE1-6117	1324 1331	LONE « D FZETA YASAENA	775-4510 REL-3910	2091 2096	NYAHIZ MATAKU Ximasema jez	HL2-3086 H14-3086	1• 2•	BUCKLEY G PARIS S	1 32-1446 1 34-06 <b>24</b>
3407 3410 341	14028304 0 0 MLTOVER JUS F Wiltz f M	/33-1222 /32-7478 RE4-1803	4567 4572 4616	CARLECO M J Harot Ruith E Hoskits M	RES-8667 REJ-2837 733-9845	1332 8+ 1+	APARTHENE Avflahder James Kullahs S	981-5979 733-8750	2097 2101 2107	DEAN "16"DN F Smith Claisorne Johnson Rdy	RE4-1JAO RE3-0213 RE4-1688		MK, CRAY U N Saçkîs tiş Jahrt U	734-5351 731 8049 735-6321
3915	BRATION E U Milly M L	NE2-654  792-6731	4617	MARREY N MC CONALD T	734-7630 REZ-0219	1332 1/4	STRES LOUISE	484-6770 483-8921	2108	REAZIEN ATTITU N Fazien u E Tourizou voi	214-0545 213-6307	7.	MALELER W F Hasemán J L	732-2574 733-9766
5916 5917	OLARE FORMY	731-5734 731-6560 731-7350	4719	GÓSSETT CHERTLE Barre M	732-6266 732-0398	1340	NGAFAN FULALIA Ninafee e	*E2-2254 737-3913	2112	MORICA ( 6 Joals Hidor Umens	21 J-9646 732-0444 863-6773	9.4 10.4 1.3 •	WFST J G Naight o C Lowsley D	732-4894 732-7823 733-5600
1923 3925 3931	BRANDUN D Brandun D Gayis J	734-0194	2011	PL.		1946 1952 2 +	HILLARY PRINCE E Apartment Actermann p	#E)-618) 73)-2677	2117 2122 2122	RU-JOLS B & MRS King L King Lescie U 301	262-8753 733-7286	14+	BRODOVSKY A A AFNNEK O	732-2576 731-6920
3933 3936	JAERSON J. A	RE2-3855 732-7420				1352 174	REINER J N / Leither Frances	#E4-8994 #F1-5025	2125	COLLON V MRTOMON CTIESON N	RE4-0736 194-4050	16.	VALENTINE S J Rlau H Subste o H	733-4630 733-6208
3998 3999 3940	AVERY J Flot L JR Pervall D	731-9288 733-4137 731-5078	2016 2016 2017	DOLIER JOSEPH S Duny Chas a Lef seem coitm	RF2-6030 RE5-0469 RE4-5588	358   358   360	GOTILICH J Patierson 4 S Engle Enna	731-5895 8f4-6551 8f9-1398	2130 2131 2131 172	HAVES ENNETT " DHENS OCIE PAUL LLOYD G	732-2351 RL3-5518 737-5895	10-	SMAN1F O H Tarem a Séams C	7 82-4 826 7 9 J-0 9 4 9 7 9 8 • 0 3 9 2 .
3940 J 3941	Z APPLESY R L Firmer C	REL-2933 RLJ-3684	2021	PC COMMACE F Foranos L O	RF 3-7275 RE4-J546	1414 1419	DAVIS E Luckett a	733-5617 884-6572	2134 2148	REEVES WINJSRED Powell Esterline	863-8926 862-8927	45. 67.	HIGG C J WETTHENN C V B	733-9765 739-2397
4007 4013 4015	MARRES WILBURN L Roberson F L Sr Ydung R	735-0436 RE4-5943 735-9010	2020 2029 2034	GEETENS RUEH N Curry Verka Jackson George L	RE4-8476 RE4-LOLZ RE2-5419	1423	BAREN MARVET Preston NCLLIE Davidson M F	8\$3-5788 887-3061 \$83-6536	2149 2154 2155	NULLIAMS LEWES 1 NGSS # Down: Mariam	NEE-1962 196-1077 N22-0694	1184 1184 1187	1051N 0 L Jumnson 0 K Building	793-7796 712-9475
4017	APARTMENT FISHER NDEL	135-0995	2035 2040	STENART ATWELL Agans weefs	RF2-2218 RE4-7225	1431 17.	F40×08 J45 / 895820 ¥ L	4ED-5671 731-3509	2136 2179	CHAMBERS LAYON A	K€1 9776	1181	FVANS FULL WHITE M	7 1 5-06/3 RF4-3988
	· LIPSCOME J :	134-8077 135-6308 131-0042	2046 17.	HEODOX H T 7 HC GEVOCK R B	732-2731 RE2-3293 RE4-1430	1433 1433 173	WILSON O 2 Johes J S	#E1-4659 796-3655 WEZ-9995	2101	BULEDER C Kitimilefn i B Budwn Carl i	735-035/ #F3-7243 RF3-4516	1194	APAKTNEST Krane s Pucci r a	733-6948 733-3418
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19	P RIGNEY G	REL-6195 731-1142	2056	FIGUEROA ELAUDE Grouch Nobel	#E3-6443 #L4-02>0	1437 174	N GOLEMAN J C Uran Cmartes C	855-0/12 851-1823	2177 2177 2180	SMALLWCCD W PA SPUREEN PALLIE WAT DEN JACK	9E)-7649 9E7-2680 9E5-9681	10-		733-9996 731-9993 736-7096
4018 4023	APERTNINE • STEWARD NORMAN S	HEZ-3298 RF4-3809	2062 2065 2068	HARRIEL GEORGEA Noreland & E Flendury & Marie	R[]-896) R[]-3703 R[]-[37]	1446	CREATE DE 105 M Builling Roderts d L	RE2-2125 735-9992	2186 2191	MILLIFA MILLIE 413en m	4E3-6235 9E3-1674	1195 1/	A ZAFLELS F RUNE J	733-2476 TJZ-5886
	● FORTILS YYONNE \$	732-4566 736-8361	2067 2074	BOBSON C A MRS LENDELL JAS E	RU1-1058 RU4-9980	1452 1452	SMITH LILLIAN Steen V	RL3-9910 733-0408	5102 5102	WILLY DANS CHRISTINE WASHINGTON Z P	462-3446 732-2729	1206 1207	WAYEN J F Waite D	HEG-0750 733-6138

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2771	57 W	CONT.	27TH 58 H	C347.	2670	St a	CONT.	ZAFH ST M	CONT.	2414 PL	Cant-
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3502 1 1 1 1 1 1 1 1 1 1 1 1 1	APARTNEWT WDJTE ( T ECHARDS A B SCHUTLER CONSTRUCT) WCHOS A M CHR25STAL B ACA45 F1 HILL L GHANT L HARRSSUN C EDWARDS A B EDWARDS A B ADAPTS C L GREN E A SMITH A JACKSON L C LT APARTMENT JACKSON L C LT APARTMENT JACKSON L C LT APARTNENT AARPER I J SAUNDERS MANDLO K GELT J M TODG P C, SHOTH A CONVERS B WC RAIN M CCANTER JAMES WILLIAMS J M CCANTER JA CCANTER A MARESON N GAARD F MACK S L MCCANN M EDEMEY R DEDWAY G LANDS J CAMPLE C CUMLAN'S N HECKNAN M DEFFY R MADESON M BECK G JOHNSON P L BRODKS L A	T33-9018 T31-654 T31-654 T31-6338 T32-8482 T31-607T T33-5345 T35-880 T35-880 T35-880 T32-8575 T32-8575 T32-8575 T32-8575 T32-8575 T32-8575 T31-8044 T31-5044 T	L- MONG YING HEI 	134-0606 135-7057 131-1748 738-3572 131-2498 738-2498 732-2886 732-3806 732-3807 731-3253 734-3082 734-3072 734-3072 735-1877 735-7885 735-78	26 27 35 35 36 36 36 36 36 36 36 36 36 36	• 0 H 15 CUL M J           • RECHARD J           • RECHARD J           • MAIREN J           • COLDEN BLANCHF           • PIESS Y           • MAIREN J           • COLDEN BLANCHF           • PIESS Y           • MARKEVIE &           • MARCHEN SWITT           • MORDEN J           • SCOUT SI           • SCOUT SI           • SECUT SI           • SCUMPS J           • SUUTING           • SUUTING           • MAYES           • SUUTING           • MAYES           • SUUTING           • MAYES           • MAYES           • MAYES           • MAYES           • MARDENS JOINES           • MARDENS JOINES	734-5328 731-7506 737-7506 737-7506 732-7820 732-7820 732-5820 732-5820 732-78801 734-0720 732-1368 735-5825 712-6801 734-0571 734-0571 734-0574 731-0548 735-05486 755-05566 755-05566 755-05566 755-05566 755-05566 755-05566 755-05566 755-05566 755-05566 755-05566 755-05566 755-055666 755-055666 755-055666 755-055666666666666666666666666666666666	+330         WIFCHELL JISSIE           +346         SMIFNIL           +346         SMIFNIL           +346         SMIFNIL           +346         SMIFNIL           +346         SMIFNIL           +346         SMIFNIL           +403         FOSULE CHARLEY           +404         ROBING SE           +404         FOSULE CHARLEY           +404         STRALGHER LERGY           +405         JOHES N           +404         FOSULE SUSM           +405         SAITON J           +406         SAITON J           +406         SATON J           +407         CAITON J           +408         SATON J           +409         SATON J           +4010         SATON J	741-9046 734-90485 734-90485 734-90485 734-93483 734-93483 734-9348 734-9348 734-9348 731-45476 731-4511 735-0448 732-1404 732-1404 732-1404 732-1404 732-1404 732-1404 731-412 731-412 731-412 731-412 731-4647 731-2807 731-2807 731-2807 731-2807 731-2807 731-2807 731-2807 731-2807 732-0210	1288         Ruilling           12         Senting           13         Senting           14         Senting           15         Senting           15         Senting           16         Senting           17         Senting	T33-5524 T35-644 T35-659 T32-134 T32-559 T32-134 T31-1275 T35-6510 T31-3970 T31-5979 T31-5979 T31-5979 T31-5979 T31-5979 T31-5979 T33-5913 T33-6483 T33-6483 T33-6483 T33-6483 T33-6483

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### \*Apartment, Room, or unit

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## LOS ANGELES

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2036 2041	DELAHDUSIE MM eriggs L	735-0030 735-0017		TILLMAN D	T35-652A T32-5965	2090 2091	HILL DOCK C Gorade L	T32-799L T33-6379		REYNOLOS C L BRYANI C	741-7049 787-7589	2273	L117LL L M L455LLL 2 M	815-667C 816-691L
2042 2042	CRUMP R CRUMP R	133-3494 131-2013		APARTMENT Steward Honman S	134-1609	21a1 21a9	RCHINSEN & A Tation / P	134-5544 133-9360	1497	ALPONC & P GRAY P	734-6859 733-6765	2284	NARHIS NILLIF L Lumb A	732-7765 735-3562
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2059 2056	JACKSON () A Michel J	795-0838 794 8797	4624	AICS 5 P Aarreit V	735 6946 735 6063	2135	STIREY SAN D Sljukt Rivosvi	733-8729 733-6580	4.0	MAINBRÉOGH ACAM Ganlfl A M	131-8929 132-1186	4009	LITTLE & E Pacilla & Pricels	792-1829 732-8277
2057 2056	KLANCHARD L KLANCHARD L	792-3140 795-9093	4027	ALILOINS THENAS 5 Y	737-4793 735-5894	2130	MEJUNKINS C NDJAKI REIKAI REV	T 66 - 1733 756 - 5584	1514	NJLKINS WILLJAM Apartmeni Kelley k	732-6460	4034	RCACH ESIMER MJVA EGAL	T14-6857 T16-7841
2080 2683	STOUR FORMEST 3 Henry HP	796-8706 796 1703	3+	RANSELR L L Nigewiju: 3 Omgajs ()	733-2655	2136 2148 2156	CLAYTON VINNLE L U GELL W B BGGE 4 H	751-2058 751-3370 755-0355	1519 172		733-4961 791-3782 735-5531	4047 4044	MIELSEN WALTER A Saito 4 Livert r	T15-6469 T15-7907 TJ5-64JJ
2006	HERNJON LUHNIL Hilliamy H	733-2075 733-2075 733-8656	4025		737-2555 734-8973 734-5507	2154 2165 2170	BUQAT N NDMANT N CREAT N	152-2445 154-1815	1535 1537 1549	MANKINS C MAJE 3 C	134-849A 134-2006	4045 4672 4073	NARISHINA N N DELL ECTINE	733-8137 735-8137 736-4686
2069 2069 2075	GRAVLS LUURS Pryur U Boljen P	733-6523 733-6523 755-7137	4037	44431901 A 44431906 A L	199-3933	2171	NEE N JR Aduerij k a	753-4057 755-8288	1533	SEGER & N CLAVIUN MARY L	111-13A) 112-6865	4075 4078	CORSEY ALLORED KAREUCHI N	734-8362 732-0740
2075	BAILEN AMN V Bailen Trijt a Man	795 5375 195 -5268		WHITING AD M K	732-1778	2171	NDURAR J	133 4475 134-3684	155e 1560	PULLCABA CARLUS	731-5372 734-9137	4696	KIEGH 154 SATTENHEITE L B	732-4289
2091	PATTIC D BFLI WH	133-4421 /33-4331	4.		792-6799 792 6810	2185 2190	COMPION PEARL J Sag.er sam	153-65T4 151-4406	1581	CLARK G J Smith Charlotte	TIL-6718 T31-6732	6146	CROWE M Scales C	rss-4288 rss-4370
2042	SEAMETT H 1 Hohrisch Mae 5	735-0392 732-8561	2+ T+		/ 15 - / 451 / 11 - 454 3	2195	GANTT G N Oflo/Sa V	736-3658 751-9763	1562	SCITT LUIS F	733-7121	4173	THURSTING I H BRYAN D	TJJ-6341 TJJ-7084
2100 2100	ANDELUS A NUMBER J	791-5274 791-7051	+035 9+	BLINELEY WH L APARTMENT	/92-0647	2195	UTA SALJI DISMUKES P	792-9679 792-3750	1575	CULLENSS JOHN	795-9744 794-5129	4208	STANLEY VEVIAN Masju Lule	734-408A 132-8425
2104	NETTE SACET B PENTE JAMES	731-4359	4043	APARTMENT KNIGHT G	795.0JHh	2/198	DORTEY & C SAPT AMANDA	734-7511 733-6999	1557 1981	ERONN L L Stas Isaac a	732-9217 731-3976	4254	ELLSWURTH FLORENUL CRADUUCK S	134 8214 133-336T
2115	OAVES C F. APARIMENT	731-0249	4044	MDDRE & C MDDRE MELVEN (	/94-7791 799-4740	1117	OTTO D L Fain e L	733-5749 734-3900	1583 177	DAVES J C Maison L	T12-490) T13-4954	4917 4917	STRONG RESECT:	765 4988 786-6267
2124 2175	ALFRANCER N F Sjemero jas f	735-7654 731-4997	4046	OREEN C H Cummingham ()	794-8699 797 8995	2110	SEDAES L J Netiles Iona S	132-3803 733-8523	1586 1591	LIVINGSTON L Boiner Vavid	/14-30/6 TJ4-6591	6401	COCCOLLIN M NHISBA N D	T 52-172+ T 52-T 276
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2365 2173	4439 6 P479445 7	722-3148 726-6159 724-2727	6884 6796	NAGANU TUMOYE	733-7113	2201	BERCHARA MVSA 1 IRMEP AEA	154-2435 153-3368	1766	VANDERDILI G W Mall Eugene	732-2468			
2172	LIVINGSTON N PETTON FINA	133-3856 152-9440	4708 L7. 4710		797-1799 796-2398	2273	MAREMIRE M GIST 404 E	r 53-744; r 52-246 r	1903	ALFORD N L CLARN CMAY	733-4319 732-7518	10.00	14	
	12 DILLARS VEILING	133-5868 134-5554	4710	STEWART C H 6 MCGRIPT J	735-8293 735-0032	2296	523FF 0 60146 8	732-4638 734 8478	1919 1944	LII 8 J APAHIP[0]	105-5301	1001	2015COTT V F	793-2694
	22 LAMPAINS D EDWARDS M	731-7107 734-9898		Z GHAY J KUNYIDY M	784-1839 787-6369	2300	UARADE LIUNEL U Hoifpajis dilê L	754 HJTL 761 4676		GLINN LANNIL PLANSON V	735 2186 764 9328	1.303	SI ASE FERRIOYMAL ASCH FLIDRENCE BAAREA SHUP	782-1672 734-6685
	JILEY LLLIS	752-3424 755 6811		2 LLE16 C 4 BUILOILG	737-1433	2301	WALLS PORTE DE WINSTON C.L.	795-6837 792-1790	1945	RATION N.	T31-855/ T34-25T6	1,007	MAE VS REAUTY SALDY MERVS TAILORING	735-9277
2193	PICKENS LUMIN U 77 AMBRUSE N L	766-2928 772-0451	4226 44	БОЛГЭЙМӨ М∣ГСНЕНТ МГГ	734-0753	2306	LOLIMAN A LA Fiansnet a	732-64T5 792-1934	1967	DARHES I F Arydlid F v	134-7803 734-7231	1929	VAHANSAN D VC BRIDE V	792-7026 792-8 <b>5</b> 16
	72 WILLIAMS D Spewler J M	75) Subb 131-4500	4223	80013166 2 MUNUKSON 7	735-7495	2316	PHANKLIN GED N Hungly Theu	793-6949 794-6185	1984	HARRENOTON I M RUTEDING	733-6996	1,929	4C BRIDE VINAIS 40.5FRT & R	795-7539 791-1229
2192 2015	CUMSON CARRII M Greep Callie S	[55-9634 [54-8298		BOILDING JOHNSON K C	735-645L	2324	MATARNIAN OFO 15 Mearn 1	795-4505 797-3197	1443	NJULIANS P G NJULIANS P G	794-6795 794-7599	3 540	HOLLOWAY J Rusby e M	/32-5213 734-9443
5572	DAM F Smallwaak flarende	734-8830 734-3532	11.*	A GUTLUING PEARY P	715 6369	2325	04415 & L REM4504 J L	793 6894 /35-9/85	2010	APARIMUNI Carrull SFU 4	176-5186	3,541 1,546	HARVERSON RESSIE Virdin e	732-5184 732-2785
2220	CANCENS S Reaming a	731-9479 731-9902	+221	ILNYFR M Building	795 4330	2197	ADESEA C F Sfinjea C M	/12-9930 /15-0512	2210	JEPNSON R Lazey n I	F65-6495 F36-3555	1351	PCEINN L H TRANKLIN SEME L Church Do Do Do	733-7066 733-7161 732-3228
2232	SAFFOLD WH LF DOLK A H	731-6623 732-3239	422T L/	PACUL E 2 DULLUING	724-295]	2347 2149	FARANASHE S RDBINSDN E	/ 11-5423 / 33-4552	2025		132-3893 133-2888	1,558 1,560	CASLER M D JM ApartyFint • Chen EursF	732-5364
2733 7744	PETTUS G Espelant d t	733-8983 732-2454		SULLEING SULLEING	T14-7565	2349 17	2 GRISSOM M 421442NE 585518 NEL5ON 5 4 58	/14-3062 /12 4663 /13 5085	2035	DOUGLAS SUDHAU JONUS A MINARALES IIIIA	752 5562 756 3856 754-2433	1.565	HLRTRAND FRAME S	732-7065
8245 8245	COCHARA D L Sichard J L	732-6355	4229 17.	A SULLUING 2 Sulluing Mill I S	T14-5977	2352 2353 2356	36457 F A 71KE 7 466374 2 m 24	152-7364 152-9953	2035 2043 2046	HUNOLFY LULA THOMPSON MUNILU He UINH L	134-9434 134-9434 135-4755	30111	51 4	
//48 7748 //49	STATEN LUELLA E Staten & E Cakter Mary E	135-2494 165-3475 135-6994	4/33		712 1201	2357	MANSINGION B Beljen Losatne	/ 15-9877 / 11- J930	2047	224100 PAUL H 5145 617 6	131-7616 134-1244	1	<b>3</b>	
2249 2751	FRASIFA I D MARTEN MAMIE	132-4823 152-3032	4233	BULLDING 6 THDMAS J	111-1858	2355	SANER J B Feacusen w L	F 13-6/81 /95-2466	2052	NILLIANS & M Reid Clauve	132-3104 134-5595	1168 1170	ION N Rorta n	732-5416 732-5906
2753 2754	THOMPSON A	153-2015 155-8054	4 10T 24	90ELD146 44850 6	135 8678	2360	YANG G CREASMAN L E	132-1011	2056	THUMAS HALISTA HART E H	732-7440	1111 1	00100144	7 15-5782
2756	8355 J L Gause 5 A	134-7351 137-0887	194	LE BLANC - ARARINGINA -	0406 641	2 194 2 18 T	HDEARS R . Turner Jas C	132-1434	2363	CLANCY LUCY Harnes Minry	131-4201 134-7941	112	ARAGON F F Stadff C F	735-4908 732-5498
777L 7771	FIELOS W Gouch Jas e	154-8350 155-0882	304	SONVIER M Davis a	731-4446 735-8463	2367	LABAIB K C	/13-0641	9008 2064	MASUN L J Nash L J	135 8641 165 8475	1174	DAVES F F CHEN N	T32-9864 T31-9948
2272	LPUSE W Fall m4 #	131-0130 133-0513	+ 31.2	BYRG J M Helliams I	192 5295 192 -1520	2914	ST M		2085	1464H [5 5	154-0258 154 6645	1176	HONG 5 P AKALOH 7 J	715-7279 711-4400 714-6546
2778 J.	/? JACKSON D /? LUCKE R	132-5651 136-1310		BUSLEING Smith D	733-2844			199-1429	2090	СКАРИСЦЦЦ И Качазана јај Ианцеј нацеце	Tsi Jesu Tsi Jesu Tsi Jesu		GLOAGLAS & 72 L122LACOTT C P JA Ruildiag	732-5271
7784 7784	ABRAMS ROSCOE EASKENVILLE D BILL	FSS-3300 F34-6223 F32-40HS	+130	2 MUUSSA C C METEMELA JESSEL Ngaman C	732 4363 731 3046 734 -6569	1276	GREATEN TRUELION St Stepmens Head Starr	133-6123	2046 2097 2100	URCUKS 1	734-1384 734-1384 731 5841	11.54	• KAYE   G • Kaye   G	734-7687 735-6624
2240 1965 10	JOHNSON VENNES Apartment # shight s L	152-4007	256+	441168## ( 3  SQML=26 F	734 6635 734 6133	L.		/ 11-5046	2191	SMITH SLAFADANU Johnson Ruy	7.5.6 0975 7.54-7444	1	U JCHNSON I A	T31-5979 T31-675+
12	<ul> <li>ARSYM 1 S 18</li> </ul>	794-7499 794-1489	+ 181	ASTAMALA TOM P Foster Charley	735-64T4 734 7534		HUHRSA P	/ 12-9471	2108	LASTER R E LELESUS R H	136 CA65 736 7574	5.	• P⊢I∎LEP J	735-7103 735-6200
16 17	<ul> <li>JOHNSON C F</li> </ul>	752-7051 752-4675	++06	MARKIS : F Milliams M	134 54T4 131-1792	54 1.7A5		/31-540L 731-4444	2112	MURION I O RELOES B & MAS	755-3448 755-6775	H# Q#		732-1533 785-6525
19	<ul> <li>PUNCHIC 4</li> </ul>	735-9893 735-0657	**L5 \$438	BUKHDGCMS L GF Vælijire M	134-4080	1160	AUSSRAVE A 2 TENCALE D	732-3459 732-3154	2122	NING L NING LESLEE O LEI	732-6757 735-5291	10*		795-4179 799-5185
27 812	<ul> <li>HELLS H</li> </ul>	756 1890 791 6747	444	STRADGHTER LERDY Gjibeat Syflen	T33-0242 T31-7542	1,105	YUUU ( 1149 j.)	735-9565 736-0717	2125	MULDADN SLEFIGN M Spinner R V	734-9650 731-7653	12+		792-L673 795 4546
3915	COLDEN BLANGAL Pitts V	r 5 5- 7 4 5 9 r 5 4 7 9 2 H	446B	JACOBS / Japason 4 m	T 53-0485 T 52-1705	1.520	GELSVARES A P Gen/Ales Donato	734-3277 734-5115	2130	HAYES FRHETT 1 DRENS LOIF	792-1373 733-7515	14+ 164	14VLSR D	F12 5582 F15 9855
1920 3821	PATHICK J ( PATHICK J (	756 DJ63 796-6097	4473	JONES A B Jones Phyleis Susan		6329	LUML LLD LZNIA YASMENA	735-5510 731-8970	2114	POLLARD H HATCHEN M &	737-1597 737-4839	17+	COLBY 5	796-1760 796 3509
3825 3893	SUOD P Isini mariji	763-6825 752-8805	4474 4476	GANT H Saith 9	T31-1759 T12-0448	31		731-5479 734-5775	2144 2149	MÁYES V F Míil Cams lfhis f	712-1994 734-7562	41+	HETZEL J N	193-1093 192 6912 193-9721
1899	AUGUAND V Shearle M	7,4-1:57) Tji •T488	4480	Sun S Semprey J Ja De Prisse J	734-5791 731-5254 733-3334		SYK: & LCLESF '4 NORMAN MC HENRY JH Mabban Filalia	735-8775 735-8975 752-2254	2154	MUSS N Commis Anaqlais Kind T	F\$&-7677 T12-869* T32-8082	43+ 46+ 47+	COREN D C	132-4324 132-4324 134-7445
1845 L. 3847	SEULT 2 4	7,59-364 6 7,59-6467	4715 4705 4708	ALTERNS OLD	73J-6591 73J-6591 73J-6317	L 140 L 142 L 146	нарала галалта Нарала п Накији (	795-6293 795-6293	2198 2103 2105	MC INTYRE 5 URADLLY & I	T\$L-3727 T\$1-72+1	41+ A11+	CARACE C E	/34-UC30 /34-UC30
3648 3849	BELL C P ACDONALU C	/}4-54]4 /}/-]02[	4507	атертика 310 Сацијен и Ј Манру нојм ц	735-3627	1352	APANIKLAT • CASE C	7 64-DA33	2104	6880011 L 4 34861 P 4	T17-2925	A3 1= A; 3+	BEWYA P C	732-2697
1850 L' 3851	567.01%6 • KING C J Colfada L A	/33-5200 /33-7241	4617	BOOT 5 A	734-4761 733-3761	21	ACTERMENT P	733-36TT 734-8994	21/0	HHISHN LAHL L HHYANT L H	T13-45L6 735-69L4	1187	BJICOT46 BLAKE M	T34-1610
	BARDWELL J BUTLER S J	735-5786 /13-5984	4714	THURPELO T	737-02L9 737-4742		V LETRIC INANCES	T 91-5625 T 53-1 39 H	21.05	OLLE V GLASS (DMAR)	T 69-7443 J 94-9761	1197	EVANS FULA Hunten L J	733-6625 731-7195
3703 1435	MCDION P SEGTT I	/11-0018 715-4251				14L8 34L9	AMOUNION J Locklii A	766-5773 734-6532	2676	GUASS V JUNE 8 C REV	715-7617 715-0974	1194	AP AR [KEN]	T11-2997
3950 Aurt	MATES E JA Niliz T A	/36-985/ /36-1803	2774	PL		1423	MAREK HERVLY Marek Hervly	T33 9791 T32-3081	2177	SPOKEIN HALVEL Puris e e	7,2-2860 711 5944			T32-5820 T34-6216
Bula Sulo	MESLAURIN & L BRAFFON E D	733-3066 732-4361	2632	►C83106 H	/15-06[0	1430 1431	DAVEDSON Y E Easmon Jas	733-4535 733-5626	2100	ALKEN PETTI	791 5219 731 3674			734-0263 735-8572
4467 4468	HCILEDAY A A⊣COES C €	735-6012 736-2493	2014	PARLEN M Olan R	/34-0231 /32-6782	1+17	SALAS JOLDAES Marpog J M	r 62-4345 r 65-4144	2193	WILLIAMS CHRISTING Washington 2 P	/92 5446 /92-8528		KLTTUDIA J	732-5697 733-7715
3421 5427	ACHERTS 4	737-LL82 737-2516	2616 2617	OUNN S Y GPHEN N E	/35-0469 /34-5588	3440	A FLAT L J JA Misales D C	T31-9092 T34-5101	2195	VLLL14M3 1 #	/34-64[/ /32-274[	1195	PCCAFFFY L	795-7438 795-4128
	PRESCOR H Vy Ingham C a	737-2365	2072	SUMBHOS F D Glftens Ruim M Gubbe Media	734-7346 734-8476 734-1317		901LDING AcidCPTS D E A Ritching	199-9942	2216	DAVIS 8 M MAMILTIN C A CLEURIDNE A L	/ 11-5345 / 11-5516	1195 14	14 101 LT G 5 12 Cabit a 131 MT 5 11	792-8795 795-9127 794-6097
3933	AN DUL JUAN P J	735-0433 732-3853	2629	CURAV VIOLA JACKSON GEURGE L	734-1312 732-5419 735-8733	3447	* 4JILDING S4JIM + 14 IAM Steen -	T35-9910 T31-8488	2222	CLAIBGANE & J 40KINS L C 169 - 100	/32-50/4 /34-1043 714-5205		DL4T S C 7/ ₽₹&\$\$E G H 80090 J 6	733-9367 733-9367 733-5513
3936	JACKSUN J A	797-3494 797-7426	2010	∎OVE B ADAMS MELES ∎AA‰US V R	715-9381 714-7225 713-2514		STEEN V 7 LEAOLAS S J Building	732-5936	2226	LEW LING BELL W L BELL WM	734-5200 734-3674 734-868	1207 1209 1209 17	MUYUN J A Layingleh n J Z Mukafka D J	/ 11-553 1 / 14-476 1 7 11-2811
3717 1918	CSUPER J Ayery J Eloy I In	194-2577 191-0288	2041 2045 2047	MADDER N T Allfy Aldy/o f	731-2731 731-2731 734-1×30	1475	BUTEDING Dayden J Ton Pénky	732-682* 733-1250	2212	RILI MM HEMMETI GEO T BLICKMELI F	731-0014	1214	A MURATKA U J Rame (juri e f Aparimeni	/ 14 - 4 29 5
3939 3946	FLD1 L JR Appleby & L (> Flements - 1	/15-411	2055	ALLEA ALLANDE F PHILEF GISCAR TIGULADA INNUDE	714-3929	2454 2/	Y PONCY Y PONCY Y CONTO J	T\$3-6141 T\$3-6141	2230 2242 2243	AVERY M Tumpalns F m	730-1363 710-7287 713-7770		ADAKINENT SEAV WARHIN H ADAKINENT	/31 64/9
37+0  . 39+1 +207	/2 CLEMENTS J BRIGHN G E Marris Wildury I	/11-158/ 112-4204 /15-0416	2059	CRIJCH NORF. Marnifr GFORGIA	734-0236 733-874L	1407 17 1484 1484	₩2₩14 ΓΩΝΓ1 → 5 COM12 →	T3L-3537	2244	LUPSCOME GEORGE SANFCRO-SHITH FTHEL	713-2542	2+	DEMMOND N	/ }[-6868 / ]]- 5448
+207 ⊨211 +211 1.	MARRIS WILDURY L REED J /2 LEPIS 4 P	/11-2587 /11-2587 /14-8604	2005	AURLIAND C F Ilenciny C Marif	T11-1703 T11-15TL		CHRYSLER CLEM	T34-4522 T35-6504	2249	PARE PARE I CARDTHERS J N	734-471L 733-7866	1	HAYYOOD N.C	195-8522 192-1442
-317 1. -517 -4665	MEARD & J Smith E M	/1/-0844	2007	BUBSON C N MAS LENGLLE JAS E	731-3358 734-9980	1400	ÎJKNÊR K.H. Arcentajr L.J.	734-5393 731-1247	2255	HARCING Nº Dohnson Roslyn	T31-7971 T33-6949	1	HYCHEW V D BARNES J	/31-7761 733-5666
4917	APARIMENI • FISHER NJEL	715-0845	2078	RENS JAS S Reed J V	T11-1+93 213-75+1	1491 1495	PITCHFUJ THES J Duilding	132-5202	2265	SERIJANA M WLNSTON FRANCES	T32-2020 714-5323		SECLAN B	112-4120 114-9045
41	· FLLCS C	/92-0/67	2079	JUNES JES L	766-8580	102	• 164LUH - U	т 14-нај 5	2257	JYOF NATAL15	732-0542	( 1227 	DOMINGUES JUSE S	733-2352

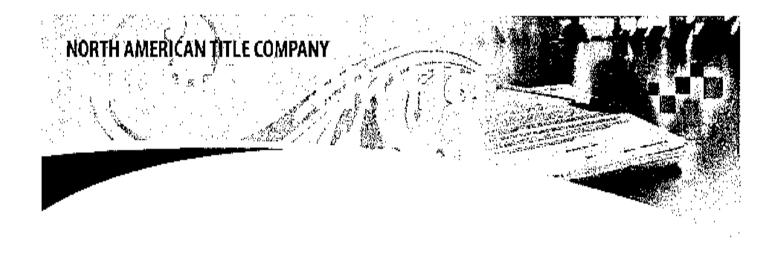
29TM W (CONT/D) 1420 Bowman Nice	90007		90018		29TH PL (CONT'D) 90018	29TH W (CONT/D)	90007	LOS ANGELES
1420 -1 Sym June -3 Choi II Ho		-2 Burton Willard	4-9295	4567 Gallico Morgan J	2085 Booze Gertrude E	1173 (Cont'd) -4 Donion Patrick -5 Holtrust John M		LOG ANGELES
-4 Choi Joon Ho	734-3426	9 Wilkins Fred	6.6603	4714 McDonald Theodore	2109 Taylor Zachary Paul Mrs	-6 Larrivee John P	749-4204	SECTION Á 429 28TH W - 29TH W
-7 Shina K A 1426 Cendajay Jesus Cachu 1427 Wong Bill Y 1438 Ariaga Marip	731 6917 731 4786 735 7611	-15 Hawkins C	7-5312 4-4090 5-8208	4714 Hayes Randolph	2112 Brokim May F	-7 Poolsawasdi Pirom -B Topper Kathryn A -9 Buchey L -10 Shrader C W		28TH W - 29TH W
-1 Medina Tevera	731.5362	-31 Atwood Jane	5.0720	118 Washington Michael C 748-6897	2137 Holman Susie M	-10 Shrader C W 1179 -1 Williams P I		29TH W (CONT'D) 80007
1439 Gutterrez Jose Luis 1441 Virgen Rosendo 1444	731-3974	-32 Willis Sami	5-6896	118 Washington Minnie	2154 Edge Alten W	3 Moistad Clark 4 Norman M 7 Reed Sterling	748-6877	1565 Smith Charlotte
-7 Dennis Debra M -8 Green Ruby 144842 Wright Howard		3820 Harakuni Kame	0.0521	126 Fong Robt W	2171 Roberts Keith R	-9 Turkel Fulgman -10 Cohen M L. -11 Jourdan T E	747-8567	1573 Williams Georgia
1457 Kim Herpert S Rev 1459 Archie Mokiniev	7 35 4920	3839 Shearer Mary	1-7988 5-5624	136 -7 Torres Benito	2181 Booker J	103 Radford Johneile	749-9749	1582 White Virginia 733-0509 1583 Davis Jas C 732-4803 1584 Keels Lawaard 783 cens
1963 -1 Chae Woo		3848 Bell Corean P	4-6474	211 Rodriguez Esperanza	2193 Ganu G W	202 Allen Gary 206 Agu Chuks 302 Stone Chus D		158745 Williams Denise
-5 Indo Kindku. -7 Tomita Victor Y 1467 Jones Ira I 1474 Johnson John E	731-1948	1 King Chas J	4-5354	21144 Leyra Antonio	2197 Dismukes Pearl	-304 Ngan Yimin -309 White Thelma -309 Knox Jas	748-1957	1595 Lawergne Michael
1474 Johnson John E 1475 Pinkney Dorothy 1475 Sollivan Amhony	.731-2998 .731-0555	-3 Watler DL. 734 3651 Watkins Beverly. 735 3651-V. Bardwall Jerry. 733 3903 Filzparrick Velma Lee. 734	9 5019 5-7187 5-5786	215 Velazquez Jaime H	2216 Sapp Amanda	-309 Knox Jas	749-4932	1546 Diggs Rostta
1475 Sullivan Amhony 1476 Austin Corinne 1481 Blackwell Jas C 1482 Williams Francis W 1487 Shakker Distributor	735-6426 734-0172 732-5909	3903 Filzpatrick Velma Lee	2-2D15	2224/2 Lopez Tita	2223 Fain Elmer L	-1 Johnson Glenn -2 Chincholi B S -5 Yes Wm	748-7982	1670 Minor Jerry
1482 Williams Francis W 1487 Shakite Distributor Kikuko Sutuki		7910 Curry Win L	2 7290	237 Butler Peggy	2226 Nettles Tina 5	-6 Shelton Brian 7 Bhalt Santosh 5 8 Leong Robt	. 746-3656 . 748-0991 . 747-6730	1676 Smith Bernite
1487 Suzuhi Gro 1491 Gillin Mary	734-5472	3914 Ruff Swartie	1-2727	240 Woo Surr Fook	-3 Nettles Henry Lavant	-8 Leung Robt -9 Garrido E -10 Coleman Laveli -12 Yao Andrew 1190 Torres Raui	747-2302	29TH W 9001B
1492 Velarde Melchor 1495 Taylor Sadie 1496 Gunter Marjorie	732-1746	3921 Jerkins Beatrice	1-3594	22049 Marcines Jose	2227 Wiley John	1190 Torres Raul 1190 Torres Raul 1190 Martinez Aide	747-3520 746-3039	1764 Vanderbilt Gep W
1503 White Massie Lee 1516 Medina Pijar 1517	733-2463	3930 Waller Bobbie	2-5288	251 V. Sanchez J Jesus	2244 Wilson Ben J	1196 Walson Robi 1197 Rhoads Lee M Jr	747-4749	1801 Hall Dome
-1 Daniels L C -4 Gendrett Jevald R -4 Adams J B		3934         Green Convy         732           3936         Washington Simon         734           3938         Avery Joinson         731           3940-%         Appleting Robit L         731	6660 0288	-2 Scott Tommie	2254 Watenington A 8	1197 Ely Jon 1198 Ontiveros Gil 1200 Johnston L R	747-9070 747-3892 748-4376	1844 Barnes Tom
-6 Williams Urcel 1518 Velasquez Victoria G 1520 Smedley Miles	732.4560	4007 Barry Claude	-4204	419 Paimer Maudie	2266 Griffieth Extinu Mrs	1222 Delta Sigma Delta Fraternity	.746-8395	1937 Bolton Maud
1523 White Johanna 1528 Scott Carol 1529 Collies Willred	733.2812	4013 Barnes Cieo	-2746 -1048 -8144	41042 Gomez Soledad	2285 Gist Ray E	1222 Gill Millo 1222 Christensen John 1222 an Est		1962 Avery Carlon,
1530 Woodard Winnie 1534 Abad Ramona	731-1654	4017 1 Fisher Noel	-0895	425 Crugolja Francisco	2300 Morris Joshua	-33 Gray Cal 1230 Iman Muhammad H 1230		2010 2 Carroll Geo A
1536 Williams Marvis D 1540 Banks Apr 1542 Johnson Mollie A	730-5944	4 Raimo Alberta	5699	426 Va Morris Freamon	2309 Cooper Leng	-7 Pauley Jimmie Lee 9 Wellington Joe	749-5670	2022 Grant Jo Ann
28TH W	81008	4019 Hoyos Raben A	-4528	42844 Repert Jesus	2337 Adise Carisen T 731 6036	13 Manning Ronald 15 Paul Charleen 16 Walker B H	748-3548	2035 Douglas Geo
2006 Cleaner Zeida L 2012 Howard Zeida L 2018 Singleton Rodreck	.733-8672 .733-6169	4023 1 Steward Norman S	-4047	431 -1 Staughter Richard A Jr 748-7434 431 Va Jelfzyes Bernice Mrs 749-0467	2341 1/2 Bernard Curtis	-19 Woo Robt -20 Matsupro Wayne 1240	747-2028	2045 I nompton Aurici M
2025 Nationnide Research Foundation	.731-2918	-5 Hi con Chas	-9094 -6946	434 Valencia Mprcedes	2352 Arimwine Roger 0	-2 Berdiansky Chas S -4 Pruit, Nero -7 Hertzberg Wm Emil	. 747-7705 . 748-7448	2050 Sims Geo W
2025 Wittiams Jas E. 2025 Vr Tolliver Cloyd 2029 Thomas Sidney L	732-0845	-3 Ransfer Edw C	.9346	-6 Torres Manuel	2365 Belden Loraine Mrs, 731-3930 2368 Baker Johnnie B 733-6781	-R Lite Nin Shin	747.9744	2053 Reid Florence
2030 Bell Augustus 2030 McWashington Abe	732-0531 .735-0182	-6 Scoggins Norma K	-7584 -8361	44442 Orr Floyd	2376 Ferguson Wm L	-9 Lowthorp Root -11 Yussuff Nuraini Ola -12 Tsamboukos Konstantine -14 Adeniyi Joshua Capt	. 7000-17030	2062 Claricy Lucy
2035 Jackson Chas A Dr 2036 Delahousie Wm 2041 Briggs Lignel	734-1400 735-0830 733-9977	4028 Jackson Alberta		-3 Castillo Bennie	291 H W 90007	-16 Lo Henry K	.749-5611	2063 Harris Henry
2053 Cate Monica 2053 Jackson Chas Vincent	731-4734	<ul> <li>-5 Fuller Oliverrene</li></ul>	-6810 -5610	459 Quintana Emerio	527 Higgins Motor Sales	-18 Fackreit Jas V 1248 Elizalde Linda 1256	.747-5750	2075 Lowe Sonia M
2053 Cato Chas E 2056 Michel Josephine Mrs 2057 Linwood Bobby Joe 2058 Blanchard Cluese	.732-3140	-11 Adams D M	+733 3380	462 Santiel Glen	1102 -1 Silapin B	-101 Nelson Oscar A -206 Moore Carrol W -209 Van Carmyn Nancy	747-2052	2084 Wash Annjase
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2075 Bailey Amy Y 2080 Walker Julia M Mrs 2086 Bell Wm Mrs	.733.4337	4051 Owens Perlina	4291	606 Vega Alfonso	-2 Duong Hieu Van	Development Center	.734-6681	2112 Morton E 8
2092 Bannetz Mabel I 2093 Morrison Mae Giltohm 2097 Cagenave Grance Harris	735-0392	4053 Smith Leroy	2983 4979	623 Rocha's Graining	1112 Kim Sarah	1286 Well Aaron	.732-4670	2131 Owens Deig
2103 Hadi Malikia 2108 White Naomi B	.733-5517	4063 Simpson Catherine	4720 4013	62912 Miller Otis	2 Levitt Jack	1306 Kim Maintenante Co 1306 Yosu Chan 1331 Ezela Vatmena	.734-0554 .735-9665 .731.3970	2146 Williams Patricia A
2114 Henjey Galy V 2115 Davis Clifton Earl 2124 Alexander Noble F	731-0249	4068 Lewis F	7563 4398	637 Smith Lownie	7 Epier Tony	1332 Sykes Louise 13324a Smith Sylvester 13324a Norman Mc Henry Jr	.734-8770 .732-9646	2149 Williams Lewis I
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2135 Outlaw Harmon N 2149 Reed Geo 2150 Darby Dietcie	.735-7305	4210 Brown Jean A	3664 3961	716 Sandoz Henry	6 Shaikh Mohemmed S	1344 Edemson Henry 1346 Harper Jas Rey 1352 Ackermann Paula	732-4916	2170 Brown Carl L.,
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2159 Williams Jean 2161 Williams Innin F 2163 Simon Wilson	.731.1921	42254/a Griffin Mattie Mrs733- 42254/a -11 Perry Priscilla		829 Goldmorg Bros	1138 -1 Schlinker Robt	1418 Sanders Ann 1419 Lockett Anhury Jr. 1422 Morcado Aifredo G	733-5752	2177 Armstrong Harvey
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2194 Spincer J H 2197 Dunson Carrie Marie	731-4500	-24 McNeil  David J	5764 5168 1520	1043 Smith Mace	1144 -1 Garcia Maria Filipina	1447 Smith Lillian	275.4410	2245 Sanford Smith Ethel
2199 Greer Cattie 5 2226 v2 Hodges Dyan 2231 Saffold Wm	739-8208	4336 -1 Smith Dorothy	2846	1151 Consolidated Landry Machinery Co	-4 Conchas Enrique	1455 -D Jackson John J 1458 Ton Henry	737-4956 733-1280	2248 Part Mary L
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2248 Staten Luelta E 2249 Garrer Mary E 2252 Thompson Alma Mrs	735-6904 733-2071	28TH W 90	016	2022 Gillam Zenobia	3 Noonan Dani	1484 -2 Cangeler Clem		2285 Cook mitton H
2254 Taylor Mamie 2256 Ross Johnnie Lee	735-8034 734-7351	4403 Foster Croola	i474	2034 Jackson Geo L	-7 Gögineni Bapalah	-4 Duffy Frank 1490 Anceneaux Louis J 1491 Mitchell Thos J	731-1247 732-5202	4011 Teems Raiph E
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. 3. Dia z Francisco M	747.9009	1119 -1 Gray Richard J -3 Crum P M	746-679 748-505	1276 FREOERICK DOUGLASS CNILD DEVELOPMENT CENTER	734-6681	195 Williams Garistane Mrs. 197 Washungton 2 P Mrs 216 Water Maltrie & Homer. 222 Claitorne A J. 239 Smith Bettye R. 242 Avery Mathem. 244 Avery Mathem.	731-6831 732-5874 737-2323	-3 Rubin Mike	746-1405	965 -1 Chaw Edna 967 Temple M	. ,747-3437 747-8159
-5 Torres Manuel 445 White Excelle 446 W Quintanilla Miguel 454 Gutierres Eustacia	747 3854	-7 Minnich M 	748-277 749-0755 742-9937	CENTER CENTER -2 COLTON M G -2 COLTON M G -2 COLTON M G -2 Page John A -5 Williams Michael G -5 Kalberin M		242 Avery Mathew 2244 Lipscomb Geo L 2245 Smith Rative	734-2287 733-2542 731-3719	643 4 Michammad Syahid	766-5719	1 973 Graves Alex	747-6768
455 Wheatley Rath É 46,3% Rodriguez Julia 464 Wilson Jame	747-2494 748-6705 747.1814	-15 Defail H 1124 		-2 Page John A -5 Wittiams Michael G -6 Kalherin M -8 Shiao Feng-Shrang	732-4379 732-4521 737-4045	2249 Carothers J W 2251 h McCleoney Roland H 2255 Jahren Urminin & Rock		-5 Gu Book			
465 Gonzalez Maria 6003 Mike Victor Locke	747-2430	-3 Yoon Jisun -4 Singhal Arvind & Anuja M	745-0885	-6 Katherin M. -B Shiao Feng-Shyang. 1294 Hakanson Kuren. 1306 Kim Mur H. 1324 -3 Richardson Laura	735-5329	2255 Johnson Veryinia & Rosly C 2268 Threats N L 2272 Turner R	735-8888 734-7837	-35 Murtini Sri -18 Nasudion Sizya .		981 Schöffer Warren 1015 Yr Avlfg Dani 1033 Thomas Jessie R 1039 Duran Leon R 1041 JR HOGO DUC CLEANIN 1041 JR HOGO DUC CLEANIN 1047 CHUREH DF JESUS CHR 1057 CHUREH DF JESUS CHR	748-2671 748-3722
608 Vega Alfonso 609 Estrada Rafael Moreno	231-1893	-8 Mamon Kale A -9 Yaon Yung Sup	745-0890 745-0891	4 +3 Richardson Laura 1 -3 Aver Liso			730-1053 736-0473 731-4347	-24 Yang Ruixin 649% Watson D E		1041 Ramos Refugio 1057 CHURCH OF JESUS CHR	747-1434
614 Williams Magnolla 627 Medrana Cecililo 6394 Flores Jose	234-6165 233-0279 231-2512	- 10 Sami Khalid Jamat 12 Kim Yungsik	745-0892 745-0894	1 -3 Aver Lisa 1320 Colter L 1320 -2 Vargas Frank	775.5681	2279 Aboit Wm. 2279 Gassell & H	734-4931 732-5511 711-5347	650 Lafayette Orme Bobo 651 Parton Robert H 6534 Rosen Scott	746-8153	1057 CHURCH OF JESUS CHA	NST 747.4449
641 Alvarenga Francisca 710 PALACE PLATING 716 Sandoz Henry	231-8260	-2 Chiang Min-Hsiu	745-0914 745-0915 745-0914	-2 Vargas Frank -2 Gallardo Marciai 1329 Weems Walter	715.5777	AD14 Roaca Esther		653% Kevn Roward E . 655% Bress T	746-7734	1057 CHUNCH OF JESUS CHR OF LATTER-DAY SAM 1071 Baker Bradford G	UST NS .747.4612
716 % Lopez Rosario	234-2495	5 Fischer Graig	745-0917	-2 Galvardo Marciai 1329 Weems Walter 1331 Turtey Zbigniew S 1340 Mabern Eulaiva	732-0729	4073 Mases Anthony D	733-8898		.747-3522	/ 1071 Hayward Cecil A   1071   -1 Udy Kenneth	749-0492
718 Guerrero Fernando 754 ARCHER MACHINE PRODUCTS CO			745-0920 745-0924 745-0925	-A Nouver, No V	734-5833	4075 Williams Dalton 4075 Dorsey Mildred	732-4338 734-8362	-6 Junias Salmon	748-1182 746-6608	-2 Indik Marcel F   -5 Dwen Brad	747-0631 747-1127
PRODUCTS CO 824 CONTINENTAL WOOD PRODUCTS INC 824 COLOENBERG BROS	232-4241	-14 Alishetti Bhoomaiah 15 Masagara Ndunzi N Y 1150			731-3355	LATAR Sender Charter	90018	703 St Jude Nieki 705 -2 Sweet Randolph A	. 748-5156 748-7867	1076   -1 Wulliams Clarissa   -12 Coleman J W	745-7818
PRODUCTS	232-4241	-1 Ybatra Salvador S -2 North D	749-3992 749-4830	1387 Sims W. 1389 ADVANCE CLEAMERS 1419 Lockard Asland B.	733-6319 .    734-3025	4214 Johnson Renas	730-1088	-5 Anches Jennifer	. 746-7447	1077 Zurheiden Hans   1087	748-6815
839 GREEME CERALD CO THE . 855 GUICK AUTO TRUCK Service Garage 859 Rubio Arcelia		-5 Enda Peler   -6 Albarian A	748-8330 748-9374	1419 Lockett Asbury Jr 1430 Hernandez Zoita 1430		4407 Worsnam Flored		730 -5 Wang Sylvia.		-6 Jamerson Elbert	742-0764 746-8797
1001% Hernandez Solla	231-1564	-11 Ozaki Wayne	747-5060 746-6986 748-3005	-REAR Perez Maria Luz 243045 Ayala Jose 2440 Morales David C	731-4980	4447 Burblester Indi	732-7970	-10 Laya Elezar	747-6929	-15 Jennings Ulyses G	746-4439
1009% Rodriguez Gilbert Sanchez	235-3238	1153 Campbell B	746-9064	-1 Roberts Dorss E		4420 Strong Geo J 4421 Hines Bobby Earl	734.0774	-1 Schloss Michael		1083 Walter Marya	749-9331
1013 Lineres Victor 1015 Buendia Cruz		1162         Young Robit           1167         Martinez David C           1173         -1           -1         Lin Jian-Yang           -2         Madi Moussa           -4         Scher Sarah           -6         Neitosz D Alex           1175         -8           -8         Keh Karen           -9         Townswick D E	748-4849	1453 -B Bean Le Dog		4511 Kawata Ted 4740 Witteoberg Marguerite A	732-D30Z	-6 Rolshera Lee	747-5414 749-9644	1095 -2 Marfi Barnaby -3 Schlaerve Andre	
1019 Rios Jose 1019 Varillas Rocio	233-2465 233-0506	-2 Madi Moussa -4 Soher Sarah	749-7755	1458 Estrada R R. 1465 Scoest Fred	734-7180	SOTH E	90011	-1A Hamzah Zaleha -1B Ismail Salina	748-6154 746-2984	1097 Palermo N	747-5906
1029 Johns Annie Mae 1033 Menerdez Mariha 1041 Valemine Joyce	233-1782 233-2457 231-1365		746-9524 746-3157	1477 Mammer Ruth	737-0940 737-5211	-3 Walker Wynsan		-de Garren namuali -4A Or La Rea Avelina A -721	748-3547	-6 Sanders Kon -7 Kalfus Arthur C	748-7809
1041 Valentine Susie	234-0292	t   -9 Townswick D E	744-0652	148) Martinez Imelda	735-7643	1 213 Veça Catolina	747-1081	-3 Korbonski Anna	746- <b>36</b> 76	- I -8 Moran Rafph Jordan	7 <b>4</b> 6-906 <b>9</b>

Attachment L: Chain of Title



Date:	Tuesday, June 06, 2017
Prepared For:	Elsie Guerra North American Title Company 520 N. Central Ave. 2nd Flr Glendale, CA 91203
Property Address:	1276 W 29TH ST LOS ANGELES, CA 90007
Assessor's Parcel No:	5055-010-001

Title Representative: North American Title



NORTH AMERICAN TITLE COMPANY Southern California <u>www.nat.com</u> 800.282.2293 <u>cs@nat.com</u> This title information has been furnished without charge by North American Title Company in conformance with the rules established by the California Insurance Commissioner, who urgos you to shop for the best service available and compare charges and fees for title insurance and other services associated with the purchase or safe of a home. This information is provided as an accommodation only. The information contained herein is not a complete statement or representation of the status of title to the property in question and no assurances are made or liability assumed as to the accuracy thereof. If you wish protection against loss with respect to the status of title, you should obtain a commitment, binder or policy of title insurance.



# **Property Information**

Primary Owner : Secondary Owner : Site Address : Mailing Address :	THE PEWS AT SCILLC, N/A 1270 W 29TH ST LOS ANGELES, CA 90007-3139 12100 W OLYMPIC BLVD LOS ANGELES, CA 90064
Assessor Parcel Number :	5055-010-001
CountyName :	Los Angeles
Tax Account ID :	
Phone :	N/A
Census Tract :	2219.00
Housing Tract Number :	N/A
Lot Number :	48
Page Grid :	634-B7
Legal Description :	Lot: 48 (Abbreviated Description: LOT:48 CITY:REGION/CLUSTER: 25/25650 WAVER) EY TRACT LOT 48 ; City/Muni/Twp: REGION/CLUSTER: 25/25650

# **Property Characteristies**

Bedrooms :		Year Built :		Square Feet :	
Bathrooms :	0.0	Garage :	N/A	Lot size :	10692 SF
Partial Bath :	0	Fireplace :	N/A	Number of Units :	0
Total Rooms :	0	Pool/Spa :	N	Use Code :	Religious, Church,
Zoning :	LAR4				Worship (Synagogue,
					Lemple, Parsonage)

# · Sale/Loan Information

 Transfer Date :
 03/30/2017

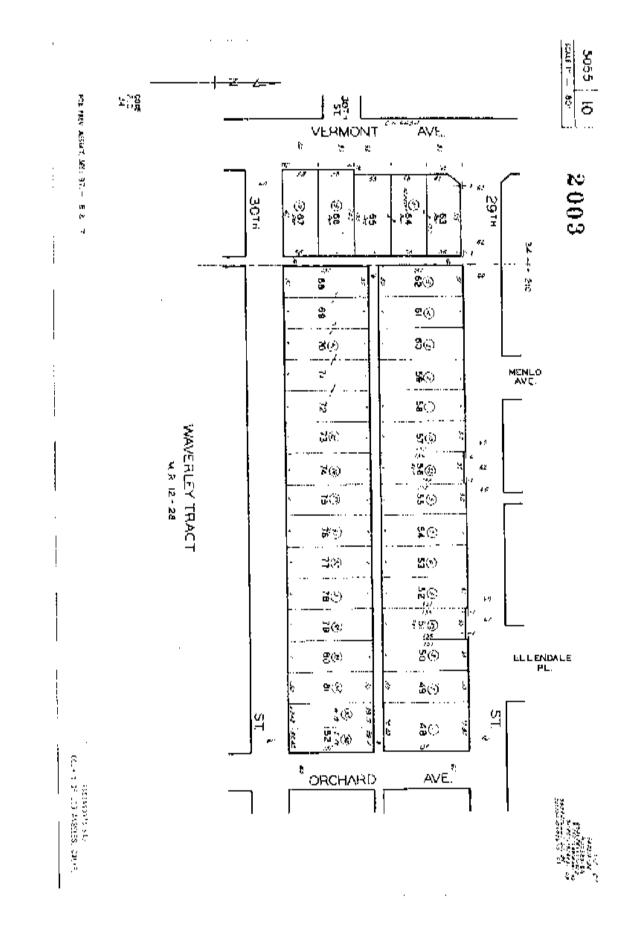
 Transfer Value :
 \$2,000,000

 First Loan Amt :
 \$1,000,000

Document #: 17-0352677 Cost/Sq Feet: \$ 268 Lender: EDM REALTY CORP

# Assessment/Tax Information

Assessed Value :	\$91,695	Tax Amount :	\$629.00
Land Value :	\$53,408	Tax Status :	Current
Improvement Value :	\$38,287	Tax Rate Area :	0-210
Percent Improvement :	41 %	Homeowner Exemption :	Ν



د بالالتين (Copy get of Doce-2057) and a Process to Services, the 2018 give remained in a construction of the projective to Services. The 2018 give remained in according to an disc projective to Services. The 2018 give remained in a construction of the projective to Services. 676/2017 Classific Forest Repo Norma

### - NORTH AMERICAN TITLE, NAG, NABR 06/06/2017 04:58PM BWO4 LOS ANGELES 2016-17 TAX ROLL

### INVESTIGATIVE SEARCH RESULTS

### CUSTOMER SERVICE REQUEST ONLY

ACQ DATE: 06/19/1959

PAYMENTS AS OF 05/26/2017

SEARCH PARAMETERS

ENTERED APN: 5055-010-001

APN: 5055-010-001
 TRA: 00210 - CITY OF LOS ANGELES - 44

LEGAL: LOT/SECT 48 WAVERLEY TRACT

SITUS: 1276 W 29TH ST LOS ANGELES CA 90007-3139

MAIL: 1276 W 29TH ST LOS ANGELES CA 90007

FOR 2016-17 TAX YEAR

ASSESSED OWNER(S)		2016-17 ASS	ESSED VALUES
GREATER TRUE LIGHT BAPTIST CH	LAND		53,408
	IMPROVEMEN	ITS	38,287
	PERSONAL P	ROPERTY	91,695
	EXEMPTIONS	(AO)	[91,695]
	TAXABLE		91,695
2016-17 TAXES	1ST INST	2ND INST	TOTAL TAX
STATUS	PAID	PAID	
PAYMENT DATE	11/02/2016	11/02/2016	
DELINQUENT DATE	12/12/2016	04/10/2017	
INSTALLMENT	314.50	314.50	629.00
PENALTY	31.45	41.45	72.90
BALANCE DUE	0.00	0.00	0.00
ASSESSMENT DETAIL			

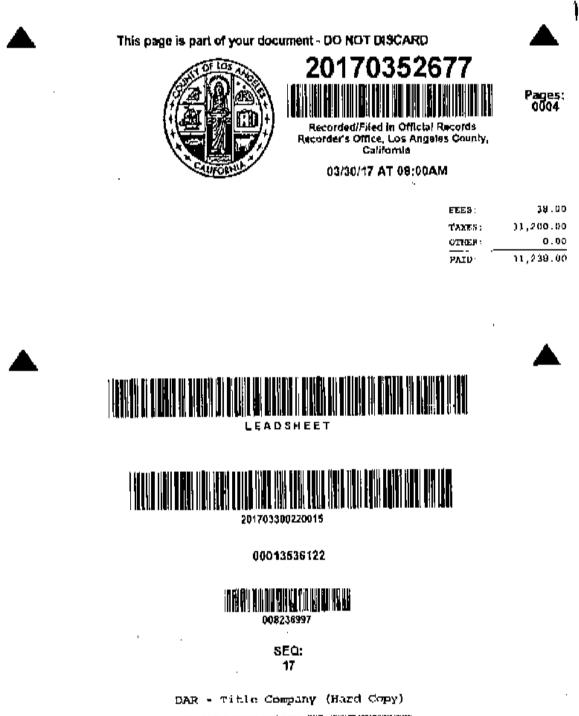
	ACCT #	ТҮРЕ	AMOUNT	DESCRIPTION OF ASSESSMENT(S)	
-	001.70	TRAUMA/EMERG	315.58	LA COUNTY TRAUMA/EMERGENCY SVCS	
	188.51	CITY LIGHT MAINT	95.52	LOS ANGELES LIGHT MAINT	
	030.71	FLOOD CONTROL	90.92	L.A. COUNTY FLOOD CONTROL	
	188.69	CITY STORMWATER	72.48	L.A. STORMWATER POLL ABATE	
	188.50	CITY LDSC/LT 96-1	31.66	LA CITY LDSCP & LIGHT DIST 96-1	
	036.92	LA-CO PARK DIST	11.99	LA CO PARK DISTRICT	
	061.11	MOSQUITO ABATE	10.85	L.A. CNTY WEST MOSQ ABATE	
	061.11	MOSQUITO ABATE	10.85	L.A. CNTY WEST MOSQ ABATE	

			629.00 TC	DTAL OF	SPECIAL ASSESSMEN	ΓS
ADDITIONAL	PROPERT	Y INFORMATION	1			
REGION #:	25	COUNTY	USE CODE:	7100	ZONE:	LAR4
SQ FEET:	7,443	YR-BLT:				
STANDARD L	AND USE:	RELIGIOUS				
CURRENT O ORDERS	PEN					
TOF		COMPANY	ORDER		DATE	
EG		NA	1484110		01/30/2017	

END OF SEARCH

# LOS ANGELES, CA

PAGE 1 OF 1







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RECORDING REQUESTED BY: North Asian Little Company

AND WHEN RECORDED MAIL TO:

The Pews at SC 11.C 12100 Olympic Boulevard, #350 Los Angeles, CA 90064



THIS SPACE FOR RECORDER'S USE ONLY: Title Order No.: 1989110 Lacrow No.: 133443 024 GRANT DEED THE UNDERSIGNED GRANTOR(S) DECLARE(S) DOCUMENTARY TRANSFER TAX is \$2,200.00 CITY TRANSFER TAX \$9,000,00 (X) computed on full value of property conveyed, or [1] computed on full value less value of liens or encumbrances remaining all time of sale [ ] Unincorporated area [X] City of Los Angeles AND FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Greater True Light Baptist Church, a California Nonprofit Corporation hereby GRANT(s) to: The Pews at SC LLC, a California limited liability company. the real property in the City of Los Angeles, County of Los Angeles, State of California, described as: Lot 48 of the Waverly Tract, in the City of Los Angeles, County of Los Angeles, State of California, as per Map recorded in Rook 12 Page 28 of Miscellaneous Records, in the Office of the County Recorder of said County. Also Known as: 1276 W 29th Street, Los Angeles, CA 90007 AP#: 5055-010-001 Signature Page attached hereto and made a part hereof

MAIL TAX STATEMENTS TO PARTY SHOWN REDOW. IF NO PARTY SHOWN, MAIL AS DIRECTED ABOVE.

۰. Titlo Order No.: 1484110 Escrow No 133443 024 A P. # 5055-010-001 Signature Page DATED: March 16, 2017 Greater True Light Baptist Church, a Californial comprisified DOCUMENT SIGNED IN COUNTERPARTS Corporation By: Betty Payne, Secretary Gaddis , Chief Executive Officer A notary public or other other completing this cardinate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truth/sheas, accuracy, or validity of that document STATE OF CALIFORNIA COUNTY OF LOS ANGCLES On MARCH 23, 2017 nofore me. G.Y. MERALES, NOTARY FUELIC A Notary Public personally appeared ELSERT WAYNE SR. GADDIS who proved to me on the basis of sallsfactory evidence to be the personal whose nomoral place subscribed to the within instrument and arknowledged to me that they accurate the same invision when the personal and that by a personal of the Tristrumont. I centify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct. WITAESS my hand und official addi-G.Y. MORALES COMMA 3 2147093 ASTARY PUBLIC -CALIFORNIA (D. COMPT OF LON APORTAN NY COMPT FLY, AML 14, 2010 g monstes) Signature\_ (Seal)

J

Tille Officer No.: 1484110 Escrow No : 133443-024 A.P. # 5055-010-001

Signature Page

DATED: March 16, 2017

### DOCUMENT SIGNED IN COUNTERPARTS

Greater True Light Beplist Church, a California nonprofit Corporation

By:

E. Wayne Gaddis, Chief Executive Officer

ву:<u>Д</u>и Betty Pay

A natary public or other officer completing this certificate variaties only the identity of the individual who signed the document to which this conducate is attached, and not the thathfullness, accuracy, or validity of that document

STATE OF CALIFORNIA COUNTY OF LOS ANGELES On MARCH 20, 2013 before mc. C. Y. MORALES A Notary Public personally appeared Erty Payne

who proved to me on the basis of antislactory ovidence to be the personal whose name of place subscribed to the within instrument and acknowledged to me that be reading the same in the same in the second of the second of the same instrument in the personal second of the entity open behalf of which the personal second the instrument line personal second of the entity open behalf of which the personal second the instrument line personal second of the entity open behalf of which the personal second the instrument line personal second of the entity open behalf of which the personal second of the instrument line personal second of the entity open behalf of which the personal second of the instrument line personal second of the entity open behalf of which the personal second of the entity open behalf of which the personal second of the entity open behalf of which the personal second open behalf of the personal second open behalf open beh

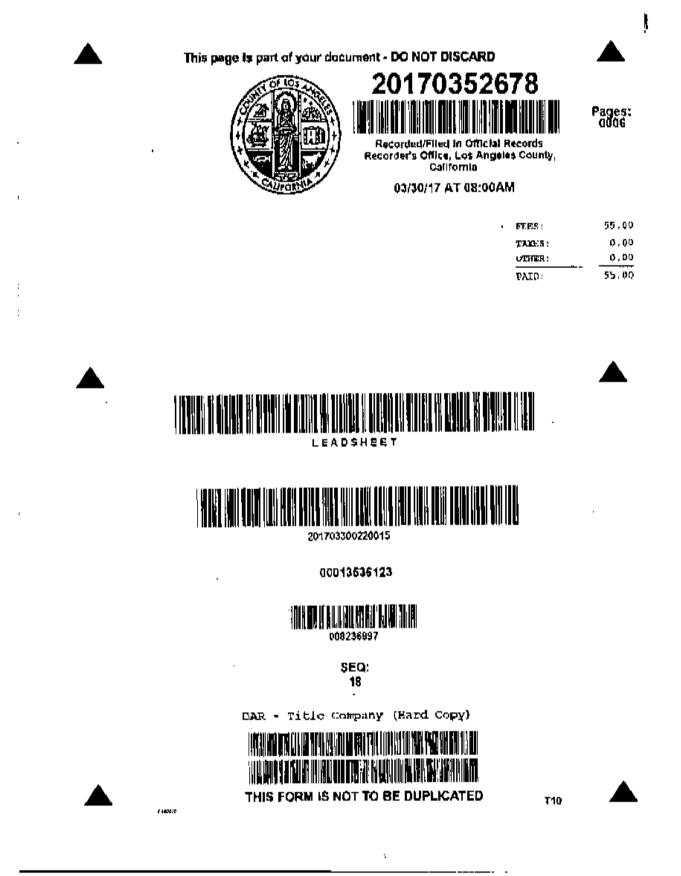
t cardity under PENAL IY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct WI INESS my hond and official sevil.

Signature

Tryonales

	G.Y. MORALËS 🍃
- 67 s- 46 X	COMM. \$ 2147090
	CONKIT DE LOS APORNES
	11 Goule: E1+. A/ 1. 14. 2020
	1.0 1

(Seal)



RECORDING REQUESTED BY

EDM Realty Corp.

AND WHEN RECORDED MAIL TO

NAME Finis Minger, FDM Roaty Corp. ADDrct SS 170 Pousic Avenue #42 CHY San Francisco STATE & ZIP Culturia 34111



### LONG FORM DEED OF TRUST AND ASSIGNMENT OF RENTS

TITLE ORDER NO.

ESCROWING.

APN NO. 6058-010 001

This Deed of Trust, made this <u>20</u> day of March, 2017, by and among The Pows at SC LLC, a California limited liability company, herein called Trustor, whose address is c/o ERAD Management, Attn: Jony M. Wise, 12100 Olympic Boulevard, Suite 350, Los Angeles, California 90064, North American Title Company, herein called Trustee, and EDM Reality Corp., herein called "Beneficiary".

Witnesseth: That Trustor IRREVOCABLY GRANTS, TRANSFERS AND ASSIGNS TO TRUSTEE IN TRUST, WITH POWER OF SALE, that property in Los Angeles County, California, described as set forth on EXHIBIT A structed hereto and incorporated herein by reference.

TOGETHER WITH the rents, issues and profits thereof, SUBJECT, FOWEVER, to the right, power and authority given to and conferred upon Geneficiary by paragraph (10) of the provisions herein to collect and apply such rents, issues and profits.

For the Perpose of Securing: 1.: Performance of each agreement of Cruster incorporated by reterence or contained herein. 2. Payment of the indebtedness evidenced by one promissory note dated March 1, 2017, and any extension or renewal thereof, in the principal sum of One Million and no/100 Dol(ars (\$1,000,000), executed by Truster in tover of Beneficiary or order. 3. Payment of such further sums as the then record owner of said property may berrow from Beneficiary, when evidenced by another note (or notes) recting it is so excured.

### To Protect the Security of This Deed of Trust, Trustor Agrees:

(1) To keep said property in good condition and repair, not to remove or demolish any building thereon, to complete or restore promptly and in good and workmanlike manner any building which may be constructed, damaged or destroyed thereon and to pay when due all claims for labor performed and materials furnished therefore, to comply with all laws affecting said property or requiring any alterations or improvements to be made thereon, not to commit or permit waste thereof, not to commit, suffer or permit any act upon said property in violations of law to cultivate, imigate, fortuble, tumigate, prune and do all other acts which from the character or use of sold property may be reasonably necessary, the specific enumerations herein not excluding the general.

(2) To provide manifain and deliver to Beneficiary fire incorance satisfactory to and with loss payable to Beneficiary. The amount collected under any fire or other insurance policy may be applied by Beneficiary upon indebtedness secured hereby and in such order as Beneficiary may determine, or at option of Beneficiary the entire amount so collected or any part thereof may be released to Trustor Such application or release shall not cure or waive any default or notice of default bercunder or invalidate any act done pursuant to such notice.

(3) To appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee, and to pay all costs and expenses including cost of evidence of tille and altomey's fees in a reasonable sum, in any such action or proceeding in which Beneficiary or Trustee may appear, and in any suil brought by Boneficiary to foreclose this Deed.

(4) To pay at least len days before delinquency all laxes and assessments affecting said property, including assessments on appurlenant water stock, when due, all encumbrances, charges and lices, with interest, on said property or any part thereof, which appear to be prior or superior hereto, all costs, fees and expenses of this Trust. Should Truster fail to make any payment or to do any act as herein provided, then Beneficiary or Trustee, but without obligation so to do and without notice to or demand upon Truster and without releasing Truster from any obligation hereof, may make or do the same in such manner and to such extent as ofther may deem necessary to protect the security hereof Beneficiary or Trustee being authorized to enter upon said property for such purposes; appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee, pay, purchase, contest or compromise any ancumbrance, charge or lien which in the judgment of either oppears to be prior or superior hereto, and in exercising any such powers, pay necessary expenses, employ coursel and pay his reasonable fees.

(5) To pay immediately and without demand all sums so expended by Beneficiary or Trustee, with increast from date of expenditure at the amount allowed by law in effect at the date hereof, and to pay for any statement provided for by law in effect at the date hereof regarding the obligation secured hereby any amount demanded by the Beneficiary not to exceed the maximum allowed by law at the time when said statement is demanded.

(6) That any award of damages in connection with any condemnation for public use of or injury to said property or any part thereof is hereby assigned and shall be paid to Beneficiary who may apply or retease such moneys received by him in the same manner and with the same effect as above provided for disposition of proceeds of fire or other insurance.

(7) That by accepting payment of any sum secured hereby after its due date. Beneficiary does not waive his rights either to require prompt payment when due of all other sums so secured or to declare default for failure so to pay.

(6) That at any time or from time to time, without liability therefor and without notice, upon written request of Beneficiary and presentation of this Deed and said note for endorsement, and without affecting the pursonal liability of any porson for payment of the Indobtedness secured hereby, Trustee may recorvey any part of said property, consent to the making of any map or plot thereof; join in granting any easement thereon; or join in any extension agreement or any agreement subordinating the lien or charge hereof.

(9) That upon written request of Beneficiary state that all sums secured hereby have been paid, and upon surrender of this Deed and said note to Trustee for cancellation and relention and upon payment of its fees. Trustee shall reconvey, without warranty, the property then held hereunder. The reditals in such reconveyance of any matters or facts shall be conclusive prior of the truthfulness thereof. The grantee in such reconveyance may be described as "The person or persons legally entitled thereto "Five years after issuance of such full reconveyance, Trustee may destroy said note and this Deed (unless directed in such request to retain them).

(10) That as additional security, Trustor hereby give to and confers upon Beneficiaty the right, power and authority, during the continuance of these Trusts, to collect the rents, issues and profits of said property, reserving unto Trustor the right, prior to any default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, to collect the rents, essues and profits of said property, reserving unto Trustor the right, prior to any default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, to collect and retain such rents, issues and profits as they become due and payable. Upon any such default, Beneficiary may at any time without notice, either in person, by agent, or by a receiver to be appointed by a court, and without regard to the adequacy of any security for the indebtedness hereby secured, enter upon and take possession of said property or any part thereof, in his own name sue for or otherwise collect such rents, issues and profits, meluding these past due and unpaid, and apply the same, less costs and expenses of operation and collection, including reasonable attorney's fees. Upon any Tidebtedness secured hereby, and in such order as Beneficiary may determine. The entering upon and taking possession of said property, the collection of such rents, issues

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and profits and the application thereof as aforesaid, shall not oure or walve any default or notice of default hereunder or invalidate any act done pursuant to such notice.

(11) That upon default by Trustor in payment of any indebtedness secured hereby or in performance of any. agreement hereunder. Beneficiary may dectare all sums secured hereby immediately due and poyable by delivery to Trustee of written doclaration of default and domand for salu and of written notice of default and of cloction to cause to be sold said property which notice i rustee shall cause to be filed for record. Beneficiary also shall doposit with Trustee this Deed, said note and all documents evidencing expenditures. secured hereby. After the lapse of such time as may then he required by law following the recordation of said notice of default, and notice of sale having been given as then required by law, Trustee, without demand on Trustor, shall sell said property of the time and place fixed by it in said notice of sale, either as a whole or in separate percels, and in such order as it may determine, at public auction to the highest bidder for cash in lawful money of the United States, payable at time of sale. Frustee may postpone sale of all or any portion of said property by public announcement at such time and place of sale, and from time to time thereafter may postpone such sale by public announcement at the time fixed by the preceding postponement Trustee shall deliver to such purchaser its deed conveying the property so sold, but without any covenant or warranty, express or implied. The recitats in such deed of any matters or facts shall be conclusive proof of the truthfulness thereof. Any person, including Truster, instee, or Beneficiary as hereinafter defined, may purchase at such vale. After deducting all costs, fees and expenses of Trustee and of this Trust, including cost of evidence of title in connection with sale. Trustee shall apply the proceeds of sale to payment of all sums expended under the terms hereof, not then repaid, with accrued interest at the amount allowed by taw in effect at the date hereof, all other strins then secured hereby, and the remainder, if any, to the person or persons legally entitled thereto.

(12) Beneficially, or any successor in ownership of any indebtedness secured hereby, may from time to time, by instrument in writing, substitute a successor or successors to any Trustee named herein or acting hereunder, which instrument, executed by the Beneficiary and duly acknowledged and recorded in the office of the recorder of the country or counties where said property is situated, shall be conclusive proof of proper substitution of such successor Trustee or Trustees, who shall, without conveyance from the Trustee predocessor, succeed to all its title, estate, rights, powers and dulies. Said instrument must contain the name of the original Truster, Trustee and Beneficiary hereunder, the book and page where this Deed Is recorded and the name and address of the new Trustee

(13) That this Deed applies to, indres to the bunefit of, and binds all parties hereto, their heirs, legatees, deviseos, edministrators, executors, successors and assigns. The term Beneficiary shall mean the owner and holder, including pledgees, of the note secured hereby whether or not named as Beneficiary herein in this Deed, whetherer the context so requires the masculine gender includes the formining and/or neutor, and the singular number includes the plural.

(14) That Trustee accepts this Trust when this Deed, dWy executed and acknowledged, is made a public record as provided by law. Trustee is not obligated to notify any party herete of pending sale under any other Deed of Trust or of any action or proceeding in which Truster, Beneficiary or Trustee shall be a party unless brought by Trustee.

The undersigned Trustor requests that a copy of any Notice of Default and of any Notice of Sale bereunder be mailed to him at his address hereinbofore sot forth.

> THE PEWS AT SC LLC a California limited liability company

Niso, its Managing Member

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# EXHIBIT "A"

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### Legal Description:

Real property in the City of Los Angeles, County of Los Angeles, State of California, described as follows:

LOT 48 OF THE WAVERLY TRACT, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 12 PAGE 28 OF MISCELLANEOUS RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

### APN: 5055-010-001

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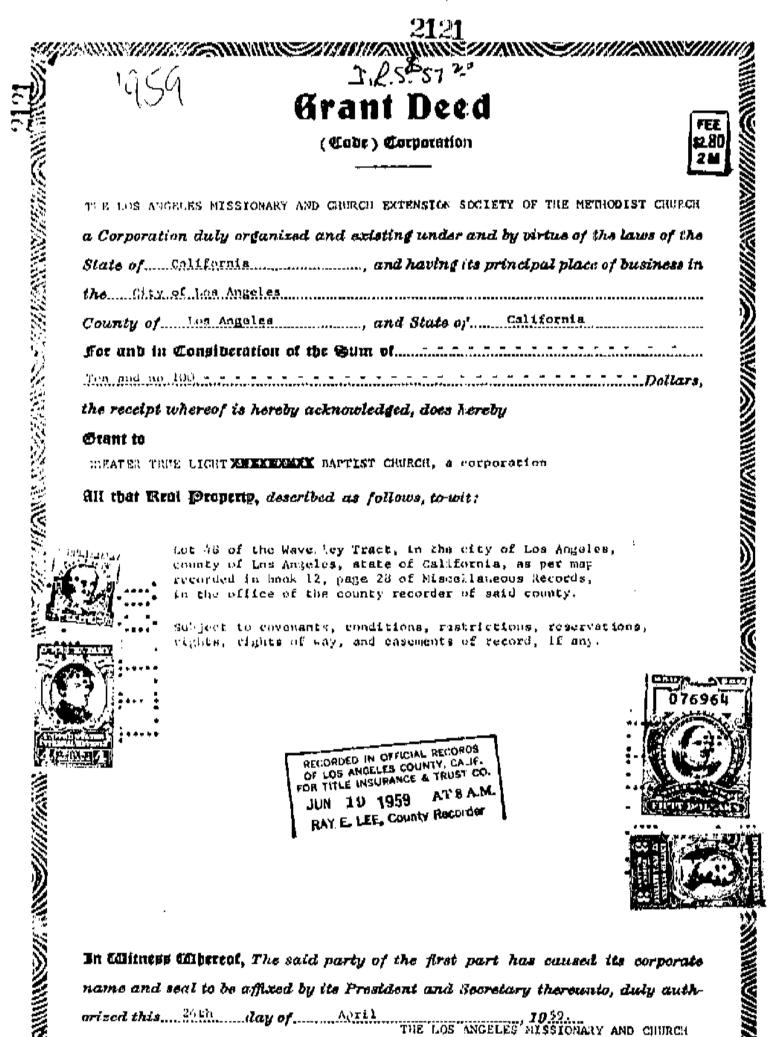
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ACKNOWLEDGMENT
A rotary public or other officer completing this certificate ventiles only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.
State of California County of <u>LOS Angeltes</u>
on March 2), 2017, before me. Charlesse Young NOTARY PUBLIC, (insert name and little of the other)
personally appeared <u>Terry M: Missé</u> who proved to me on the basis/of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.
Litertify under PENALTY OF PERJURY under the laws of the State of California that the foregoin paragraph is true and correct.
WITNESS my hand and official scal.
Signature (



THE LOS ANGELES MISSIONARY AND CHURCH

STATE OF CALIFORNIA, \$8, County of Los Angeles <u>30):h</u> <u>April</u> A.D., 1129\_, below ww. ON THE .day of\_ Elfzabekh.C. Hlatt Notary Public in and for the said County and Donald F. Buller State, personally *appeared* President, and Mildred Bareis Secretary, known to me. (or proved to m; on the outh of \_\_\_\_\_\_), to be the \_\_\_\_\_\_\_, The Lus Angel is his saw \_\_\_\_\_\_\_. The Lus Angel is his saw \_\_\_\_\_\_\_. of fill and Church Extension Switchty of The Mathasiant Church ..., the Corporation that executed the within The runners, and the metalogical and and the periods who executed the within Instrument, on behalf of the periods who executed the within Instrument, on behalf of the Corporation executed the same. In WITHESS WIENCOP, I have betaunto bet my bond and affined my official seal the day and year in this certificate first above written. Notary/Public in and for wid County and State. My Commission Expires March 20, 1961 Code) Corporation g 22 ł Ξ 1 When recorded South Spi recorde **BA10** ופינטנינו No-Ī

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C. W. Marpo and Mrs Cardie Wipp known to s. to be the persons whose damps are subscribed to the foregoing instrument and solmowiedged that they executed the same.

AND SOME IS THIS PROPERTY AND STREET AND A STORE PERCENC.

O. C. Data Wiener, Matnery Public in and for more votation and friends. My 2 March 2 J Constructional Complement From . 17, 1940.

CLOWERT VERTINE . E. Sagrin 19918 . C. Sagrin Carrow Children Construction Construction Construction Construction Sec. Ser. ٤., 

Registers No. 08437

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#### WITLE, MEVHON VUYLOUSE

DERIGNAL CALIFORNIA TREET OR PATT, & COTPOINTING OF LOS ANGELES, COLLECTOR, CO Trusses updoe here of Frant dated fournery 6. 17 ', made by MARION HALL MARKED BEA DEADERS CARNOLL MANKAN, Tructor, and motoried Fallmary 7, 1940. As Mook Avnon, Pour 147 or Stripted Rewords in the office of the Menerder of Lus-Digeles County, Galifornia, has an extent form Sanderfoldey therounder a netter imquest to reacavey workship they all sure measured by anis Doed of Trust bare have fully gold and that said blad of Trust and the out of being warming thereby been been surredoved to whit Trustee for Associations

200 THREFTOW, to accordence with main sequest nucl the provisions of smid base or Truct Call Folibia reduct Company, as Tructer, does hereby recording, wi "but warranty, to THE PERSON OF PURIOUS LEGALLY PETITLED FURNEES, the matrix ask hold by it thereasing

TO FIRSTON WARREND, GALINDREAL THEFT CONTACT, as Trustee, two could be corporate many to be diamond therein by its guly sutherized effiner, this 31 day of Marne, 1944. CALIFORNIA THURT COMPLET, &= Trustan 4 ---- 1

M. V. Ronh 100 Applaings Sagratury

BYATH OF BALLFORNIA CONNTY OF LOS ANDELES ) NO.

On this 31 day of March, 1944, before me, the understaned Votary Public is and for mild County, purnounly appeared R. W. Kook knows to me to be the Assistant Secontary of GALIFORMIA THUST CONTANY, the corporation that executed the formgoing instrument on Trustee, and those to be to be the parade who executed the ease on belief of the corporation therein manage, and approximited to be that and, correspondention exposion the page of Truesee.

Wirnwip my have and official seal.

Anna Martin, Notary Public in and for maid Doubly and State. My ( Conn 3 1 Guaniaaloo Appiros Bopt, NJ, 1946.

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IS CORCLEMENTED OF \$10.00. Provide of which is acknowly dx = 0. FIRE L. Ling, a single womme, whose permanent address is hos shipsles, wellforbie, does terraby grant to Q. s. BURNA, a metrical car, why or permanent address in Les Appoine, Valifornia, the real proper-(y to the vity of Les Augeles Genery of Les Augeles, Liets of Mairborgie, Geogribed ac: Let 40 of the Waverly Prest, is the with of los gegeles, County of Los Angeles, State of Cultivity, he par dep reported in these it, as rake it) of Miscolianscus incorte of maid less anguine Coupty. Subject to conditions, rare mations and mights or may, it any or macord, and second installment of intes for the fiscal year inda-1966.

Dotod this doth my of Jenurry, 1944.

#### Schol L. Lide

STATE OF GALIFORNIA, COMPTY OF LOS ANOWING & HE.

On this onth day of Jenury, 1944, before me, A. H. Delawan, Jr., & Botary Public in and for sold County, personally appeared Sthol L. Life, known to us to be the parson where unnes to autowrited to the foregoing instrument and acknowledged that all semanted the ense. WITTINGS MY HAND AND OFFICIAL ORAL.

CE08.23 G. H. Balavas, Jr., matery Public in and for ease County and State. Bi-Gopy of original reported house B. Scherty, Sounty boundar (4. C. Apr 4 1944 U 1.M. 93.00-4. M. By Compared House B. Scherty, Sounty boundar (4. C. Aug D. R. 1991) Moore Car Churn R 1231 HODATY

#### PULL RECONVERNES

Reglatur Mo. 3007

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FIDS: BOLDING SONFORATICS. Trustee under that wortake Grod of trust executed by DEARCES C. LONGERN and BELLIN C. LONGER, his wife, and LONGER A. OFFICENCE AND ALLOW I.

SATERPAT, MAY SAME PERFERTIN OF FASS CTOPPTS, MEADERS'S PROMERANTS THEY at to DO. And may immidiately proposed to soll the case in the makner provided\_by las, of say rorsshow this portainer by estion; and out of the sameya erising from such eals may retain the unreid principal and interest, together with the oddle and charges of making such white, spoluding governes (but at the rate of fire pay east, or the second dusy and this mortgage is intended to secure and down sincer the payment of all indebecomes, obsir, areings and fees above existinged, and also atternays' fees, is a remediatly sum. as all costs and supersus in any action browst to forestand this torothes, stather such action TROSTAND DO JUGENANTS OF NOS. DOIN NORTHERAD. OF THE AMEN'S OF BOUGGEADERS IT INTERPASE. THE wirebase smid mechanizi at any sale meda under this cortained or upon interviewer by dotion, and at any much weld apid property may be wold an apara and but in percels. Witness the band of said Moregenore the day and your first above exitter.

### Blanes in the preserve of

### A.G. GYONNOWRS Dotation L. Stondowse.

on this flat buy of Tebruary, Adda. Diele of Geligotois, Gounty of Los Angeles 102. 1957, perfore me. Missebeth G.Tilpt. - Poterb Public in and for sale County and State. tereonelly emphasized A.C.Gregnicity a mid buildvin R.Greenwith , known to the . How proved to ma on the act) of -), to be the norman whose number are subsor; bod to the within instrument. and polynomialged in the their truy excluded the earry in Witness Whereft, I fore parauple set my home and effixed my official seal the day and year in this cortisionts pirat shows weltten.

(Noterial Geal)

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State of Childrenie, County of les Angeles (\$6. - On this flat for at February, 1977, he-Your che, Elizabeth C.Flant, & Notary Fublic in and for acto edunsy . personally soperad 1.C. Ornendyke soù volavia R.Groendyke, thoes la ne la ba the veregna shoes nemes ere gubr soribut to the mithin instrument, and apphasisdand that they executed the second Hithdes EN MANG AND OFFICIAL MANI-

(Noteriel Bask)

### Filzeboth C.Flant, Motors Fublic In. and for deld County and Mieth.Vy.con.tep.June 11,1070.

#### U.M.T.R.S. 46.00 Uppelied.

In consideration up for a Ma/100 (\$10.00) pollars, William M.Feironila and Agade D. Fairenild, nim wite, is halaby grade of Phale D.Dieke, a sidow. Behal L.Lice, a single domen, end a diffeter, a pingle zud, og jeint tereste, wit thet real property eltuete in the City of Los Angeles, Gunty of Los Angelos, State of Unlifornis, Georiero se foliors:

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Lot Torty-sight (48) Weverly Treat, in the Gity of Los Angulas, as for man recorded in Book in at page in or Missellegeous Hospids, gaturds of eith County, Subject to: Condivising, restrictions, recorrations, embodonts, richte and righte or way of record, Without our hands this your dev or Webraary, 1957.

### Tilling 9-1+1-05110

State of Gelifornie, Gounty of Los Angelus 195. On this dist way of February, in the year one shoulond nive hundred thirty-three, baires to the understand, a Notory Public is and for said County and State, paraogally appeared William S. Fairchild and Agons 1. Feirohild, his wife, known to me to be the paraone despribed in and whose names are subsoribed to the within instrument, and memoriladged that they expected the same withers my hand and official seal the day and year in this cartificate riret shows written. R.F.Compton, Tebery Stublic invendator and (Hotprish Seal)

at a construction.

1. 1 (Sec. 19)

State of Antiburnis.Genery of the angelevise. On this let day of such this, before an Anomald Willie Agence, a Manage Buille is and The Still Govery.gen-agelity arpearse Agenties D. Matage, and Mrs. Magain-Whise. No vife, hannes to be to be the generate where the agencies of the state of the state is a successful and the state that they aregulat the Anne.

(meterial Stille Myere, Bolary Yoblio Le and for and Genetr of Les Angeles, Atota of California, Second Copy of Artight Provide at Passant of Venues Autotive, 20140 A.E.Copylet 2017, Deputy \$1,79 - 0 Y BRENGOUNTY MEMORYDER, BY BRANT INC.

This inconsistential the join day of April 1672 Methods but 1. Opin and Winfined Cole... wife, the parties of the first part, and Robert V. Cole a single man, the party of the evolupart. WITHERETHIL That the sale parties of the first part, for and in boundorstich of the sum of one Mellers, lawful model up the Valted States of States, for and in bound part by the said party of the second part, the receipt whereof is buryby Acknowledged, do by these prosets. Opent unto the sale party of the second part, the terms of the bars and designs forever, all that contains the sale party of the second part, the terms of hereby acknowledged, do by theory of sets. Opents unto the sale party of the second part, the terms of his here and designs forever, all that contains to be and party of the second part. And to his here and designs forever, all that contains the sale party of the second of had, situate, bying and being in the City of Keymons beach, Gounty of ice Angeles, and finds of Galifornia, and bounded and particularly described at follows, to will be the descent (10)<sup>10</sup> here eight (6) of forecose Mean and windules the termonic hered; there forecaus of the Angeles, and the forecose for a the second of the second of the termony and the terms of the termines there are the second of the second of the second and second of the termony is follows, to will be the termined belonging of the end of the terms. To have and To Hodd all the singular the and presides together with the apputtements of unto the sold party of the second part, and to her with and amaigne foreware. In witheren where the sold party of the second part, and the here and amaigne foreware. In with any where the sold party of the second part, and to here here and amaigne foreware. In with any where your first terms of the first part have here and amaigned foreware. In with any where the sold party of the time part here here and amaigned foreware. In with any where your first terms of the first party here here and the term here and the fore the during term

### Winifred Cole .

State of Salifornia, Soundy of Lee Angeles)ap. US this 10th day of april 4.5. 1032, before we dydney Vail Fardes, a sourcy Fublic in and for sold County Bod State, yermonally appeared the Cold and Ministrad Cole, mown to be to be the persons whose nomes are subscribed to the Within Instrument, and approvideged to be then they executed the whot. In Watness Mourset, I have beyounted set by Band and affired of official could the day Bud year is the sorifice Time Above written.

(Motorial Squi) Sydney ' in mad for suid Codaly who State.

Synney Yell Pardee.Notary Sublit

dTTQ- Copy of Driging) reported by request of Grantes Jun.4.1059,10165 Δ.M.Copyist.dOC Demumrad.C.L.Logan.Coupty Measter.My #1.Do - 4 M

In Consideration of "an Dollary John D. Jurnham and Constance F. Jurnham, husboul and wife, Do Haraby Groat to William a. Farmhild and Agnes B. Yatrahild Sumband and wife Ap Joint Female all that Real Property aisusts to the Vounty of Los Augeles. Buts of Collifornia, (searibed as follows: Faroal 1: Lote 203 and 204 of the ford frant, as per map recorded in Nook 9. Make 25 of Maye,in the office of the County secondst of said County, FAMCEL 2: Lot 17 of Brower Omnhard Tractics per map received to Book h.Vage 408 Missellandous Headres of and Gounty, Fahill is Lot 1, Block 2. Iyant 8842, in the City of Glandule, as per map recorded is may reserved in foot 130. Veges by and 54 of Mays. to the office of the County Reverder of anid County, MARCR2 41 Intm 2. 2 546 3, Treat V405, as per map resorated in Book 81.7470 23 of Waps.in the errice of the County Mesorder of maid County. RAFCEL by Lot 40 of the Waverly Truct, in the City of Los Angoles, as par and recorded in Doom 12. Page 28. Misseller wome Memoryan of said County. PARCES 5: Lot 170 of Trant Mu.2133, as yor may recorded in Boak MG. Peges 194 and 195 of Maps, in the office of the County Messrdor of said County. BARDER, 91 Rote 69 and 60,604 a portion of Lot 38 of Trast Mo.2000.44 per map recorded in Hong up, leg and by Mays.in the office of the County Memories of said County, secondars of a shale as follows, Besiming at a point in the Bouth line of Viorence Avenue, on widened theirs a point distant doublewasterly CO featuresured at right angles from the North Line of said int anidiatent Worterly slong said house line 100.0 fest from the Bust line of bot 57 of said Type; there for the ply papellel with the Yest Line of said Lot 68. 110.74 fest were or lass to the Mouth lise of which but there Masterly slong the Mouth line of lote in. Stans 60 to the Contract ester of stil bet 60; thenes Martherly along the West line his sector line to a long a line and a descent of a stimule to the land of the line to a stimule to a sector of the sector of th

State of Ballflowers, Sound of Lee and the second of the book of the bar of the State of Ballflowers, Sound will be and the second back in the ter set in the bar of the State branches is not be an and the formation of the bar of the bar of the state of the bar of the second of the second of the bar of the bar of the state of the bar of the second of the second of the bar of the bar of the bar of the state of the bar of the second of the bar of the state of the bar of t

Densis Willie Myers, bytary Punits In and for an County of the Angeles, Wiste of Wellfardin. Court of Wellfardin. Courty of Willing Manager and Angeles of Vennes Junes, 1922, 10388 A.M.Couvert Fr. Density of Distant Mountow Recorder. By Websity

G MALET LINES IN

This inconvert. Mede the 1010 an of april 20.5 Notween Roll 1. Could Good Winitton Cold, 1 wijs, no parties of the first part, and header D. Gold a Minute Was. She Dart, of the second jewt. Situringth: The the seld parties of the first part, for and in consideration of the man of one Hellers, having parties of the United winted of mation in bloc in hand yold by the end of one Hellers, having parties of the United winted of mation in bloc in hand yold by the said party of the onio party of the United winted of mation in bloc in hand yold by the darts, Grade unto the onio party of the second parties of his birthy Goldsweight, by there for ant, Gounty of Los angulas, and Biets of Collifornia, and being in the City of Nervala Meanh, Gounty of Los angulas, and Biets of Collifornia, and being in the City of Nervala Meanh, Gounty of Los angulas, and Biets of Collifornia, and being in Bartinin's docribe a. follows, to be in a first of the second of the being with all and minguist the the defente horedizations and digorts of the Angulas (B) of Merass Mean, as performed in St 1 . Shows of man second of the second belonging, or is anywher substant, and the sector of and digorts of the angular did yourse and the parties of the second to the second of the second belonging, or is anywher substant. To have and To Held ult in mainguist the one of boold of the below, together with the Apple Second to have and To Held ult in alonging the one of big below, together with the Apple Second Means of the second party of the second part, and below, together with the apple the of Means of the second party of the first with the below, together with the second below of first phone middles.

#### MAL 1. DOLD. Widefrud Lais.

ATTER OF BALLYONNE, COUNTY OF LUB ARRELESING. ON this liven the State of Attil A.D. 1932, defore me Byoney Vail Farsee, a satury fublic is and fur only Goudry up, Barts, pernanally upperformer and finitives cate, security of me to be the persons wheld here are subsarised to the within instrument, and Schnewiddged to me that they executed the early. In Withes Saturat, "Note the persons bet my page and officed by official to the day and year in this cortificate first show written.

#### (Notariel Seal) dydnoy Vall Ferdes, Motory Fublio 1, enn for suid Concly dua seale.

θ 772- Δυμγ οι φετεικά, τοροτικά οι σουτή: ΟΙ θρωρική μως.4,3000,10325 Δ.Π.Θυμγλάς θ<sup>(4)</sup> Οσπρωστα.0.5.7.7.8.0.0.000000 Κούθευνεινς θ.00 - 4 Η

20 CARACTERIZED OF THE MOLLOW JOIN D. JACKAR, HIS CONSTITUTE F. POPPLAR, HAMMAN OIL ESC. ing Hereby Gradi to William D. Maindelika and Among D. Patrobits subband and wide, or Join TENNITE ALL THAT HEAT FROMETLY RETURNED IN THE COURTY OF JUG MERTING, STATE OF CULLFORNICS, demaribed as followe: Parses 1: Lots 205 and 204 of the Ford Jrads.46 per map recorded in Book 2, Yang 40 of Maph, in the dilles of the wounty Resurser of sold County, FARELL R: Lot 17 of Grover Braners Truction pay map reserved in Nost 5. Fugs the Minobilenseus Asperan of ents dougty . BANDEL of Lot 1. Block Stinnt BB42.in the City of Clanadia, to per may recorded in may reserves in book line, wages is and Os of Mays, in this willow of the county Resorver er sala Genery, Makell 4: Lote 1. 2 own 3. Treat 7465. su per men veperdet in Back Hi. Par 13 of Mays, in the office of the Jourty Maadraar of said Gounty, PARCEL 3: Lot 48 of the Weverly Trunt.in the UISY of End Angolaw.es per the propried in Book 10. Mage 20. Mipsellensome Megorde of sound Squarty. PARCHE 5: 401 140 of Tract Mo. 2143. As par man resorded in Back up, vages 164 and 105 of Maps, in the office of the dounty Redevilor of duit County. PARAME 7: LAIB ON AND BOLAND & POPTION OF LOT 30 of Traat Bo. 2000. Bo per may revoluted in hook and when any of Mapsis the office of the Jourty Recorder of shid Housty, assoribed as a while as follows: Deginning at a point in the Boath line of Florence Avenue.as wisping (being a point distant fourtheasterly by fattabustured at right soules from the borth line of paid bot DE}distant Westerly along said Mouth 1174 105.0 feet from the Bush Line of Lov 67 of maid Toury; thenew Wontherly parallal with the West line of word fast (d), lld.74 foot where or less, to the Bouth line of a did Lot buy anamos Weeterly slope the Bouth lips of Loto , ME, AN AND 40 to the Douthment cerate of said for CO; thenes Harcherly slope the West Linu er stid Lot 60; 116.76 fest.more or leve.to said Wauth Line of Florence Avenue as widened; I AMARIAN MARINELY ALLER WARRANG AMARIN WA THE LOSS OF MERINES, SERVICE OF AN ANALYSIS

NINER THE HALL THEFT IT LED REPORTE LATE, SE BRECESHENCH AND STRENGTOR DUE WELTURE BOX HANDS HE MARPANERS ARETORS OF LIFTSING, PHON, DIZE THE TELLE THE AREA DESCRIPTING OF SHE

ENGUAUFANCE CHEFTOR, In Altiver Withor, the best forsy of the first turn terrunts conned its corporate name to be subscribed, and its surpress such to as aftered by its proper officers CHERCING DULY MULTURED BY PERSIDERON OF LES POURS OF WITHOUTS PR. (Corporate Sect)

Samply Tit) - Individe and Burrantes Company, AT Trater.

By Jee. R. Ford, 140 Vicentraluest.

By Daul M. Lee, 3th Annistant Depretory.

This instrument is given to defruct up drog is the date of subs . A similar Trantre to Dano recorded in Mark 11204, Fauld 77, Defigibl Reporte of Low Angelan, policurmis, on October 9, 1971. There of California, woisty of the Angelen.jan.

On this lith day of prominer. In the Maar adheteen hundred and Wirty-one. Defore no, the undersigned , a patary public is ond for sale doubty one blate, restaing therein, only community of the sharp, paraonally appeared las. A. York, known to me to be the View-Proplemat, and Toul J. Les, known to me to be the Andletwill Empretary of Edgevily Title Ismirohow and Codynics a fungaly. the corporation that exacuted the within instrument, as Prosted, and Known to us to be the persone the should be a highly instrument on behalf of the correction trends na, of, and adenowled, at to be that and corporation executed the many of much "musice,

In Mithers Whrreof, I have kereanto net my hand and diftand my diftoint part at my prrice in maid County, the day and year in this costificate first every written. (Noturial Seal) Aita Curd. Hotary Hublis

in and for sold County and State. 19069 Oppy of uninfiel todatablist request of Generity fitle insurance a Courseton Sol. Pacili 1931, at 4:03 . . N. Copylet #134. Computed. . L. De (AD, Count) Bag rear 3.1 Lagues. 17.13. Blein ----

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CLAUGE N. JONES AND JEANIN F. JONES, his wife, in consideration of Sen (\$10.00) noi-Lerne to them in here yhid, receive of which is hereby bekineless as, so foreby grant to Anton Lowter and Mary Laufer, his wife, us joint tenants, with right of curvivership. the real property in the wounty of Los Angoles. State of Caltiornis, astarturd as:

Lots 38 new 37, Block 4. Truct 6020, as per rep resonance in publics. report no-us of Mann, Roberts of Lob angolos Quantys

Subject To: \$2000.00 Insumbras a or record. Any unymid taxos. ALL martines This down is inconded to unavey shalose title to grantee for a velocit donkin-BAY -WITCH AND AND CONFE NAME BARAN HIG PAPERARABELIANA OF BEFARAANS OF EXCLUSION OF TENERAL OF say mainting incompance lade to or understood by graniors.

To have and to Held to suid Crastees, in Join: tentency. Witheas their bands this Sord day of Povember, 1931.

### GIANGY N. JONER.

On this Bird day of November, 1931, be-fore me, Ja. & A. Fease, a Notary Fublic in and for said County. personally appeared clande 31. 20000 and Josais T. Janse, his wife, known to the the persons whose name AND ALDE. FIDED TO THE FURTHERING INATURANT, AND ADDRESSION TO THAT THEY APARTED THE FARME. (Rotatial Call) and official seal.

Jense A. Pense, Preserv Sublis

in and for said wounty and Lints. \$371 Capy of Grininal recorded at request of recurity Title Int. & Guorentes work Dec. 11. 1931. At 8,30 A.M. Copyter - 104. Compored. C.I .Logen. County Results & Alin () Deputy. ----

In consideration of Ten Pollar, Noger William Replies Obyroh, a surportation, down nereby grant to John &. Burnhad and Constance F. Surchas, hundend and eiter as joint tenents, all they weak property situate in the Gity of Los Angeles, wounty of Los Angeles, State of California, esserible as follows:

Lot Fo. 46 of the Maverly Trast, Los ANEVIAL WOUNTY.

munifed to, taken for the last half of fiscal year 1931-1932.

rentration conditions, restrictions, sessions, reservetions are rights or way lif

any) affaoting the use and nearpancy of said property as the serie may non-appear of Theory IN WITHERS TRANSP, said granter has herewate saused its corporate near to be subsorthed and the making the president of its most as the solution does not the neares

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J.A.T.

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ւստությունը առաջի հերադերին, առաջաներ իչն հայտարականերին առաջաներությունը առաջաներութ են հայտարան հայտարան է հ պատան առաջ հերա առաջան հերա հայտարան հերա ներ հայտարան ու ներագրություն հայտարան ներ շնարանություն է հայտարան է Առաջան հայտարան հերա առաջան հերա հայտարան հերա առաջան ու ներագրությունը հերագրուցում է հայտարան հայտարան է հայտ Առաջան հայտարան հայտարան է հայտարան հերա առաջան հայտարան հայտարան հայտարան է հայտարան հայտարան հեռաջան հերագրու Առաջան հայտարան հերա հայտարան հերա հայտարան հայտարան հայտարան հայտարան հայտարան հայտարան հայտարան հայտարան հայ Առաջան հայտարան հերա հայտարան հ հայտարան հայտարան հերա հայտարան հեղան հայտարան հայտարան հերան հերանակություն հայտարան հայտարան հայտարան հայտարան հայտարան հայտարան հայտարան հայտ

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gen han sharen eanna gittear.

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лічна за во полу факад Бран Макана, сама Браза, полу Кларка и параданий минад конта стала чайта во 4 бар. Са и макана и парадание с собласт на бар во собласти. В бар во собласти стал «Ча парадание с вост стала факана и на признатии мали вост бар макана с свол чайта в 4 бар бар до и и и парадани Вил Бир Чурмариана да с 4 барание собласти стала бар вости признати прима и парадание вости стала с собласти ста Вил Бир Чурмариана да с 4 барание собла вости бар и дополнование прима и вости вости и вости с собла с на чало в собла вости с

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Attachment M: SurveyLA Historic Context Statement: Korean Americans in Los Angeles



# LOS ANGELES CITYWIDE HISTORIC CONTEXT STATEMENT Context: Korean Americans in Los Angeles, 1905-1980



Prepared for: City of Los Angeles Department of City Planning Office of Historic Resources



August 2018

### National Park Service, Department of the Interior Grant Disclaimer

This material is based upon work assisted by a grant from the Historic Preservation Fund, National Park Service, Department of the Interior. Any opinions, findings, conclusions, or recommendations expressed in this material are those of the authors and do not necessarily reflect the views of the Department of the Interior.

Front cover: Top left, Young Korean Convention of California at the Korea National Association building in 1940 (Source: Korean American Digital Archive, USC Digital Library). Top right, Kwan-Sik In stocking cooler in Korean grocery on Olympic Boulevard, 1977 (Source: Los Angeles Public Library). Bottom left, Young Korean Academy (Hungsadan) members at the 34<sup>th</sup> annual meeting in 1947 in front of their building on Catalina Avenue (Source: Korean American Digital Archive, USC Digital Library). Bottom right, Koreatown's VIP Palace restaurant in 1977 (*Korea Times' 1977 Business Directory*)

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## **PURPOSE AND SCOPE**

In 2016, the City of Los Angeles Office of Historic Resources (OHR) received an Underrepresented Communities grant from the National Park Service to develop a National Register of Historic Places Multiple Property Documentation Form (MPDF) and associated historic contexts for five Asian American communities in Los Angeles: Chinese, Japanese, Korean, Thai, and Filipino. This "Korean Americans in Los Angeles" context was developed as part of the grant project and to contribute to the Citywide Historic Context Statement developed for SurveyLA.

While this context provides a framework for identifying and evaluating properties relating to Korean American history in Los Angeles, it is not intended to be a comprehensive history of the Korean community. This history has been separately documented over the years in books, articles, and studies. Rather this context provides a chronological approach to this history and focuses on themes and geographic areas associated with important extant resources.<sup>1</sup> The context narrative is followed by a section that identifies the relevant property types associated with themes presented, and includes a discussion of their significance and eligibility standards (Appendix A). This context has been used to complete the MPDF form, which is similar in content. However, while the MPDF focuses on resources that meet eligibility standards for listing in the National Register, this context also addresses resources that meet eligibility standards for listing in the California Register of Historic Places and designation under the Los Angeles Cultural Heritage Ordinance (Historic-Cultural Monuments) and Historic Preservation Overlay Zone Ordinance (HPOZs).<sup>2</sup>

# CONTRIBUTORS

### **Consultant Team**

The Korean American in Los Angeles context was completed by Page &Turnbull. The Page & Turnbull team members included Flora Chou, Daniel Herrick, Jonathan Kaplan, and Christina Park. Ms. Chou is a Senior Associate and Cultural Resource Planner at Page & Turnbull in Los Angeles. She holds a Master of Science degree in Historic Preservation from Columbia University and has over 12 years of experience in the field of historic preservation. Mr. Herrick is a Cultural Resource Planner at Page & Turnbull. He earned his Master of Heritage Conservation from the University of Southern California (USC) and has been practicing in the field since 2014. Mr. Kaplan completed his Master in Heritage Conservation from USC in 2017 and assisted with gathering research materials. Ms. Park is a Planning Associate with the City of Los Angeles and contributed initial research to this context; she holds a Master in Heritage Conservation from USC. Research assistance was also provided by David Castro, Getty Undergraduate Intern to the OHR.

<sup>&</sup>lt;sup>1</sup> The end date for SurveyLA is 1980 and may be extended over time. The National Register of Historic Places has a 50-year end date for properties to be listed unless they are of exceptional importance.

<sup>&</sup>lt;sup>2</sup> For the National Register MPDF the term "Registration Requirements" is used in place of "Eligibility Standards."

### Project Advisory Committee and Community Outreach

As part of the scope of work for the NPS grant referenced above, the OHR organized a project Advisory Committee (Committee) to work with the grant consultant team. Participants included key leaders in the Asian American community representing a wide range of interests, organizations, and institutions as well as professors, lecturers, scholars, and writers of Asian American history. A full list of participants is attached. The Committee played a critical role in identifying important places associated with each context and advised on pertinent sources of research information. The Committee members also served as subject matter experts to review and comment on context drafts.

Following the first meeting of the Committee in November of 2016, the OHR organized a series of five community meetings in locations throughout Los Angeles. These working meetings (one for each associated context) also gave the community the opportunity to provide input on significant places to inform the contexts. In some cases, the outreach meetings led to one-on-one meetings with community members.

This Korean American context has been greatly enhanced by the contributions of various individuals and organizations active within Los Angeles' Korean American community. Notable among them are Ralph Ahn, community member; Edward Chang, Director, Young Oak Kim Center for Korean American Studies, University of California, Riverside; Flip Ahn Cuddy, community member; Katherine Kim, Communications Editor, Koreatown Youth + Community Center; Ken Klein, Head, East Asian Library, University of Southern California; Carol Park, Young Oak Kim Center for Korean American Studies, University of California, Riverside; David Yoo, Director, Asian American Studies Center, University of California, Los Angeles, as well as the Korean American Pioneer Council.

### PREFACE

In the 1960s, the United States underwent significant social and cultural upheaval as many communities of color and other marginalized groups fought for civil rights and were involved in national and international movements for liberation. Grassroots organizing and landmark legislation like the Civil Rights Act of 1964, Voting Rights Act of 1965, and Immigration Act of 1965 reshaped the collective consciousness of communities of color. During this era, the Watts Riots in 1965 and the East Los Angeles Walkout (or Chicano Blowouts) in 1968 helped empower communities of color in Los Angeles, and across the nation.

By the late 1960s, Chinese, Japanese, and Filipino Americans formed a movement of their own—an Asian American movement. It was with the Black Liberation Movement, the Anti-War Movement against the Vietnam War, and Third World Liberation Front movement that the concept of Asian American was formed as a political identity. Young Asian Americans mobilized in their communities across the nation and in Los Angeles to fight U.S. imperialism and the unequal treatment of Asian Americans. In 1968, students of color across California organized and held strikes as part of the Third World Liberation Front. This movement was instrumental in creating and establishing Ethnic Studies as an academic discipline—and subsequent Asian American, African American, Chicano American, and Native American Studies—on college and university campuses. It was as part of this larger movement that the Asian American Studies Center at the University of California, Los Angeles (UCLA) was established in 1969<sup>3</sup> and Asian American community-based organizations were developed and strengthened to serve the community.

As community leaders, scholars, and leaders reflect on the past, it is fitting that the City of Los Angeles honor the historic and cultural contributions of Asian Americans. Asian Americans and Pacific Islanders have long and dynamic histories in shaping and continuing to shape the city. From the 1880s pioneering Chinese American settlements, to more recent recognitions of historic and cultural ethnic neighborhoods like Historic Filipinotown and Thai Town, tourists and residents alike often pose questions about these places, their signs, and the importance of Asian Americans in the building of Los Angeles.

### Asian Americans in Los Angeles Multiple Property Documentation Form

This Asian Americans in Los Angeles Multiple Property Documentation Form (MPDF) establishes a framework to guide the identification and designation of places significant to Los Angeles' Asian American communities. Geographically, the contexts cover the history and development of five Los Angeles neighborhoods that have been designated as Preserve America communities— Chinatown, Little Tokyo, Koreatown, Historic Filipinotown, and Thai Town—and also focus on other areas of the city in which these groups settled over time.

<sup>&</sup>lt;sup>3</sup> Steve Louie and Glenn Omatsu, eds., *Asian Americans: The Movement and the Moment* (Los Angeles: University of California Los Angeles Asian American Studies Center Press, 2001).

Topics covered by the contexts focus on extant resources associated with important individuals, organizations, businesses, industries, and movements. Themes addressed include commerce, religion and spirituality, health and medicine, deed restriction and segregation, community organizations, military history, media, cultural landscape, architecture.

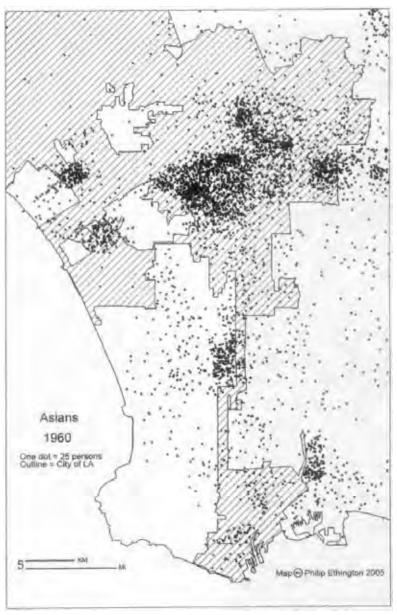
While these five Asian American groups were the focus on this project, it is important to recognize the diversity within Asian American and Pacific Islander (AAPI). There are many other AAPI ethnic groups that have contributed and continue to contribute to the rich diversity of Los Angeles, including Pacific Islanders, South Asians, and Southeast Asians. This MPDF provides an opportunity to engage with City officials, community leaders, preservationists, scholars, and others to continue identifying and designating places that are important in telling both AAPI stories and all of the city's stories.

### Asian Americans in Los Angeles

Each of the MPDF's five contexts discusses the dynamic waves of immigration and settlement patterns of Asian Americans in Los Angeles. Within each group, the power of place resonates as Asian Americans find places of residence, work, and community as Angelenos. With a long history of discrimination, displacement, and associated demolition of property, Asian Americans resisted and struggled to maintain a sense of identity, as well as their homes, businesses, and cultural institutions. Ethnic neighborhoods in Los Angeles like Old Chinatown and Little Tokyo were established in the early twentieth century while others including Koreatown, Historic Filipinotown, and Thai Town were formed as subsequent waves of immigrants and their families settled and laid roots in the city.

These settlements were never formed in isolation. Many Asian American settlements were shaped alongside other Asian Americans and communities of color, often due to discriminatory policies and practices that limited where they lived, worked, and sought a sense of community. Places important to Asian Americans in Los Angeles were often rendered in the margins to other Angelenos, and were nonetheless significant for finding a place to call home, be it a single-room occupancy hotel in Little Manila or Little Tokyo, an employment agency in Chinatown, or a church in Koreatown. As Asian immigrants or seasonal migrants came to Los Angeles, they sought out familiar places for economic opportunities, a place to stay, and places that reminded them of their homelands.

As subsequent generations of Asian Americans in Los Angeles grew in size, alongside continuous waves of new immigrants, the landscape of Los Angeles also evolved. The power of place for these groups in the city helped forge a growing sense of identity as Asian Americans. By the 1960s, the population of Chinese, Japanese, and Filipino Americans in the city grew beyond the early ethnic neighborhoods and into the suburbs. During this pivotal time, cultural and community institutions began to broaden their focus of serving new immigrants to include services for families, older adults, and youth. Other immigrants from across Asia and the Pacific followed in significant waves, reuniting families and drawing in new immigrants, carving out their own sense of place in this booming and diverse city.



Dispersion of Asian Americans in Los Angeles, 1960 (Philip Ethington, USC, 2005)

### The Legacy of the Asian American Movement in Los Angeles

The term Asian American is a political construct born in the 1960s as Chinese, Japanese, and Filipino Americans (and other Asian ethnic groups) fought collectively for civil rights. In 1969, the Asian American Studies Center was established at UCLA in Campbell Hall. Community members, students, staff, and faculty sought to develop a center to bridge campus and community around the theme of liberative education and social justice. The Asian American Studies Center worked alongside three other ethnic studies research centers: the American Indian Studies Center, the Ralph J. Bunche Center for African American Studies (formerly Center for Afro-American Studies), and the Chicano Studies Research Center.

UCLA served as an active site for the development of Asian American Studies as a field of study. *Amerasia Journal* (established at Yale by Don Nakanishi and Lowell Chun-Hoon, moved to UCLA shortly after its start in 1971) became a leading journal for the field. The Center also saw the importance of fostering student projects like *Gidra*, founded in 1969 and "created alongside the rise of radical third world grassroots student coalitions, in addition to the Black Power movement and Civil Rights Movement. After being denied official recognition by the university, the students started publishing *Gidra* independently, using the university's Asian American Studies Center as its headquarters."<sup>4</sup> Following its inception as a student newspaper, it moved to the Crenshaw area to be housed closer to L.A.'s Asian American community.<sup>5</sup> One of the first Asian American Studies conferences was held in Los Angeles in 1971 with opening remarks by Congresswoman Patsy Mink, the first woman of color elected to Congress.<sup>6</sup>

The Center was also created to work closely with Asian American community organizations in Los Angeles. East West Players was founded in 1965 by Asian American artists Mako, Rae Creevey, Beulah Quo, Soon-Tek Oh, James Hong, Pat Li, June Kim, Guy Lee, and Yet Lock in the Pilgrim Church in Silver Lake. It was supported in its early stages at UCLA. East West Players is the nation's longest-running professional theater of color and the largest producing organization of Asian American artistic work. Visual Communications is another Asian American cultural institution. Visual Communications was founded in 1970 by UCLA students Duane Kubo, Robert Nakamura, Alan Ohashi, and Eddie Wong to support Asian American film and media.<sup>7</sup> It was initially housed and supported by the UCLA Asian American Studies Center. Both Visual Communications and East West Players have since moved to Little Tokyo in the historic Union Center for the Arts (formerly Japanese Union Church of Los Angeles).

<sup>&</sup>lt;sup>4</sup> Haivan V. Hoang, *Writing Against Racial Injury: The Politics of Asian American Student Rhetoric* (Pittsburgh: University of Pittsburgh Press, 2015), 56–76.

<sup>&</sup>lt;sup>5</sup> Mike Murase, "Toward Barefoot Journalism," *Gidra*, 6 (April 1974):1, 34–46.

<sup>&</sup>lt;sup>6</sup> Conference Proceedings of the First National Conference on Asian American Studies, Los Angeles, CA, April 1971.

<sup>&</sup>lt;sup>7</sup> Karen L. Ishizuka, Serve the People: Making Asian America in the Long Sixties (Verso Books, 2016), 159-160.

### **Chinese Americans in Los Angeles**

Chinese Americans first settled in Los Angeles in the 1850s with its first permanent settlement centered near Los Angeles Plaza (El Pueblo de Los Angeles) and later referred to as Old Chinatown due to a series of subsequent settlements developed near or around downtown Los Angeles. The Chinese Americans in Los Angeles context discusses the settlement patterns of Chinese Americans while noting key contributions to the city's built environment and burgeoning economy. Chinatown, as it is known, has been studied as being shaped by economic and social dynamics of race, space, and power.<sup>8</sup>

One site of historic and cultural significance for Chinese Americans in Los Angeles is the Castelar Street School. Since 1969, the Asian Education Project (AEP), later known as the Asian American Tutorial Project (AATP)—with Asian American college students from UCLA, University of Southern California (USC), and Occidental College—has served Castellar Street School in Chinatown by tutoring low-income, immigrant, limited English proficiency elementary school students. Castelar Street School was the first school in the Los Angeles Unified School District to provide tri-lingual instruction in English, Spanish, and Chinese. It also housed the Chinatown branch library of the Los Angeles Public Library from 1977 to 2003.

#### Japanese Americans in Los Angeles

The history of Japanese Americans in Los Angeles dates back to 1869. Since then, shifting migratory, settlement, and development patterns have continued to be shaped by outside forces including discriminatory policies, redevelopment, and displacement as well as forces within, through cultural institutions, and small businesses. Little Tokyo is one of three remaining historic Japantowns (*Nihonmachis*) in California that survived the forced evacuation and incarceration of Japanese Americans in concentration camps during World War II and the demolition that occurred during urban renewal in the 1950s and 1960s. Japanese American institutions and services including community halls, language schools, Buddhist temples, Christian churches, markets, nurseries, and other nonprofit/cultural institutions have shaped Little Tokyo and other Japanese American settlements in Los Angeles.

The Union Center for the Arts, formerly known as the Japanese Union Church of Los Angeles, was established in 1918 as it merged three congregations: the Los Angeles Presbyterian Church (established in 1905), the Los Angeles Congregational Church (established in 1908), and the Japanese Bethlehem Congregational Church of Los Angeles (established by 1911). During World War II, President Roosevelt signed Executive Order 9066 on February 19, 1942, just a little more than two months after the bombing of Pearl Harbor. Shortly after, a series of Civilian Exclusion Orders were publicly posted all along the West Coast of the United States, notifying persons of Japanese ancestry of their impending forced removal. "Instructions to All Persons of Japanese Ancestry" were the infamous words seen at the top of

<sup>&</sup>lt;sup>8</sup> Jan Lin, "Los Angeles Chinatown: Tourism, Gentrification, and the Rise of an Ethnic Growth Machine," *Amerasia Journal* 34, no. 3, (2008): 110-125, doi:10.17953/amer.34.3.v545v63lpj1535p7.

the posters. The Union Church was listed as a designated reporting location for Japanese Americans in 1942; many were able to store their belongings in the building during their incarceration. Union Church has evolved from a place of worship to a center for Asian Americans arts and culture as home to East West Players and Visual Communications (established in 1970). The Union Center for the Arts is listed as part of the Little Tokyo Historic District, a National Historic Landmark.

### Korean Americans in Los Angeles

Los Angeles has one of the largest Korean populations outside of the Korean peninsula with a notable Koreatown, home to hundreds of Korean- and Korean American-owned small businesses, churches, and community institutions. Although large-scale migration and settlement occurred in the aftermath of the 1965 Immigration Act, a historic and important Korean American community dates to the turn of the twentieth century when laborers arrived in Hawai'i in 1903. Soon after, migration continued to the continental United States, especially to California where Korean Americans worked as migrant farm labor and some became small business owners.<sup>9</sup>

The greater Los Angeles area has served as one of the hubs of Korean America for over a century. Koreatown experienced notable growth after World War II and the years that followed 1965. The 1992 Civil Unrest/Uprising/Riots marks a turbulent coming of age experience for the Korean American community. Layered beneath the contemporary and continually expanding borders of Koreatown are historic sites that have played a significant role in community life. One such site, located near USC, houses both the Korean Presbyterian Church of Los Angeles and the Korean National Association (KNA) building that share the same campus. The church dates to 1906, and is among the oldest Korean American congregations in the nation. The KNA building dedicated in 1938 serves as a testament to the independence movement that animated the struggles and hopes of the early Korean American community.

#### Filipino Americans in Los Angeles

The Filipino Americans in Los Angeles context traces the history of Filipino immigrants and subsequent generations in the city from 1903 to 1980. It spans from the arrival of the first known Filipino Americans in Los Angeles to subsequent movement of Filipino Americans in the city as shaped by immigration policies and discriminatory policies as well as community institutions. The context focuses on historical themes based on residential settlement patterns, economic activity, and the growth of cultural institutions including cultural centers, small businesses, service agencies, and churches.

What is known as Historic Filipinotown is influenced by earlier settlements of Filipino Americans in the Downtown area.<sup>10</sup> From Little Manila to Bunker Hill to Temple-Beaudry, these were places that

 <sup>&</sup>lt;sup>9</sup> Bong Youn Choy, *Koreans in America* (Chicago: Nelson-Hall, 1979). For general background on Korean American history.
 <sup>10</sup> Michelle G. Magalong, "The Search for Filipino American Place(s) in Los Angeles," UCLA Critical Planning Journal 10 (2003):13–23.

immigrants and seasonal migrants knew to go to for services, culture, and a sense of community. Royal "Uncle Roy" Morales can trace his family's roots to the Filipino Christian Church as his father immigrated to Los Angeles from the Philippines as a *pensionado* (scholar) and Christian missionary. Uncle Roy's father, Silvestre Morales, helped establish the Filipino Christian Fellowship on First and San Pedro Streets in 1928, then Filipino Christian Church (the first in the nation) in 1933.<sup>11</sup> The church was first established in the Bunker Hill area of Downtown and later moved to 301 North Union Street. The Filipino Christian Church, under the leadership of Uncle Roy, served as a cultural hub as it incubated other community institutions like Search to Involve Pilipino Americans, Pilipino American Reading Room and Library, and Filipino Cultural School.

### Thai Americans in Los Angeles

From the first known arrival of Thai Americans to Los Angeles in the 1950s to the designation of Thai Town in East Hollywood in 1999, this community has been shaped by the city's growth and development in key areas like the entertainment industry and the culinary industry. Thai American community settlement patterns are traced through commercial development and foodways, notably with Thai restaurants that date to the 1970s.<sup>12</sup> When Thais arrived in Los Angeles, they reinvented and repackaged Thai food in various ways to meet the rising popularity of Thai cuisine in urban and suburban areas.<sup>13</sup> Thai immigration and settlement patterns, identities, and community structure has changed in a relatively short period of time in Los Angeles. This is seen in the city's built environment and through the establishment of Thai American culinary tourism and community identity. Institutions like Thai Community Development Center and Wat Thai were developed to meet the needs of the growing Thai American communities in Los Angeles.<sup>14</sup>

Bangkok Market opened its doors in 1971 in East Hollywood, established by Thai immigrant Pramorte "Pat" Tilakamonkul as the first Thai and Southeast Asian market in the United States. It provided Thai ingredients to a growing population of Thai Americans in Los Angeles in the 1960s and 70s. Before the existence of Bangkok Market, it was difficult to find Thai ingredients in the U.S. due to strict import policies. Tilamonkul and his business partners brokered deals with import/export companies to allow Thai ingredients to be imported in the country.<sup>15</sup> Bangkok Market also served as a de facto community center for Thai immigrants in Los Angeles.

<sup>&</sup>lt;sup>11</sup> Royal F. Morales, *Makibaka: The Pilipino American Struggle* (Los Angeles: Mountainview Publishers, 1974).

<sup>&</sup>lt;sup>12</sup> In this document, foodways refers to eating habits and culinary practices as it relates to Asian Americans in Los Angeles.

<sup>&</sup>lt;sup>13</sup> Mark Padoongpatt, Flavors of Empire: Food and the Making of Thai America (Oakland: University of California Press, 2017).

<sup>&</sup>lt;sup>14</sup> Chanchanit Martorell, Images of America: Thais in Los Angeles (Charleston, SC: Arcadia Publishing, 2011).

<sup>&</sup>lt;sup>15</sup> Padoongpatt, *Flavors of Empire*.

#### **Preserving Los Angeles's Asian America**

This MPDF documents five Asian American ethnic groups that have shaped the built environment and cultural landscape of Los Angeles. While little to date is documented or designated as historic landmarks or monuments under city, state, or federal programs, the MPDF provides an overview of the historic and cultural contributions of Chinese, Japanese, Korean, Filipino, and Thai Americans in Los Angeles.

Each of the five contexts provides great encouragement on reflection of the fifty years since the birth of "Asian America" and the subsequent efforts by these Los Angeles communities to create, preserve, and sustain historic and cultural roots. The MPDF serves as a platform through which communities can continue identifying, documenting, and preserving places, histories, and stories, within the five communities covered by this document, and across other AAPI ethnic groups that form part of Los Angeles' vast and diverse landscape.

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# **HISTORIC CONTEXT**

### Introduction

This historic context examines the migration, settlement, and development patterns of Korean Americans in Los Angeles from 1905 to 1980, spanning the time of the arrival of Koreans to Los Angeles to the early development of the area known as Koreatown.

Los Angeles is home to one of the largest concentrations of Korean people outside of the Korean peninsula, adjacent to northeast China and near Japan. It serves as a socio-cultural epicenter for the larger Korean American community. This presence is most noticeable in the Koreatown district, which covers a large geographic area in the Mid-Wilshire area of Los Angeles. This area is home to hundreds of Korean businesses and institutions that serve both new immigrants and previous generations of established Korean Americans. With continued immigration and ongoing foreign investment from Korea, Koreatown is a dynamic and expanding neighborhood that serves as a unique and defining area of Los Angeles.

Although Koreatown is the obvious contemporary epicenter of the Korean community, the population is not entirely concentrated in this one location. Korean Americans and Korean immigrants reside across the City of Los Angeles and throughout Southern California. Furthermore, the development of Koreatown as a center of Korean culture and commerce started in the late 1960s and took shape through the 1970s and 1980s. Prior to 1965 and the relaxing of U.S. immigration laws by the Lyndon B. Johnson administration, the Korean population in Los Angeles was fairly small, especially in relation to other ethnically Asian populations and enclaves that had been established in Los Angeles in the previous decades.

Resources referenced throughout the context are considered extant unless otherwise noted.

### **Terms and Definitions**

The following outlines some important aspects of terminology for the Korean American context. It was not uncommon for immigrants and their children to anglicize or adopt a more common American name. Where possible, both the American and Korean names are given.

- Names of individuals are presented in the Western format of given name followed by family name.
- Spellings of Korean names are taken from the cited source, or the most common spelling used from various sources. Alternative spellings are noted in parentheses.
- English spelling and translations of Korean organizational names are also provided in parentheses where available.
- This report uses the term "Asian" to refer to persons of Asian descent, rather than "Oriental" as was more commonly used in the early to mid-20<sup>th</sup> century.

#### Beginnings, 1882-1905

In the late nineteenth century, Korea was an isolated kingdom country facing economic and political uncertainty as the world around it was changing. Known as the Hermit Kingdom, the country's rulers sought to insulate themselves and Korea from external influences ranging from neighboring Japan and China with a history of conquest and the growing imperial presence of Western powers in the region. Catholic missionaries had arrived a century earlier and had an increasing presence, successfully converting parts of the population to Christianity.

After bouts of contact and conflict, the United States officially established diplomatic relations with Korea in May 1882.<sup>16</sup> American missionaries, representing the Presbyterian and Methodist faiths, arrived shortly after and continued to expand the presence of Christianity beyond the Catholic traditions. In the 1880s, a handful of students and a small group of political activists, driven out by the political turmoil following a series of internal conflicts and the rise of Chinese political influence, arrived in the United States as among the earliest immigrants.<sup>17</sup>

The first wave of Korean immigration to the United States began in 1903. Approximately 100 people, driven by the ongoing famines, political instability, and limited economic opportunities that plagued the Korean peninsula, arrived in Hawaii (then a U.S. territory) to work as laborers on sugar plantations. With the demand for cheap manual labor, and the influential role of the American Presbyterian missionary Dr. Horace Allen who had ties to the plantation ventures in Hawaii, many others made the journey over the following few years.<sup>18</sup> Approximately 7,000 Koreans, of which about 40 percent were Christian converts, landed in Hawaii between 1903 and 1905.<sup>19</sup> The vast majority of these initial immigrants were young, single men, and some women and children were among the immigrants.<sup>20</sup> In Korea, Japan effectively controlled the country by 1905, and emigration became restricted.<sup>21</sup>

<sup>&</sup>lt;sup>16</sup> Hyung-chan Kim and Wayne Patterson, *The Koreans in America, 1882-1974: A Chronology and Fact Book* (New York: Oceana Publications, Inc., 1974), 1

<sup>&</sup>lt;sup>17</sup> Kim and Patterson, *The Koreans in America*, 1 and Ilpyong J. Kim, "A Century of Korean Immigration to the United States: 1903-2003," in *Korean-Americans: Past, Present, and Future* ed. Ilpyong J. Kim (Elizabeth, NJ: Hollym International Corp., 2004), 18-19.

<sup>&</sup>lt;sup>18</sup> Yong-ho Ch'oe, "History of Korean Church: A Case Study of Christ United Methodist Church, 1903-2003," in *Korean-Americans: Past, Present, and Future*, 38.

<sup>&</sup>lt;sup>19</sup> Eun Sik Yang, "Koreans in America, 1903-1945," in *Koreans in Los Angeles: Prospects and Promises* eds. Eui-Young Yu, Earl H. Phillips, Eun Sik Yang (Los Angeles: Koryo Research Institute, Center for Korean-American and Korean Studies, California State University, Los Angeles, 1982), 5-6.

<sup>&</sup>lt;sup>20</sup>Ch'oe, "History of Korean Church," 38 and Yang, "Koreans in America, 1903-1945," 6.

<sup>&</sup>lt;sup>21</sup> Won Moo Hurh, The New Americans: The Korean Americans (Westport, CT: Greenwood Press, 1998), 34.

### Arrival of Earliest Korean Immigrants, 1905-1910

By 1905, Koreans from Hawaii began arriving in California by way of the Port of San Francisco. Some made their way to the agricultural communities of the Central Valley like Dinuba and Reedley, while others went to Southern California, to cities such as Riverside and Claremont, seeking continued employment opportunities as farm laborers.<sup>22</sup> A contingent of the Korean population sought opportunities in more urban environments. By 1905, there were at least 103 Koreans in San Francisco and 70 in Riverside.<sup>23</sup> In 1906, 60 Koreans resided in Los Angeles County.<sup>24</sup> In 1907, The *Gongnip Hyophoe*, a Korean cooperative association, reported 291 members in San Francisco and 150 in Riverside.<sup>25</sup>

Religious and secular organizations were influential in supporting the newcomers on the mainland. The Korean Friendship Association was founded in 1903 in San Francisco by political exiles and students to promote aid and offer a community for Korean migrants.<sup>26</sup> The same leaders, most notably Chang Ho Ahn, established the Korean Mutual Assistance Association in Riverside in 1905, which succeeded the Friendship Association in San Francisco; it was later reorganized as the Korean National Association.<sup>27</sup>

Missionary Florence Sherman founded the Korean Methodist Episcopal Mission in 1904 upon her return to Los Angeles after her missionary service in Korea.<sup>28</sup> The mission was at 1519 Hill Street (not extant) near 16<sup>th</sup> Street at the south end of Downtown.<sup>29</sup> Led by Pastor Hugh Cynn, the mission provided the congregation of 25, mostly students and laborers, with room and board, employment assistance, and English lessons, along with church services and Sunday school lessons. Cynn had known the Shermans in Korea, and their connection helped Cynn immigrate to Los Angeles, where he also studied at the University of Southern California (USC) before he returned to Korea in 1911.<sup>30</sup>

<sup>&</sup>lt;sup>22</sup> Yang, "Koreans in America, 1903-1945," 7 and Katherine Yungmee Kim, *Images of America: Los Angeles's Koreatown* (Charleston, SC: Arcadia Publishing, 2011), 19.

<sup>&</sup>lt;sup>23</sup> Gongnip Sinbo, December 21, 1905.

<sup>&</sup>lt;sup>24</sup> Helen Lewis Givens, "The Korean Community in Los Angeles County" (master's thesis, University of Southern California, 1939), 24.

<sup>&</sup>lt;sup>25</sup> *Gongnip Sinbo*, Jun 7, 1907. In 1907, the number of Korean residents at Riverside's Pachappa Camp could have been as high as 300 during the orange picking season if wives and children were included in the count.

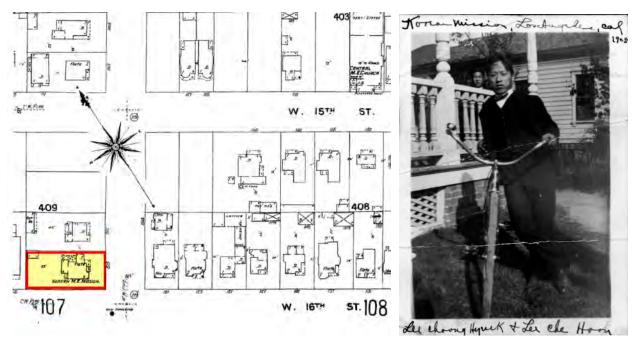
<sup>&</sup>lt;sup>26</sup> Kim and Patterson, *The Koreans in America*, 4 and Yang, "Koreans in America, 1903-1945," 9.

<sup>&</sup>lt;sup>27</sup> Yang, "Koreans in America, 1903-1945," 7, 9.

<sup>&</sup>lt;sup>28</sup> David Yoo, *Contentious Spirits: Religion in Korean American History, 1903-1945* (Stanford, CA: Stanford University Press, 2010), Chapter 4. Sherman was in Korea with her husband, Dr. Harry Sherman, from 1898 to 1900 when he fell ill. He passed away not long after their return to the United States.

<sup>&</sup>lt;sup>29</sup> Kim, Images of America: Los Angeles's Koreatown, 15.

<sup>&</sup>lt;sup>30</sup> David Yoo and Hyung-ju Ahn, *Faithful Witness: A Centennial History of the Los Angeles Korean United Methodist Church* (1904-2004) (Los Angeles: Los Angeles Korean United Methodist Church, 2004), 37, 49.



The home of Chang Ho Ahn and his family at 106 North Figueroa is the tall building at the top right of the image, set back from Figueroa, which is the street shown, looking north (Korean American Digital Archives, USC Digital Library).

In 1906, a group established a Presbyterian mission with the help of the Presbyterian Missionary Extension Board.<sup>31</sup> By 1909, a Korean Mission, with W. Kondo Flower as superintendent, was located at the corner of Court and Bunker Hill Avenue on Bunker Hill where the Music Center stands.<sup>32</sup> As with other ethnic communities, the role of the churches for the early Koreans in Los Angeles was an essential socio-cultural institution that extended beyond the practice of religion to include broader support functions. The churches held community events and celebrations and provided language education, first English to the first generation, and later Korean to the second generation.

In August 1910, the Empire of Japan formally annexed the Korean Empire. Although Korea had been firmly within the Japanese sphere of influence for years, this formal annexation established the peninsula as a Japanese colony subject to strict and repressive regulations, including emigration policies. This effectively ended the first wave of Korean immigration to the United States. According to the U.S. census, there were approximately 160 Koreans living in California in 1910, including 12 listed in Los Angeles.<sup>33</sup> Although these numbers seem unusually low—some individuals may not have been counted in the census or misidentified as Japanese—the Korean community was small compared to other Asian communities in the city, and continued to be so for several decades.

<sup>&</sup>lt;sup>31</sup> Kim and Patterson, *The Koreans in America*, 10.

<sup>&</sup>lt;sup>32</sup> Los Angeles City Directory 1909 (Los Angeles: Los Angeles City Directory Co., Inc., 1909), 32.

<sup>&</sup>lt;sup>33</sup> U.S. census statistics for 1910 compiled by USC Korean Heritage Library. Provided by Ken Klein, Head, East Asian Library, USC.

### Establishing a Community, 1911-1930

The Japanese occupation had lasting impacts on the Korean community in Los Angeles. It fueled broader interest and participation in political organizations associated with the Korean independence movement. Although the movement has its origins earlier, the Japanese annexation was a catalyst for widespread patriotic fervor in the Korean diasporic communities.

The first Korean national organization that evolved to become the Korean National Association (KNA) was established in 1910 following the Japanese annexation.<sup>34</sup> Initially headquartered in San Francisco, the Korean National Association had a Los Angeles branch as early as 1912 at 2 Olive Court (not extant), a side street between Olive and Hill Streets and between 1<sup>st</sup> and 2<sup>nd</sup> Streets on Bunker Hill. It was associated with the nearby Presbyterian mission and later called the Korean Club in subsequent city directories.<sup>35</sup>

The United States became one of the bases for the Korean independence movement in the following decades. Three of the movement's key leaders—Syngman Rhee, Chang Ho Ahn, and Yong-man Pak—spent substantial time in the United States. Chang Ho Ahn, also known by his penname, Dosan, is most associated with Los Angeles. Ahn and his wife, Helen (Heyryon) Lee, first immigrated to San Francisco in 1902 to attend university, where he became instrumental in the establishment of early Korean institutions such as the Friendship Society (1903) in San Francisco.<sup>36</sup> They moved to Riverside, California in 1904, where he worked in the orange groves and taught other Korean immigrants. He also founded the Korean Mutual Assistance Association there in 1905.



The home of Chang Ho Ahn and his family at 106 North Figueroa is the tall building at the top right of the image, set back from Figueroa, which is the street shown, looking north (Korean American Digital Archives, USC Digital Library).

Around 1914, Ahn and his family moved to Los Angeles and settled among the emerging Korean community around Downtown. They first lived at 1411 West Fourth Street and then at 106 North Figueroa Street by 1917 (neither is extant). Ahn established the Young Korean Academy (also known as the Hungsadan) at the house dedicated to the promotion of Korean independence and Korean

<sup>&</sup>lt;sup>34</sup> Givens, "The Korean Community in Los Angeles County," 56. It appears the KNA also succeeded the Korean Mutual Assistance Association, see Yang, 7.

<sup>&</sup>lt;sup>35</sup> Los Angeles City Directory 1912, 44; Los Angeles City Directory 1915, 2176; Yoo and Ahn, Faithful Witness, 42-43.

<sup>&</sup>lt;sup>36</sup> Kim, Images of America: Los Angeles's Koreatown, 13, 18.

culture in America.<sup>37</sup> The Ahn house became a cultural focal point for the Korean community. Newly arrived Koreans frequented the house, and the family assisted them in acclimating to the city.<sup>38</sup> The Ahn family continued to be prominent figures in the Los Angeles Korean community over the following decades.

The Los Angeles Korean community grew slowly in the 1910s and 1920s as migrants continued to arrive from Hawaii, San Francisco, and farming communities in the Central Valley and Riverside. They appear to have remained primarily in the Downtown area, particularly Bunker Hill, approximately where the Music Center is located. The Korean Mission associated with the Presbyterians remained in the Bunker Hill area and was located at 240 North Bunker Hill Avenue (not extant) by 1914.<sup>39</sup> Some Korean-owned grocery stores appeared, though they were short-lived.<sup>40</sup> The Bunker Hill area, already considered an older part of Downtown, was without race restrictions and non-white people were able to reside in its late nineteenth century building stock. In this neighborhood, Korean residents lived side-by-side with other ethnic minorities including Mexican Americans, African Americans, and residents from other Asian countries.<sup>41</sup>

The Korean Methodist Episcopal Mission, originally at 16<sup>th</sup> and Hill Streets, is listed by 1910 at 1620 Magnolia Avenue, west of Downtown Los Angeles near Venice Boulevard and Hoover Street. The mission closed by 1912 after financial woes and the loss of its leadership.<sup>42</sup> The Methodist and Presbyterian congregations essentially merged at that point as the Korean Presbyterian Church under Reverend Chan-ho Min. Min was a Methodist minister who arrived from Hawaii in 1911 to study at USC, a university founded by Methodists.<sup>43</sup> He remained a community leader until 1919, when he went to head a new church in Hawaii.<sup>44</sup> By then, the Korean Presbyterian Church, later located at 2 Olive Court on Bunker Hill, was the main congregation for Koreans in Los Angeles, with 40 out of the 100 adult Korean residents of Los Angeles as members.<sup>45</sup>

Eventually the disagreements between the Methodists and Presbyterians, fueled by tensions within the congregation along political lines, led to a splinter group that started to worship at a separate location on Hill Street before establishing a new church in 1926.<sup>46</sup> Known as the Korean Free Church, it relocated

<sup>&</sup>lt;sup>37</sup> Los Angeles City Directory, 1915, 292; Los Angeles City Directory, 1917, 239; Historic Resources Group, "Dosan Ahn Change Ho Family House," City of Los Angeles Historic-Cultural Monument application, June 30, 2013; Kim, *Images of America: Los* Angeles's Koreatown, 8.

<sup>&</sup>lt;sup>38</sup> Kim, Images of America: Los Angeles's Koreatown, 8.

<sup>&</sup>lt;sup>39</sup> Los Angeles City Directory 1914, 38

<sup>&</sup>lt;sup>40</sup> Kim, *Images of America: Los Angeles's Koreatown,* 8.

<sup>&</sup>lt;sup>41</sup> Ibid.

<sup>&</sup>lt;sup>42</sup> Los Angeles City Directory 1910, 31; Yoo and Ahn, Faithful Witness, 49-51.

<sup>&</sup>lt;sup>43</sup> Yoo and Ahn, *Faithful Witness*, 51.

<sup>&</sup>lt;sup>44</sup> Ibid., 62.

<sup>&</sup>lt;sup>45</sup> Ibid., 63-64.

<sup>&</sup>lt;sup>46</sup> Ibid., 62-66. A provisional Republic of Korea government had been established in Shanghai, China after the March 1, 1919 uprising in Korea against the Japanese government. It was led by Syngman Rhee, who had supporters and detractors in Los Angeles.

to the area southwest of Downtown and directly west of USC where many Korean Americans lived.<sup>47</sup> The Korean Free Church joined the Methodist Episcopal Church in 1930, and became the Methodist Episcopal Church, South.<sup>48</sup>

In terms of employment, many Koreans in Los Angeles were limited to low paying jobs, including general laborers, truck drivers, and gardeners. The Korean community experienced an increase in overall wages and commercial endeavors through the 1910s and 1920s. Connections with Korean agricultural workers throughout the Southland and the Central Valley helped in establishing family-owned groceries and wholesale suppliers. The 1911 *Los Angeles City Directory* listed Benj N. Kim as a wholesale fruit and produce owner at 922-926 San Julian (not extant), in what was City Market (not extant).<sup>49</sup> City Market was a large wholesale produce market located on a two-block stretch between 9<sup>th</sup> and 11<sup>th</sup> Streets and San Pedro and San Julian Streets east of Downtown Los Angeles and near the industrial areas closer to the railroad lines along the Los Angeles River. Completed in 1909, it was owned by the City Market of Los Angeles, a cooperative of white, Japanese, and Chinese farmers. By 1940, City Market had grown to be one of the largest wholesale produce facilities in the country.<sup>50</sup> Some Korean produce wholesalers were among the businesses at City Market, including K&S Company.

K&S Company (also known as K&S Jobbers) was founded in 1925 by Youse (Yong-jeung or Young) Kim and Leo (Chull) Song.<sup>51</sup> By 1936, K&S Company was located in the City Market area at 1119 South San Pedro Street and remained there until the mid-1960s.<sup>52</sup> Since the Los Angeles Korean community was small, the company did not cater exclusively to Koreans. It benefited from connections to the network of Korean-owned and -operated farms outside of Los Angeles that the other produce wholesalers did not have. As a result, K&S Company became the local wholesaler of the Le Grand nectarine, a new variety developed by horticulturalist Fred Anderson, and grown and distributed by the Kim Brothers nursery in the Central Valley. The popularity of the variety propelled the Kim Brothers (non-related Harry Kim and Charles H. Kim) to success, along with Youse Kim and Leo Song as well.<sup>53</sup> Both Kim and Song were involved in the Los Angeles Korean community, particularly Song who became a leader of the Dong Ji

<sup>&</sup>lt;sup>47</sup> Ibid., 68. The book references the address 1547 West 37<sup>th</sup> Street, and no additional documentation has been found to link this location with the Korean Free Church or the Korean Methodist Church. 1922 Sanborn Fire Insurance maps do not show 1547 West 37<sup>th</sup> Street, only 1545 West 37<sup>th</sup> Street and 1545 West 37<sup>th</sup> Place.

<sup>&</sup>lt;sup>48</sup> Ibid., 69.

<sup>&</sup>lt;sup>49</sup> Los Angeles City Directory 1911, 1709. Although the 1909 buildings of City Market have been demolished, there are ancillary extant buildings in the adjacent area historically owned by City Market.

<sup>&</sup>lt;sup>50</sup> GPA Consulting, "City Market, Los Angeles, California Historic Resource Report," April 2014, for City Market Los Angeles Project Re-Circulated Environmental Impact Report (Case No. ENV-2012-3003-EIR), prepared by Parker Environmental Consultants on behalf of the City of Los Angeles Department of City Planning, July 2016, 8-10.

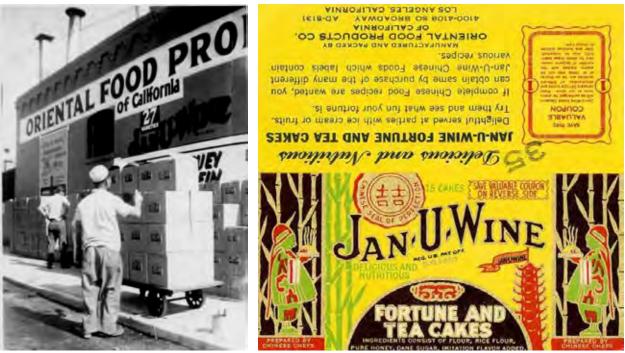
 <sup>&</sup>lt;sup>51</sup> Alice McLean, Asian American Food Culture (Santa Barbara: Greenwood, imprint of ABC-CLIO, LLC: 2015), 22; Harry Cline,
 "Song Family Quality Nectarine Tradition Continues after Six Decades," Western Farm Press, August 20, 2001, accessed April 17, 2017, <a href="http://www.westernfarmpress.com/song-family-quality-nectarine-tradition-continues-after-six-decades">http://www.westernfarmpress.com/song-family-quality-nectarine-tradition-continues-after-six-decades</a>.

<sup>&</sup>lt;sup>52</sup> GPA Consulting, "City Market," 64.

<sup>&</sup>lt;sup>53</sup> Bong-Youn Choy, *Koreans in America* (Chicago: Nelson-Hill, 1979), 131.

Hoi (also known as Tongji-Hoe or Comrade Society), a Korean independence organization founded by Syngman Rhee, and in other cultural organizations.<sup>54</sup>

By 1926, Peter Hyun founded Oriental Food Products of California, located at 4100 South Broadway near Exposition Park (extant/altered). The food wholesaler specialized in the selling and delivery of food products used in East Asian cooking to restaurants. It also produced a consumer line of soy sauces, canned foods, and other Asian food products under the brand name Jan-U-Wine ("genuine"), later available in mainstream grocery stores for those interested in Asian cooking. Oriental Food Products became one of the larger businesses owned by Koreans.<sup>55</sup> It remained at 4100 South Broadway until the 1950s, when a new plant was constructed at Slauson Avenue and the Santa Ana Freeway in Bell Gardens.<sup>56</sup>



Left: Man in front of JanUWine, 1942 (Korean American Digital Archives) Right: Label for Jan-U-Wine label by Oriental Food Products Co. located at 4100 South Broadway (California Historical Society, Kemble Spec Col 08\_012.jpg).

<sup>&</sup>lt;sup>54</sup> "Helped Popularize Nectarines, Leo C. Song, Pioneer in L.A.'s Koreatown," *Los Angeles Times*, March 8, 1986.

<sup>&</sup>lt;sup>55</sup> Givens, "The Korean Community in Los Angeles County," 48; Choy, *Koreans in America*, 132. Peter Hyun of Oriental Food Products is not the same Peter Hyun who was a theater actor, brother of the architect David Hyun, and accused of being a Communist in the postwar anti-community fervor.

<sup>&</sup>lt;sup>56</sup> "New Bell Gardens Food Plant to Cost \$500,000," *Los Angeles Times*, February 21, 1954. Bell Gardens is outside the City of Los Angeles and the plant has since been demolished.

Immigration from Korea to the United States had primarily ceased in 1910, with the exception of approximately 1,100 picture brides who arrived as wives through arranged marriages for the predominately male Korean residents in America.<sup>57</sup> This practice was commonplace until the passage of the Immigration Act of 1924, also known as the Exclusion Act for its discriminatory policies, which stopped virtually all immigration to the United States from Asia.<sup>58</sup>

As a result, the overall makeup of the small Korean community began to shift as the first generation started raising families. The second-generation Korean Americans born during this time were still subject to the discrimination faced by their parents, and were increasingly assimilated within American society. They also benefited from rights available to citizens, such as land ownership, denied to their immigrant parents. By 1930, there were about 8,000 Korean Americans, both first and second generations, living in the United States, of which approximately 320 lived in Los Angeles.<sup>59</sup>

It appears the center of the Korean community started to shift southwestward from Downtown to the area west of USC in the 1920s. Like Bunker Hill, this area was more lax in enforcing racial covenants and was ethnically diverse with white, Jewish, African America, Latino, and other Asian American residents.<sup>60</sup> By the time the Korean Free Church relocated to this area, it was noted as "the heart of Korean American community in Los Angeles."<sup>61</sup> A hand-drawn map circa 1935 depicts Korean American institutions and homes in an area between Adams Boulevard to the north and Exposition Boulevard to the south, and roughly between Vermont Avenue to the east and Normandie Avenue to the west; this area overlaps with the Adams-Normandie, Exposition Park, and University Park neighborhoods.<sup>62</sup>

<sup>&</sup>lt;sup>57</sup> Hurh, *The New Americans*, 34. Koreans were considered Japanese nationals after the occupation in 1910 and subject to the so-called Gentleman's Agreement of 1908, an informal agreement between the United States and Japan to limit immigration of Japanese laborers.

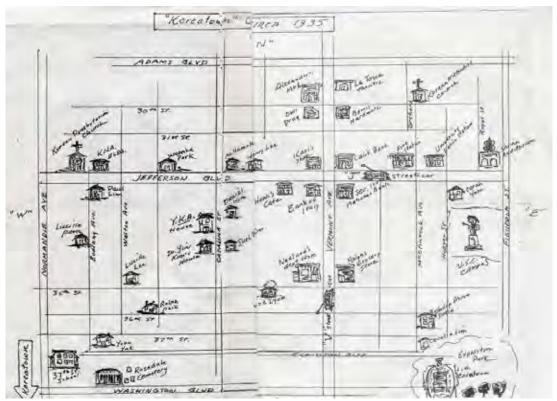
<sup>&</sup>lt;sup>58</sup> Hurh, *The New Americans*, 34.

 <sup>&</sup>lt;sup>59</sup> U.S. census statistics for 1930 compiled by USC Korean Heritage Library. Provided by Ken Klein, Head, East Asian Library, USC.
 <sup>60</sup> Architectural Resources Group, "South Los Angeles Community Plan Area Historic Resources Survey Report," prepared for

SurveyLA, March 2012.

<sup>&</sup>lt;sup>61</sup> Yoo and Ahn, *Faithful Witness*, 68.

<sup>&</sup>lt;sup>62</sup> Neighborhood names and boundaries were derived from "Mapping L.A.—Los Angeles Times." Mapping L.A., *Los Angeles Times*, accessed September 27, 2017, <u>http://maps.latimes.com/neighborhoods/</u>.



Hand drawn map indicating "Koreatown" circa 1935, drawn from memory by Yin Kim and provided to Susan Ahn Cuddy in the 1990s, according to Susan's son, Flip Ahn Cuddy. Note the west or left side of the map appears to be orientated upside down for some features, such as Rosedale Cemetery and Washington Boulevard that should be north of Adams Boulevard and the Korean Presbyterian Church and Korean National Association building should be on the south side of Jefferson (Courtesy of Flip Ahn Cuddy).

A concentration of Korean American sites was located between Jefferson Boulevard to the north, West 37<sup>th</sup> Street to the south, Catalina Street to the east, and Normandie Avenue to the west. By 1929, A Korean language school, possibly the one at the Korean Free Church that became a community center, was noted as on West 37<sup>th</sup> Street, along with Korean residents Raymond Herr and his wife Esther Kim.<sup>63</sup>

Another concentration is less visible on the map; it was south of Adams Boulevard and east of Vermont Avenue around Ellendale Place, Orchard Avenue, McClintock Avenue, and 29<sup>th</sup> and 30<sup>th</sup> Streets. On the map, it is marked by the Korean Methodist Church, though research did not find any information indicating the church was located in that area in the 1930s. Nonetheless, several Korean organizations and families were in the vicinity by the late 1930s. Most notable was the Dong Ji Hoi (Comrade Society). The Dong Ji Hoi was founded by Syngman Rhee after the Republic of Korea had been established as a provisional government following the March 1, 1919 student uprising in Korea against Japanese rule. As the leader of the provisional government based in Shanghai, China, Rhee felt the goals of the KNA had been reached with the founding of the republic, and that the government-in-exile should lead the cause

<sup>&</sup>lt;sup>63</sup> Kim, Images of America: Los Angeles's Koreatown, 30-31.

for an independent Korea.<sup>64</sup> He wanted to see the KNA change its name to the Korean Residents Association, which the KNA members rejected, leading to long-term factional splits in the independence movement of pro- and anti-Rhee supporters. Instead, Rhee established the Dong Ji Hoi (also spelled Tongji-hoe) first in Hawaii in the early 1920s, where he returned to support the provisional government. It later had branches in Los Angeles, Chicago, and New York.<sup>65</sup> It appears the Los Angeles branch was located at 2716 Ellendale Place by 1932.<sup>66</sup>

It is not exactly clear what prompted the Korean community to move west from Downtown to the area around Jefferson. It may have been related to the proximity to USC, a Methodist-affiliated school where several Korean ministers attended graduate school. It may have been related to the need for more family-friendly housing once children were part of the community and racially restrictive covenants were not as strictly enforced as in other areas. Likely due to these and other factors, the Korean presence in this neighborhood grew in the 1930s.

### Maturing of the Community and Growth of the Second Generation, 1930-1942

The onset of the Great Depression had similar impacts on the Korean community in Los Angeles as elsewhere in the country, albeit exacerbated by racial discrimination and limited opportunity. As the economic conditions declined in the United States, many Korean families that had experienced commercial success over the previous years were facing bankruptcy. Banks and lending companies that were not discriminatory in their lending practices were often unable to provide loans in the aftermath of the financial fallout, ending many of the Korean-owned businesses in Los Angeles.<sup>67</sup> Professional opportunities were similarly bleak, as most employers continued discriminatory hiring practices. The decline in economic standing proliferated throughout the community.

<sup>&</sup>lt;sup>64</sup> Choy, *Koreans in America*, 118.

<sup>65</sup> Ibid.

<sup>&</sup>lt;sup>66</sup> Building permit no. 17215, Los Angeles Building and Safety, dated October 31, 1932 lists E.K. Young as the owner and the building used as a boarding house for children less than 8 years old. Later permits identified Young as Edna Hill Young. The 1964 directory of the Korean community listed Young Chang Song as president of the Dong Ji Hoi. See Hak Sun Pak, editor, *Korean Community of Southern California Year Book 1964* (Hollywood: Korean Department of Oriental Heritage, Inc., 1964), 84.

<sup>&</sup>lt;sup>67</sup> Choy, *Koreans in America*, 127-129.

Hindered by both financial limitations and racial discrimination, the types of businesses had not diversified since the 1920s. Few first-generation Koreans were in professions such as law, medicine, education, or social work.<sup>68</sup> Although the economic conditions were especially trying and commercial development in the Korean community remained stagnant throughout the 1930s, some businesses continued to operate. By the end of the 1930s, an accounting of businesses owned or operated by Koreans included thirty-three fruit and vegetable stands, nine grocery stores, eight pressing and laundry shops, six trucking companies, five wholesale companies, five restaurants, three herb stores, two hat shops, one employment agency, and one rooming house.<sup>69</sup>

Most were small businesses, and the largest by this time was the Oriental Food Products of California. Another, smaller food wholesaler was the Great Eastern Industrial Company located at 4716 South Normandie Avenue (not extant) south of Vernon Avenue. The New Ilhan Company, which had its headquarters in the extant San Fernando Building at Fourth and Main Streets in Downtown Los Angeles, specialized in importing Korean novelties and clothing.<sup>70</sup>

Unlike the larger Chinese and Japanese communities, the Korean community in Los Angeles was so small that there were no predominately Korean residential or commercial enclaves. Instead, Korean-owned businesses often served other Asian, and non-Asian, populations in mixed neighborhoods. The Harvey Employment Agency, operated by Korean Harvey S. Ahn and located at 321 North Los Angeles Street (not extant) near New Chinatown, catered to Chinese, Japanese, and other Asian American communities as well Korean Americans.<sup>71</sup> Korean-owned restaurants were usually run as Chinese restaurants.<sup>72</sup>

Though not large enough to constitute a distinct enclave, the area west of the USC campus and Exposition Park increasingly drew more Koreans in the 1920s and 1930s.<sup>73</sup> The Young Korean Academy moved from the Ahn house in Bunker Hill to its own address at 3421 South Catalina Avenue by 1936.<sup>74</sup>

<sup>&</sup>lt;sup>68</sup> Givens, "The Korean Community in Los Angeles County," 50-51.

<sup>69</sup> Ibid., 48.

<sup>&</sup>lt;sup>70</sup> Ibid., 49.

<sup>&</sup>lt;sup>71</sup> Givens, "The Korean Community in Los Angeles County," 49; *Los Angeles City Directory 1926*, 208.

<sup>&</sup>lt;sup>72</sup> Givens, "The Korean Community in Los Angeles County," 48-50.

<sup>&</sup>lt;sup>73</sup> Kim, Images of America: Los Angeles's Koreatown, 35.

<sup>&</sup>lt;sup>74</sup> Los Angeles City Directory 1936, 1995.



Meeting at the Young Korean Academy at their 3421 South Catalina Avenue location in 1937 ().

The Ahn family moved to a house at McClintock Avenue and 34<sup>th</sup> Street near the USC campus in 1937. Chang Ho Ahn himself had returned to Asia to support the independence movement and help the provisional government based in China. He never returned to the United States before his death in 1938.<sup>75</sup> His wife, Helen, and their five children, Philip, Philson, Susan, Soorah, and Ralph, lived at the McClintock Avenue house until 1946, during which time it became a gathering place for those supporting the Korean independence movement. The house was acquired by USC in 1966 and moved to an on-campus location (809 W. 34<sup>th</sup> Street) in 2004 (City of Los Angeles Historic-Cultural Monument No. 1059).

The cultural center for the Korean community coalesced around Jefferson Boulevard, where two prominent buildings were constructed. After moving to a few different locations, the Korean National Association (KNA) built a simple building at 1368 West Jefferson Boulevard in 1938.<sup>76</sup> The organization had shifted its primary headquarters from San Francisco to Los Angeles the previous year as Los Angeles' larger and growing Korean population became more prominent.<sup>77</sup> The KNA's new hall served approximately 2,000 members as the center of the Korean independence movement in the United States through political efforts to oppose the Japanese occupation of Korea and support the exiled provisional government based in China. The Korean-language newspaper *The New Korea*, with a political bent, was published on site.<sup>78</sup>

<sup>&</sup>lt;sup>75</sup> Historic Resources Group, "Dosan Ahn Change Ho Family House"; Kim and Patterson, *The Koreans in America*, 37.

<sup>&</sup>lt;sup>76</sup> Kim, Images of America: Los Angeles's Koreatown, 46.

<sup>&</sup>lt;sup>77</sup> Yoo and Ahn, *Faithful Witness*, 84.

<sup>&</sup>lt;sup>78</sup> Koreatown Rotary Club, "Korean Independence Memorial Building," City of Los Angeles Historic-Cultural Monument Application, December 5, 1990.



The Korean National Association building at 1368 West Jefferson Boulevard at its dedication in 1938 (Korean American Digital Archives, USC Digital Library).

The KNA building was also home to other organizations over the years, including the *Shin Han Min Bo* newspaper, the Korean Women's Patriotic League, and the United Korean Committee. The building became the social and cultural center for the surrounding Korean community. It hosted a number of events and activities, including recreation and athletics for the younger generation, and continued to promote Korean culture and identity.<sup>79</sup> In 1991, it was designated City of Los Angeles Historic-Cultural Monument No. 548 as the Korean Independence Memorial Building.

Immediately next door to the KNA headquarters, the Korean Presbyterian Church constructed a permanent church in 1938 at 1374 West Jefferson Boulevard.<sup>80</sup> Between 1929 and 1931, the church moved from its 2 Olive Court (not extant) location to 1626 West 35<sup>th</sup> Street or Place, that appears to have been a single-family residence also the home of the pastor, Reverend C.S. Kim.<sup>81</sup> Between 1932 and 1938, the Korean Presbyterian Church was listed at 1545 West 35<sup>th</sup> Place. The church building at that location belonged to the Westminster Presbyterian Church, a long-standing African American

<sup>&</sup>lt;sup>79</sup> Koreatown Rotary Club, "Korean Independence Memorial Building," Kim, *Images of America*, 46, 53-54, and Givens, "The Korean Community in Los Angeles County," 41-42.

<sup>&</sup>lt;sup>80</sup> Kim, Images of America: Los Angeles's Koreatown, 46.

<sup>&</sup>lt;sup>81</sup> Los Angeles City Directory 1929, 1295 and Los Angeles City Directory 1931, 1166; note, the city directories do not specify if the church was at 35<sup>th</sup> Street or Place. See also, "Church Information: History," Korean United Presbyterian Church of Los Angeles, accessed March 10, 2018, <u>http://www.kupcla.com/cont/0103.php</u>. The house at 1626 35<sup>th</sup> Place appears relatively unaltered and few building permits are listed at the Los Angeles Building and Safety online building records. The house at 1626 35<sup>th</sup> Street appears somewhat altered, though the online building records show only a 1977 permit for unspecified work to comply with a housing notice (building permit no. 47665, Los Angeles Building and Safety, July 6, 1977).

church. The Korean church may have rented or shared the facilities with the main church.<sup>82</sup> The lot on Jefferson was purchased in 1937 and the brick church constructed for \$20,000, part of which was raised by member donations from the community.<sup>83</sup> It featured a smaller auditorium, classrooms, offices, choir rooms, and a larger auditorium where services were held. Stained glass windows were installed, as was a fully operational kitchen. The grounds featured a parking lot and children's playground. With services provided in both Korean and English, the church also offered Korean language school.<sup>84</sup>



The Korean Presbyterian Church at 1374 West Jefferson Boulevard, just west of the Korean National Association building, circa 1938 (Korean American Digital Archives, USC Digital Library).

The proximity of these two prominent institutions firmly solidified Jefferson Boulevard as the social center of the Korean community in Los Angeles.<sup>85</sup> At the same time, the Korean Free Church, reorganized as the Korean Methodist Episcopal Church in 1930, had a more difficult time securing a permanent home. It moved to rented church spaces throughout the 1930s and early 1940s. It was at the University Methodist Episcopal Church near USC at 1016 West Jefferson Boulevard (not extant) in 1931,

 <sup>&</sup>lt;sup>82</sup> Los Angeles City Directory 1932, 2576; Sanborn Fire Insurance Map, 1922, sheet 623. See also, "Church History," Westminster Presbyterian Church of Los Angeles, accessed March 10, 2018, <a href="http://www.wpcofla.org/about-history-westminster-presbyterian-church-los-angeles/">http://www.wpcofla.org/about-history-westminster-presbyterian-church-los-angeles/</a>. While extant, the church building at 1545 West 35<sup>th</sup> Place received a second-floor addition over its existing dining and Sunday school room wing as well as additions surrounding its apse. The additions were permitted in 1956 under the ownership of the Antioch Evangelical Temple Church of God in Christ (building permit no. 40122, Los Angeles Building and Safety, April 11, 1956). The Westminster Presbyterian Church moved to 2230 Jefferson Boulevard in 1949.
 <sup>83</sup> Givens, "The Korean Community in Los Angeles County," 36.

<sup>&</sup>lt;sup>84</sup> Ibid., 38.

<sup>&</sup>lt;sup>85</sup> Kim, Images of America: Los Angeles's Koreatown, 9.

then the Finnish Congregational Church at 1416 West 37<sup>th</sup> Drive from around 1933 through at least 1936.<sup>86</sup> By 1940, the Korean Methodist Church was holding its services at the nearby Berean Seventh Day Adventist church at 1446 West 36<sup>th</sup> Place, which catered to the African American community. The Seventh Day Adventists held their services on Saturdays, which allowed the Methodists to use the church on Sundays.<sup>87</sup> By this time, the church served a congregation of approximately 125 people.<sup>88</sup> As it tried to raise funds for a permanent church, the Korean Methodist Church remained in this area, moving again to Gospel Hall at 1225 West Jefferson Boulevard (not extant) in 1942.<sup>89</sup>



Korean Methodist Church in front of the Finnish Congregational Church at 1416 West 37th Drive in 1936, one of several temporary homes for the church in the 1930s and early 1940s (Korean American Digital Archives, USC Digital Library).

The second generation of Korean Americans was also maturing during this period. Most grew up attending neighborhood elementary and high schools in Los Angeles, and went on to college at Los Angeles City College, UCLA, USC, and other local institutions.<sup>90</sup> Though faced with discrimination common to all Asian Americans, some gained particular prominence. Korean athlete Sammy Lee became the first Asian American to win a gold medal in the 1948 Olympic Games.<sup>91</sup>

Lee was born in Fresno in 1920 to Soonkey Rhee and his wife Eunkee Chun, both of whom arrived from Korea circa 1910.<sup>92</sup> The family had a truck farming business in Fresno before moving to Los Angeles, where they first opened a small grocery on Bunker Hill before eventually settling in the Highland Park

<sup>&</sup>lt;sup>86</sup> Yoo and Ahn, *Faithful Witness*, 84-85; *Los Angeles City Directory 1932*, 2576; Kim, *Images of America: Los Angeles's Koreatown*, 42-43. See also Sanborn Fire Insurance map, 1922, sheet 551 (University Methodist Episcopal Church) and 1922-1950, sheet 636 (Finnish Congregational Church). The Los Angeles city directories listed 1016 West Jefferson Boulevard as the address for the Korean Methodist Church from 1932 through 1939 (directories for 1940 and 1941 were not available electronically). However, the University Methodist Episcopal Church at that location was demolished in 1931 (building permit no. 20785, Los Angeles Building and Safety, October 5, 1931).

<sup>&</sup>lt;sup>87</sup> Kim, *Images of America: Los Angeles's Koreatown*, 42-43; "Sunday Sermons," *Los Angeles Times*, October 26, 1940. See also Sanborn Fire Insurance map, 1922-1950, sheet 636 (Berean Seventh Day Adventist Church).

<sup>&</sup>lt;sup>88</sup> Givens, "The Korean Community in Los Angeles County," 38-39.

<sup>&</sup>lt;sup>89</sup> Los Angeles City Directory, 1942, 2710.

<sup>&</sup>lt;sup>90</sup> Givens, "The Korean Community in Los Angeles County," 44-45.

<sup>&</sup>lt;sup>91</sup> Kim, Images of America: Los Angeles's Koreatown, 70.

<sup>&</sup>lt;sup>92</sup> Ibid., 16.

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neighborhood.<sup>93</sup> The family lived at 5711 and 5421 York Boulevard in the 1930s and managed a grocery store and restaurant.<sup>94</sup> Lee did his first somersault dive while playing at a Highland Park pool in 1932.<sup>95</sup>

Lee learned to dive at Brookside Park pool in Pasadena, which had one day a week set aside for nonwhite swimmers before the pool was drained.<sup>96</sup> He sneaked in practice dives at the Los Angeles Swimming Stadium in Exposition Park, where he caught the attention of Jim Ryan who became his coach.<sup>97</sup> While attending Occidental College, Lee won the 1942 national championship in platform and 3-meter springboard diving. His Olympic ambitions had to wait when the games were canceled due to World War II. In the meantime, Lee joined the Army Reserves, and attended medical school at USC. He finally reached the Olympics in 1948 where he won the gold medal in platform diving. He won a second gold medal in the same event at the 1952 games and won the bronze in the 3-meter springboard.<sup>98</sup>



Left: Olympian Sammy Lee mid dive in 1944 (Korean American Digital Archives, USC Digital Library). Right: Son of Chang-Ho Ahn, Philip Ahn was a well-known Korean American actor (Korean American Digital Archives, USC Digital Library).

<sup>96</sup> Jerry Crowe, "Lee Never Let Racism Block His March to Diving Glory," Los Angeles Times, May 30, 2011.

<sup>&</sup>lt;sup>93</sup> Ibid. It does not appear that there was a Korean community in the Highland Park area.

<sup>&</sup>lt;sup>94</sup> Los Angeles City Directory 1930, 1392 and Los Angeles City Directory 1934, 1001; and Kim, Images of America: Los Angeles's Koreatown, 37.

<sup>&</sup>lt;sup>95</sup> Valarie J. Nelson and Nathan Fenno, "Sammy Lee, Diver Who Became First Asian American to Win Olympic Medal, Dies at 96," Los Angeles Times, December 3, 2016.

<sup>&</sup>lt;sup>97</sup> Nelson and Fenno, "Sammy Lee."

<sup>98</sup> Ibid.

The Ahn siblings were also starting to make a name for themselves. The oldest, Philip Ahn, became a well-known actor in Hollywood. He first started acting in the 1930s and appeared in dozens of films through the 1940s, often playing Chinese, and later Japanese, villains. His films included *Anything Goes* (1936) with Bing Crosby, *The General Dies at Dawn* (1936) with Shirley Temple, and *Daughter of Shanghai* (1937) and *King of Chinatown* (1939) with Chinese American actress Anna May Wong.<sup>99</sup> Younger brother Philson was a member of the California National Guard in the Tiger Brigade during World War II and sister Susan was a lieutenant in the U.S. Navy, the first Korean American woman in the American military. Youngest brother Ralph was also in the Navy.<sup>100</sup>

### World War II and Its Aftermath, 1942-1950

Immediately following the Japanese attack on Pearl Harbor on December 7, 1941, and the subsequent declaration of war by the United States, the Korean community mobilized. Korean Americans of military age throughout the U.S. enlisted to serve, including Captain Young Oak Kim, a second-generation Korean American raised in Los Angeles. Captain Kim became an officer in the army and led a unit of Japanese American soldiers during the war.<sup>101</sup> Older men, unable to serve, worked in manufacturing and construction to further the war effort, Korean American women volunteered for the Red Cross, and those who spoke Japanese were invaluable to the intelligence community as translators.<sup>102</sup> In Los Angeles specifically, a Korean National Guard unit was established and incorporated into the California National Guard.<sup>103</sup> Called the Tiger Brigade (Manhokun) and drilling outside the Exposition Park Armory, the unit consisted of approximately one fifth of the entire Korean population of Los Angeles, or 109 enlistees from a community of around 500.<sup>104</sup>

http://www.imdb.com/name/nm0014217/.

<sup>&</sup>lt;sup>99</sup> Hye Seung Chung, *Hollywood Asian: Philip Ahn and the Politics of Cross-ethnic Performance* (Philadelphia: Temple University Press, 2006), 213-214 and "Philip Ahn," Internet Movie Database, accessed August 19, 2017,

<sup>&</sup>lt;sup>100</sup> Kim, Images of America: Los Angeles's Koreatown, 56.

<sup>&</sup>lt;sup>101</sup> Woo Sung Han, *Unsung Hero: The Story of Colonel Young Oak Kim*, translated by Edward T. Chang (Riverside, CA: Young Oak Kim Center for Korean American Studies, University of California, Riverside, 2011), 22-38. Captain Kim was promoted to major during the Korean War and retired as a highly decorated colonel in 1972. Han, *Unsung Hero*, 315 and 358.

<sup>&</sup>lt;sup>102</sup> Choy, *Koreans in America*, 173-174.

<sup>&</sup>lt;sup>103</sup> Kim and Patterson, *The Koreans in America*, 49.

<sup>&</sup>lt;sup>104</sup> Kim, Images of America: Los Angeles's Koreatown, 55; Choy, Koreans in America, 174.



Korean National Guard unit marching, World War II (Korean American Digital Archives, USC Digital Library).

While these unrestrained contributions to the war effort were undoubtedly rooted in a sense of American patriotism, particularly for second-generation Korean Americans, it is impossible to separate the influence of the Korean political organizations and support for the Korean independence movement. Many members of the community saw a long-awaited opportunity for a Korea free from Japanese occupation. Shortly after the attack on Pearl Harbor, high-ranking members of the KNA gathered at the headquarters in Los Angeles to discuss the events. A series of resolutions were issued:

- 1. Koreans shall promote unity during the war and act harmoniously.
- 2. Koreans shall work for the defense of the country where they reside and all those who are healthy should volunteer for National Guard duty. Those who are financially capable should purchase war bonds, and those who are skilled should volunteer for appropriate duties.
- 3. Koreans shall wear a badge identifying them as Koreans, for security purposes.<sup>105</sup>

These resolutions reflect the leading role of the Korean independence movement within the broader context of the Korean American experience, and the common misidentification with other, larger Asian ethnic groups that became problematic with the fervent anti-Japanese sentiments of the day. Although many in the Korean community were not U.S. citizens and technically subjects of the Japanese Empire, the United States government recognized the that Korea was an occupied territory and issued Military Order No. 45 stating that Koreans were exempted from the enemy alien status attributed to Japanese Americans.<sup>106</sup>

On March 8, 1942, a ceremony and parade were held in Pershing Square as a Korea Day celebration. Many dressed in traditional Korean costumes participated in the event, which coincided with the sale of

<sup>&</sup>lt;sup>105</sup> Kim and Patterson, *The Koreans in America*, 45.

<sup>&</sup>lt;sup>106</sup> Ibid., 46.

war bonds at the War Memorial Hall, located on the western end of the park. Other ceremonies that linked Korean independence and the wartime American experience were held, including a military parade through Downtown Los Angeles that culminated with a ceremony at City Hall honoring the Korean flag.<sup>107</sup> Hundreds of Korean Americans participated in and attended the festivities as Mayor Fletcher Brown raised the flag and the Tiger Brigade and U.S. Army bands played the national anthems of both countries.<sup>108</sup>

The increase in economic activity during World War II had resounding impacts on the Korean American community. Unprecedented demand for goods and labor, all driven by the war effort, opened new economic opportunities and financial gains that been unavailable in decades prior.<sup>109</sup> Initially, demand for agricultural production and the shortage in labor spurred the restoration of agricultural jobs for many Korean Americans in Southern California. This created wholesale commercial success for Koreans in Los Angeles, similar to that of the 1920s.<sup>110</sup> Korean-owned businesses started to experience greater success, and wages for those Korean Americans provided a new level of earning and saving power. The result was increased investment and creation of new and diversified Korean-owned businesses, as well as greater home ownership, though through the names of the American-born second generation as foreign-born, non-citizens still could not own property.<sup>111</sup>

In the years following World War II, the Korean American community of Los Angeles was still small with about 800 residents, in a much more established social and financial position than ever before.<sup>112</sup> In April 1943, the *Korean American Times* (Puk Mi Sibo), a Korean language newspaper, started publishing in Los Angeles by the Los Angeles branch of the Dong Ji Hoi, likely at their location on 2716 Ellendale Place.<sup>113</sup> The Korean Methodist Church finally purchased a permanent home, the former Swedish Lutheran Church at 1276 West 29<sup>th</sup> Street at Orchard Street, in 1945 (extant/altered).<sup>114</sup> Though they remained at the building for only fifteen years, the church at 29<sup>th</sup> Street and Orchard marked an important milestone for the nomadic church and was a point of pride that reflected the congregation's improved circumstances.<sup>115</sup>

<sup>&</sup>lt;sup>107</sup> Ibid.; Kim, *Images of America: Los Angeles's Koreatown*, 54.

<sup>&</sup>lt;sup>108</sup> Choy, Koreans in America, 174.

<sup>&</sup>lt;sup>109</sup> Ibid., 128.

<sup>&</sup>lt;sup>110</sup> Ibid.

<sup>&</sup>lt;sup>111</sup> Laws like the 1913 Alien Land Law in California prohibited immigrants from owning property in the state. Such laws were rule unconstitutional by the Supreme Court in 1952.

<sup>&</sup>lt;sup>112</sup> Hak-Hoon Kim, "Residential Patterns and Mobility of Koreans in Los Angeles County," (master's thesis, California State University, Los Angeles, 1986), 8.

<sup>&</sup>lt;sup>113</sup> Kim and Patterson, *The Koreans in America*, 46.

<sup>&</sup>lt;sup>114</sup> Yoo and Ahn, *Faithful Witness*, 112.

<sup>&</sup>lt;sup>115</sup> Ibid., 112; 132-33.



The Korean Methodist Church at their first permanent home at 1276 West 29<sup>th</sup> Street purchased in 1945 and seen here in 1950 (Korean American Digital Archives, USC Digital Library).

The aftermath of the war also had socio-political implications for the community. The long established Korean independence movement and the dozens of organizations associated with its promotion were involved in the formation of a new government in Korea. With the establishment of the Republic of Korea in 1948, led by Syngman Rhee as president, the Korean independence movement's prominence faded in the Los Angeles community. Many who had come to Los Angeles as students or religious leaders in the community moved back to Korea to participate in the founding of the new republic. Although removed from their country

of origin for decades, the Korean Americans brought back both the religious and national institutions that had been fundamental cornerstones of the Korean American community. These experiences allowed many to contribute to the rebuilding of the Republic of Korea.<sup>116</sup> In 1948, a consulate for the Republic of Korea was established in Los Angeles with Whui Sik Min appointed consul general, and served as a hallmark of the new republic at the time.<sup>117</sup>

### Korean War and the Second Wave, 1950-1965

On June 25, 1950, the onset of the Korean War embroiled both the United States and the Korean peninsula in a renewed conflict. The clash was a tragic byproduct of World War II, one that divided the peninsula and families in an arbitrary fashion. Against the backdrop of the Cold War, the communist-backed Northern forces fought the Southern forces supported heavily by several Western countries. Though many Koreans living in Los Angeles did not take sides, there was tension between those who supported Syngman Rhee's new government in South Korea and those who supported the communist government in North Korea. Several members of the Los Angeles Korean community even made their way to North Korea by way of Czechoslovakia. The *Korean Independence News* was an anti-Rhee newspaper published in Los Angeles at 1350 West Jefferson Boulevard between 1943 and 1952 distributed to Canada, Mexico, Cuba, Great Britain, the Soviet Union and China.<sup>118</sup>

<sup>&</sup>lt;sup>116</sup> Choy, Koreans in America, 182.

<sup>&</sup>lt;sup>117</sup> Kim and Patterson, *The Koreans in America*, 49.

<sup>&</sup>lt;sup>118</sup> Vladimir Hlasny, and Jung, Byung Joon, "Political Migration of Korean Activists Through Czechoslovakia in the Post World War 2 Period," *Seoul Journal of Korean Studies* (June 2017): 4. Accessed September 28, 2017,

On July 27, 1953, the armistice between the warring parties was signed, effectively ending the Korean War.<sup>119</sup> The peninsula was devastated with the conflict unresolved. North and South solidified along the agreed upon boundaries, almost unchanged from the start of the conflict. The Korean American community across the United States funded relief efforts to ease the suffering on the peninsula. Orphan children, displaced by the conflict, became the first immigrants from Korea to the United States since the 1920s, many of whom arrived in Los Angeles. Returning U.S. servicemen from the Korean War brought Korean brides with them. These women arrived in small numbers and were often separated from the established Korean American community by circumstance.<sup>120</sup> Students from South Korea also started to make their way to the United States in the years after World War II and the Korean War.<sup>121</sup> One was architect Ki Suh Park, who arrived in 1953 to study at East Los Angeles College.<sup>122</sup> He earned his bachelor's degree at UC Berkeley in 1957 and later a graduate degree in architecture and city planning from MIT. In 1961, he was hired at the architecture firm Gruen Associates in Los Angeles, where he became a partner in 1972 and managing partner in 1981.<sup>123</sup>

Approximately 14,000 Koreans arrived in the United States between 1950 and 1965.<sup>124</sup> This second wave of immigration was aided by scaled-back immigration laws in the 1950s that allowed entire Korean families to claim refugee status. The arrival of refugees in Los Angeles was met by the established Korean American community with unwavering support.

https://s3.amazonaws.com/s3.documentcloud.org/documents/325918/1942-1944-fara-report.pdf.

<sup>122</sup> Christine Mai-Duc, "Ki Suh Park Dies at 80; Architect Helped Rebuild L.A. after Riots," Los Angeles Times, January 23, 2013.

https://ssrn.com/abstract=2844602; United States Department of Justice, "Report of the Attorney General to the Congress of the United States on the Administration of the Foreign Agents Registration Act of 1938, As Amended for the Period from Jun 28, 1942 to December 31, 1944," June 1945, 373, accessed September 28, 2017,

<sup>&</sup>lt;sup>119</sup> Kim and Patterson, The Koreans in America, 50

<sup>&</sup>lt;sup>120</sup> Kim, *Images of America: Los Angeles's Koreatown*, 72; "A Brief History of Korean Americans," National Association of Korean Americans, accessed March 23, 2017, <u>http://www.naka.org/resources/history.asp</u>.

<sup>&</sup>lt;sup>121</sup> Yoo and Ahn, *Faithful Witness*, 135-136.

<sup>&</sup>lt;sup>123</sup> Ibid. Park later became a leader in the Korean American community and was involved with rebuilding Los Angeles in the aftermath of the 1992 riots.

<sup>&</sup>lt;sup>124</sup> Kim, "Residential Patterns," 8.



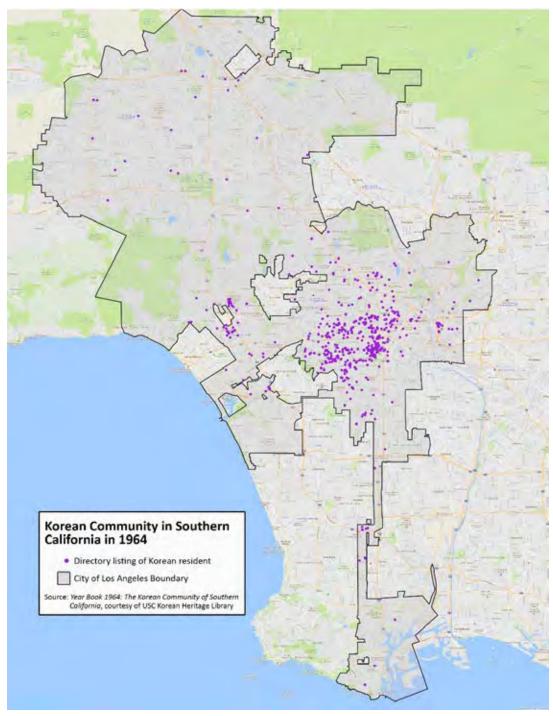
Home of Yin Kim at 1201 Gramercy Place that was the subject of efforts to challenge racial covenants (Photo by author).

In addition to the new wave of immigration, the Korean community in Los Angeles was undergoing other changes. In 1952, the Immigration and Nationality Act (also known as the McCarren-Walter Act) was passed, which relaxed the limits on immigration from certain Asian countries. Several court cases in the late 1940s and early 1950s challenged discriminatory racial covenant laws that barred Asian Americans from living in certain neighborhoods. Lawsuits brought by two Asian Americans in Los Angeles, Tommy Amer of Chinese heritage and Yin Kim of Korean heritage, were among the legal cases

that helped to end housing segregation.<sup>125</sup> In 1947, Kim, a second-generation Korean American dentist, and his wife purchased a house at 1201 South Gramercy Place in Arlington Heights, a neighborhood with enforced racial covenants. The Kims quietly moved in during escrow to avoid an injunction that would have prevented them from occupying the property. Once the sale closed, they were served with the injunction to vacate, which they challenged in court; they remained in the house as the lawsuit progressed.<sup>126</sup> Although the Kim and Amer cases ultimately were not among the ones chosen by the United States Supreme Court to deliberate on the issue of racial covenants, they were accepted for review by the Court in 1947 as examples of how the restrictive covenants affected other nonwhite groups in addition to African Americans.<sup>127</sup>

This shift towards desegregation resulted in many Korean Americans moving from the previous concentration around Jefferson Boulevard between Western and Vermont Avenues (later known as Old Koreatown) to middle class neighborhoods in Los Angeles and the surrounding cities. For the most part, the nucleus of the Korean American community expanded north and west, signaling the eventual creation of the later Koreatown. Some also moved further west to the Westside and over the Hollywood Hills to the San Fernando Valley.

<sup>125</sup> Cindy I-Fen Cheng, *Citizens of Asian America: Democracy and Race During the Cold War* (New York: New York University Press, 2013), 22-23.
<sup>126</sup> Ibid., 40-41.
<sup>127</sup> Ibid., 23, 43-51.



Map showing where Korean residents lived within the City of Los Angeles in 1964. The strongest concentration is still found around Jefferson Boulevard west of USC (just south of present-day 10 Freeway and west of the 110 Freeway), but movement northward and westward had started. The map is based on listings from Korean Community of Southern California Year Book 1964, which was the first directory of Korean residents and businesses in Southern California. (GIS map prepared by Office of Historic Resources).

The emphasis of political groups within the Korean American community was also shifting. With the establishment of the Republic of Korea in South Korea in 1948, the independence political organizations and associations that had been steady fixtures in the Korean American community began to decline in significance. During the post-war years, Korean American organizations became increasingly focused on cultural, religious, and professional developments.<sup>128</sup> The Dong Ji Hoi continued to support Syngman Rhee, who had become president of Republic of Korea. When Rhee was ousted from power by a student uprising in 1960, his political party, and the Dong Ji Hoi as part of it, became virtually defunct.<sup>129</sup> It still had offices in Hawaii and in Los Angeles. Under the leadership of Leo Song, co-owner of the produce wholesaler K&S Company and considered a successor to Rhee, it reorganized with different principles.<sup>130</sup> The Mugunghwa School (also known as the Korean School of Southern California) began operating from the Dong Ji Hoi building at 2716 Ellendale Place beginning in 1973.<sup>131</sup>

Korean churches continued to be defining elements of the community. On April 5, 1957, a Baptist church was established in Los Angeles by Reverend Dong-Myong Kim and his wife Ee-Sook (Esther) Ahn.<sup>132</sup> By 1964, the Berendo Street Baptist Church was located at 1324 South Berendo Street (extant/altered), just south of Pico Boulevard and west of Vermont Avenue.<sup>133</sup> It was the second Korean Baptist church established in the United States, and quickly grew to one of the largest Korean churches in Los Angeles.<sup>134</sup> By 1977, the church moved down the street to 975 South Berendo Street, while a different congregation, the Korean Evangelical Nah Sung Church, occupied the church at 1324 South Berendo Street (extant/altered).<sup>135</sup>

The Korean Methodist Church, having finally established a permanent home at 1276 W. 29<sup>th</sup> Street in 1945, constructed a new, modern church at 4394 Washington Boulevard at Virginia Road in 1960.<sup>136</sup> The congregation, consisting of the increasingly older first wave immigrants and their English-speaking second-generation adult children, outgrew its space as it gained members from the second wave of Korean immigrants. At its new location, it shifted to cater more and more to immigrants.<sup>137</sup>

New institutions aimed at the preservation and proliferation of Korean culture and identity were also founded during this period. On June 30, 1958, the KNA opened a new language school at their headquarters on Jefferson Boulevard, which had afterschool and summer programs for both boys and

<sup>&</sup>lt;sup>128</sup> Choy, *Koreans in America*, 188-189.

<sup>&</sup>lt;sup>129</sup> Ibid., 119.

<sup>&</sup>lt;sup>130</sup> Ibid., 119.

<sup>&</sup>lt;sup>131</sup> Ibid., 273.

<sup>&</sup>lt;sup>132</sup> Kim and Patterson, *The Koreans in America*, 52.

<sup>&</sup>lt;sup>133</sup> Pak, Korean Community of Southern California Year Book 1964, 83.

<sup>&</sup>lt;sup>134</sup> "Berendo Street Baptist Church, entrance," Los Angeles Public Library Photo Collection record order number 00075214, from Jeff Allen Houses of Worship Collection.

<sup>&</sup>lt;sup>135</sup> 1977 Korean Business Directory (Los Angeles: The Korea Times L.A., 1977), 21-22.

<sup>&</sup>lt;sup>136</sup> Yoo and Ahn, *Faithful Witness*, 133.

<sup>&</sup>lt;sup>137</sup> Ibid., 132-133, 138-139.

girls over six years old.<sup>138</sup> The KNA continued to promote Korean culture in the community, as well as Korean unity, although the political leanings of the prior decades became less integral to its mission. The American Korean Civic Organization was founded by Dr. Charles Yoon in 1962 to serve the second generation that might feel excluded from established community organizations like the KNA. It was located at 4328 Don Diablo Drive at a residential property in Baldwin Hills.<sup>139</sup> In 1963, the Korean Community Center was dedicated at the former Danish Hall at 1359 West 24<sup>th</sup> Street (extant/altered).<sup>140</sup> A group led by Leo Song (of K&S Company and the Dong Ji Hoi), (Charles) Ho Kim, Won-yong (Warren) Kim, and Hyung-soon raised funds to purchase the gathering space, which had already hosted some events for the Korean community.<sup>141</sup>

Economically, the Korean American community in Los Angeles was becoming increasingly affluent. Many second-generation members fluent in English had been educated in post-secondary institutions in the Los Angeles area and elsewhere. The professional barriers that had been in place decades before were starting to fade as more Korean Americans entered white-collar occupations. The *Korean Community of Southern California Year Book 1964*, published as a directory for and about the Korean community, listed one architect (David Hyun of Hyun & Whitney Architects at 2301 Hyperion Avenue),<sup>142</sup> two attorneys, three dentists (including Dr. Yin Kim who had challenged the racial covenants at his Arlington Height home), two insurance agents, and two clinical doctors.<sup>143</sup>

A notable business to start in this period was Phil Ahn's Moongate restaurant at 8632 Van Nuys Boulevard in Panorama City.<sup>144</sup> Opened in 1955 by actor Philip Ahn and his sister Soorah, the Moongate was a family business owned and operated by the children of Chang Ho Ahn and their extended family. Many family members had moved to the San Fernando Valley in the postwar years. As with earlier restaurants, the Korean-owned business served Chinese (Cantonese) food rather than Korean food, especially as it was located in a neighborhood with few Korean residents. Philip had gained enough recognition in Hollywood that including his name was an asset to the restaurant.

<sup>&</sup>lt;sup>138</sup> Kim and Patterson, *The Koreans in America*, 53.

<sup>&</sup>lt;sup>139</sup> Kim, Images of America: Los Angeles's Koreatown, 76; Pak, Korean Community of Southern California Year Book 1964, 84.
<sup>140</sup> Kim and Patterson, The Koreans in America, 60 and Choy, Koreans in America, 188. The former Danish Hall has been occupied by the Sung Kwang Presbyterian Church since at least 1986, who removed sections of the front brick wall and replaced with stud wall in 1987 (building permit no. 3266, Los Angeles Building and Safety, August 18, 1987). It should be noted that the 1964 Year Book listed the Korean Community Center address at 2525 West Vernon Avenue with Leo C. Song as president (Pak, Korean Community of Southern California Year Book 1964, 84). No additional documentation has been found to connect this property with the Korean Community Center.

<sup>&</sup>lt;sup>141</sup> "Korean War Orphans Will Be Fete Guests," *Los Angeles Times*, March 24, 1956; "Koreans to Observe Independence Day," *Los Angeles Times*, March 1, 1957.

<sup>&</sup>lt;sup>142</sup> David Hyun had a previous office at 1025 N. Vermont Avenue (not extant).

<sup>&</sup>lt;sup>143</sup> Pak, *Korean Community of Southern California Year Book 1964*, 6 and 86-87. Dr. Kim had his dental practice at 959 West Jefferson Boulevard (not extant).

<sup>&</sup>lt;sup>144</sup> Kim, Images of America: Los Angeles's Koreatown, 74.



Phil Ahn's Moongate as original constructed in 1955 at 8632 Van Nuys Boulevard in Panorama City, and in 1963 after a remodel (Los Angeles Public Library and Flip Ahn Cuddy).

The Moongate restaurant was designed by noted Los Angeles architecture firm Armet & Davis with Mid-Century Modern and Asian Eclectic architectural elements.<sup>145</sup> This included a circular moongate feature at the front façade and a neon sign in Asian-style font. The restaurant was a success, and Philip Ahn was made the honorary mayor of Panorama in 1962.<sup>146</sup> An addition and renovations that tripled its size to seat 300 was completed in 1964 while still under the Ahns' ownership.<sup>147</sup> Lou and Cliff Sawyer of Palm Springs, a husband and wife interior design team, did the interior and exterior design of the addition and renovation. The Sawyers were known for their work on restaurants, including the Polynesian-themed Don the Beachcomber in Palm Springs and Pago Pago in Long Beach.<sup>148</sup> The remodel was "a blend of Chinese and South Pacific," which incorporated the circular moongate motif at the expanded front façade and added Chinese lions, or Foo dogs, at the roofline. <sup>149</sup> The renovation also altered or eliminated some of original Mid-Century Modern features. The Moongate remained open until 1990, after which the building housed other businesses. It became La Sierra, a Mexican nightclub.

Gradually, the Korean War brought greater awareness of a distinct Korean identity to the mainstream, and businesses started to embrace their Korean roots. The House of Korean Arts was a gift shop managed by Henry S.G. Song and Marie Song Lee that specialized in selling goods made and imported from Korea.<sup>150</sup> Established by 1955, the store was located at 4332 Degnan Boulevard in Leimert Park Village by 1964.<sup>151</sup> The first restaurant in Los Angeles that specifically served Korean cuisine was Korea

<sup>&</sup>lt;sup>145</sup> Building permit no. 66184, Los Angeles Department of Building and Safety, December 23, 1953.

<sup>&</sup>lt;sup>146</sup> Chung, Hollywood Asian, 23.

<sup>&</sup>lt;sup>147</sup> Email correspondence from Flip Ahn Cuddy, April 22, 2017 and "Panorama City Restaurant Remodeled and Enlarged," *Los Angeles Times*, August 9, 1964.

 <sup>&</sup>lt;sup>148</sup> "Finding Aid for the Cliff & Lou Sawyer Papers, circa 1930-circa 1979," at University of California, Santa Barbara, Online Archive of California, accessed September 28, 2017, <u>http://www.oac.cdlib.org/findaid/ark:/13030/c81j992c/entire\_text/</u>.
 <sup>149</sup> "Panorama City Restaurant Remodeled and Enlarged."

<sup>&</sup>lt;sup>150</sup> "California's Gift Show Opens at Four Locations," *Los Angeles Times*, July 25, 1955; Aleene Barnes, "Noted Korean Novelist Visits Here to Spread Culture of Homeland," *Los Angeles Times*, August 3, 1955.

<sup>&</sup>lt;sup>151</sup> Pak, Korean Community of Southern California Year Book 1964, 87.

House at 2731 West Jefferson Boulevard (extant/altered).<sup>152</sup> Opened by Francis Lewe in 1965, it appears to have moved to 1540 North Cahuenga Boulevard in Hollywood in 1970.<sup>153</sup>

In 1961, the Korean Chamber of Commerce of California was organized and established in Los Angeles at 1205 West Jefferson Boulevard (not extant). It was headed by Frank Ahn, who oversaw the efforts to promote Korean American commercial interests.<sup>154</sup> By 1977, the Korean Chamber of Commerce of Southern California was located at 981 South Western Avenue near Olympic Boulevard in a commercial office building owned by the Korean Association of Southern California.<sup>155</sup>

This economic proliferation extended to further civic engagement. In 1960, Alfred Song became the first Korean American to serve on a local city council when he was elected as a councilmember for the nearby City of Monterey Park. Born in Hawaii, Song was the son of Korean plantation workers. He moved to Los Angeles to attend USC for undergraduate studies, and eventually law school, following his enlistment in the Air Force during World War II. He was one of the two attorneys listed in the 1964 Year Book, with his law office noted as at 608 South Hill Street in Downtown. He was later elected to the State Assembly in 1962, and State Senate in 1966—the first Korean American to hold these positions.<sup>156</sup>

### Third Wave of Immigration and the Rise of Koreatown: 1965-1980

In 1965, U.S. immigration policy underwent a substantial overhaul with the passage of the Hart-Celler Act. Formally known as the Immigration and Nationality Act of 1965, the Hart-Celler Act effectively ended the discriminatory restrictions for immigrants from select nations of origin. By removing policies that had previously favored European immigrants, a substantial influx of immigrants arrived over the following years from Latin America and Asia, including Koreans. At first, the annual number of people emigrating from Korea was a few thousand people, which already more than doubled the one to two thousand Koreans arriving each year before 1965.<sup>157</sup> By the early 1970s, the numbers increased dramatically with over 30,000 Korean immigrants entering the U.S. alone in 1976.<sup>158</sup>

Those who came to the U.S. as part of the third wave were predominantly well-educated and skilled workers, unlike the unskilled laborers of the first wave more than half a century prior. Political and economic uncertainty in South Korea created a desire for many to move to the U.S. to pursue other

<sup>&</sup>lt;sup>152</sup> Kim, Images of America: Los Angeles's Koreatown, 79.

<sup>&</sup>lt;sup>153</sup> Lois Dwan, "Roundabout," Los Angeles Times, July 26, 1970.

<sup>&</sup>lt;sup>154</sup> Kim and Patterson, *The Koreans in America*, 58.

<sup>&</sup>lt;sup>155</sup> *1977 Korean Business Directory*, 1, and alteration permit no. 35420 for 981 South Western Avenue, Los Angeles Department of Building and Safety, November 8, 1976. The permit lists the Southern California League of Koreans as the owner, which may have been another name for the Korean Association of Southern California, the owner listed on later permits. The most recent permits say the owner is the Korean American United Foundation while signage on the building says, "Korean American Community Center."

<sup>&</sup>lt;sup>156</sup> Kim and Patterson, *The Koreans in America*, 58.

<sup>&</sup>lt;sup>157</sup> Kim, "Residential Patterns," 10.

<sup>&</sup>lt;sup>158</sup> Pyong Gap Min, "Korean Immigrants in Los Angeles," (paper presented at the Conference on California's Immigrants in World Perspectives, University of California, Los Angeles, April 26-27, 1990), 3.

opportunities; little migration out of Communist North Korea occurred. Many of the new immigrants who had received higher education and professional qualifications in Korea were unable to transfer those credentials or immediately overcome the language barrier. Instead, many pursued goods- and services-based economic opportunities, such as small business ownership of grocery stores, dry cleaners, tailors, and restaurants.<sup>159</sup> Import-export trading companies and garment industry establishments also eventually became popular businesses.

As with other immigrant groups, arriving Koreans gravitated towards established ethnic communities. This was intensified in Los Angeles, where the cultural and economic institutions of the Korean American community were located in a concentrated area around Jefferson Boulevard west of USC. Property rental rates, both commercial and residential, near this area were relatively low. Postwar suburban development drew many white residents from urban Los Angeles in a white flight migration that left the city's central areas under occupied. At the same time, the opening of the Santa Monica Freeway (10 Freeway) in the mid-1960s replaced Olympic Boulevard as the main east-west connector and resulted in a decrease in traffic volume, higher vacancies, and more affordable commercial rents along the boulevard.<sup>160</sup> This combination of a pre-existing ethnic community and its supporting institutions, coupled with relative affordability in nearby areas, and the rapid influx of well-educated and financially sound immigrants with the capital to start commercial endeavors, effectively created one of the highest concentrations of Korean peoples and institutions in the United States—Koreatown.<sup>161</sup>

The Korean community was already beginning to shift north from Jefferson Boulevard over the previous decades. The influx of third-wave immigrants, and the dispersion of the second generation following the postwar suburban boom and lifting of racial covenants, shifted the concentration of Koreans north of the 10 Freeway by 1970. At the same time in the late 1960s, the Foreign Exchange Bank of Korea opened in Los Angeles to facilitate business and trade between the United States and Korea.<sup>162</sup> A state-owned bank, the Foreign Exchange Bank of Korea was first located at the One Wilshire Building at 624 S. Grand Avenue in 1967 before moving to 1133 Wilshire Boulevard by 1977.<sup>163</sup> By then, it had changed its name to the Korean Exchange Bank.<sup>164</sup> In 1977, the Korean Exchange Bank constructed a new branch building at 3099 West Olympic Boulevard designed by architects Kuo Sang Kim and Kurt Meyer.<sup>165</sup> The presence of established Korean-oriented financial services supported the rising influence of the Korean community in the activation of commercial spaces in these previously economically depressed areas.

<sup>&</sup>lt;sup>159</sup> Nancy Yoshihara, "Koreans Find Riches, Faded Dreams in L.A." *Los Angeles Times*, February 1, 1976.

<sup>&</sup>lt;sup>160</sup> Kim, "Residential Patterns," 56-57.

<sup>&</sup>lt;sup>161</sup> Diana Sherman, "Largest Outside Korea: Korean Town's Extent, Population Grown Daily," *Los Angeles Times*, February 25, 1979.

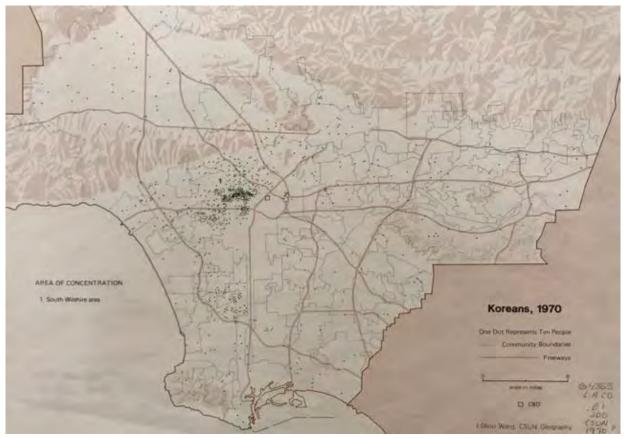
<sup>&</sup>lt;sup>162</sup> "Korean Bank Opens Office," Los Angeles Times, September 10, 1967.

<sup>&</sup>lt;sup>163</sup> Ibid.; 1977 Korean Business Directory, 1-2.

<sup>&</sup>lt;sup>164</sup> "Bank Seeks Name Change," Los Angeles Times, December 27, 1967.

<sup>&</sup>lt;sup>165</sup> New building permit no. 41899 for 3099 West Olympic Boulevard, Los Angeles Department of Building and Safety, January 18, 1977. Later called the Hanmi Bank.

The catalyst for the formation of Koreatown is often attributed to the founding of the Olympic Market by Hi-Duk Lee. Opened in 1969, the Olympic Market at 3122 West Olympic Boulevard (not extant) was one of the first Korean grocery stores located along the Olympic Boulevard commercial corridor.<sup>166</sup> After the success of the Olympic Market, Hi-Duk Lee opened the VIP Palace restaurant (Young Bin Kwan) at 3014 West Olympic Boulevard in 1975.<sup>167</sup> The VIP Palace, along with the adjacent shopping center, VIP Plaza at 3030 West Olympic Boulevard also developed by Lee in 1979, incorporated Korean-style architectural elements in its building design, including 10,000 blue roof tiles Lee imported from Korea.<sup>168</sup> They were among the first buildings in Los Angeles to showcase Korean architectural elements.



Distribution of Koreans in Los Angeles County in 1970. Note the concentration of Koreans is now seen north of the 10 Freeway around Olympic Boulevard, rather than Jefferson Boulevard south of the freeway (Robert Provin and I-Shou Wang, CSUN Geography, at UCLA Libraries).

<sup>&</sup>lt;sup>166</sup> Junyoung Myung, "Values-Based Approach to Heritage Conservation: Identifying Cultural Heritage in Koreatown" (master's thesis, University of Southern California, 2015), 20.

<sup>&</sup>lt;sup>167</sup> Kim, Images of America: Los Angeles's Koreatown, 82.

<sup>168</sup> Ibid.

## SurveyLA Citywide Historic Context Statement

Korean Americans in Los Angeles, 1905-1980



*Left: Advertisement for the Korea Exchange Bank of California in the 1977 Business Directory (Korean Heritage Library, USC). Right: Advertisement for the V.I.P. Palace in the 1977 Business Directory (Korean Heritage Library, USC).* 

Soon, hundreds of Korean businesses opened along Olympic Boulevard and expanded to Eight Street.<sup>169</sup> The incredible growth of the Korean business community in Los Angeles between 1965 and the mid-1970s can be seen in comparing the 1964 Year Book of the Korean community in Southern California with the 1977 directory of businesses published by the *Korea Times*. Where the 1964 Year Book had about 50 pages dedicated to residential and business listings and showed only four restaurants, the 1977 directory was dedicated solely to commercial and institutional services and was over 150 pages long with at least 50 Korean-owned restaurants listed.<sup>170</sup>

As the concentration of Korean-oriented businesses increased along Olympic Boulevard, so did the population of Koreans in the surrounding neighborhood as the high rate of immigration continued. The area bounded by Olympic Boulevard and 8<sup>th</sup> Street between Crenshaw Boulevard and Hoover Street became one of the most densely populated areas of Koreans and Korean-owned businesses; it had over 70,000 Korean residents and 1,000 small businesses by 1976.<sup>171</sup> The area also supported five

<sup>&</sup>lt;sup>169</sup> Hyunsun Choi, "Magnetic Koreatown: Location and Growth in Transition," Korea Observer (Winter 2007): 593.

<sup>&</sup>lt;sup>170</sup> Pak, Korean Community of Southern California Year Book 1964, 89 and 1977 Business Directory, 72-79.

<sup>&</sup>lt;sup>171</sup> Yoshihara, "Koreans Find Riches."

newspapers, including the *Korea Times*, the largest circulation daily Korean newspaper in the United States by 1977.<sup>172</sup> Opening its Los Angeles headquarters at 11638 Ventura Boulevard in Studio City in 1969, the newspaper moved to Koreatown in 1971 to 3418 West First Street (not extant) between Virgil and Vermont Avenues.<sup>173</sup> By 1977, it was located at 141 North Vermont Avenue (not extant).<sup>174</sup>

Other newspapers included the *Korean American Herald* (Miju Shin-Mun) at 2703 West Eighth Street; *Korean American Times* at 1543 West Olympic Boulevard; the *Korea Herald* at 1212 North Vermont Avenue; and the Dong-A II Bo at 1035 South Crenshaw Boulevard.<sup>175</sup> The *Koreatown* weekly newspaper founded by K.W. (Kyung Won) Lee was the first Korean American newspaper printed in English. It started publishing in 1979 with its editorial offices at 1311 West Ninth Street.<sup>176</sup> According to its masthead, it was located at 1342 West Olympic by 1981, though it ceased publishing in 1984. Other media outlets listed in the 1977 business directory included the Korean Broadcasting Company at 634 South Broadway, the Palace Theatre; Korean TV Productions at 5225 Wilshire Boulevard; MBC TV at 3450 Wilshire Boulevard; Radio Korea at 141 North Vermont Avenue (not extant); and the TBC TV & Joong Ang II Bo at 661 South Burlington Avenue.

The rapid expansion of Korean-owned businesses in the area resulted in the organization of the Koreatown Development Association (also known as the Koreatown Association), an organization of business leaders that aimed to improve and promote the business environment in the emerging Koreatown. The Koreatown Development Association, although largely business-oriented, served as a booster organization for the burgeoning Korean American community by promoting socio-cultural events as well as commerce.<sup>177</sup> It established the Korean Street Festival in 1974 that quickly grew to include over 120 participating organizations with over 45,000 attendees.<sup>178</sup> In 1978, after lobbying by the Koreatown Development Association led by Hi-Duk Lee as its president, the neighborhood received the honorary recognition as Koreatown by the City of Los Angeles.

The Koreatown Development Association was located at 981 South Western Avenue in 1977, in a fourstory Modern office building purchased by the Korean Association of Southern California (KASC) in 1975.<sup>179</sup> The KASC was founded in the mid-1960s to "promote ethnic fraternity; provide informational, cultural, and educational resources to immigrants; and protect the rights and interest of the general

<sup>&</sup>lt;sup>172</sup> 1977 Business Directory, 157.

<sup>&</sup>lt;sup>173</sup> Kim, *Images of America: Los Angeles's Koreatown*, 80, 84; advertisement in *Korea Times* in 1970.

<sup>&</sup>lt;sup>174</sup> 1977 Business Directory, 157. Korea Times moved to 3731 Wilshire Boulevard.

<sup>&</sup>lt;sup>175</sup> Ibid., 102.

<sup>&</sup>lt;sup>176</sup> "Koreatown Weekly Debuts," *Koreatown: Special Korean Festival Issue,* September 1979, 1, accessed September 28, 2017, http://oac.cdlib.org/ark:/13030/hb6779p1mf/?brand=oac4.

<sup>&</sup>lt;sup>177</sup> Yu Eui-Young, "'Koreatown' Los Angeles: Emergence of a New Inner-City Ethnic Community," *Bulletin of the Population and Development Studies Center* 14 (1985): 36

<sup>&</sup>lt;sup>178</sup> Yoshihara, "Koreans Find Riches."

<sup>&</sup>lt;sup>179</sup> Victoria Kim, "Community Center Meant to Unite L.A.'s Korean Americans Has Become a Battleground," *Los Angeles Times*, February 29, 2016. Ownership is held by the Korean American United Foundation.

Korean immigrant community.<sup>1180</sup> The KASC had ties to the South Korean government and was funded in part by the Korean Consulate General. In 1970, the KASC was listed at 5455 Wilshire Boulevard in the same office building as the Korean Consulate General.<sup>181</sup> In 1972, it moved to a storefront on Olympic Boulevard and then finally to 981 South Western Avenue, property purchased with the help of the South Korean government.<sup>182</sup> The building became the home of several organizations and businesses catering to the Korean community, including the Korean American Community Center, the Korean Chamber of Commerce, the Korean Students Association of Southern California, and the Korean Trader's Association of America.<sup>183</sup> In the mid-1980s, the KASC became known as the Korean American Federation.<sup>184</sup>

By 1979, Los Angeles had the largest population of Koreans living outside of Korea. This population, estimated at the time to be approximately 170,000, was largely concentrated in the Koreatown area. Koreatown was the commercial center, where business signage in Korean and traditional Korean design elements incorporated into some buildings identify the area as distinctly Korean.

Despite the levels of investment in the area with Korean-owned businesses and the real estate purchases by Korean investors, it was not a desirable residential neighborhood. Those living in Koreatown were predominantly immigrants from the third wave. As with the previous generations of Korean Americans in the decades prior, those who could afford to do so moved to middle-class neighborhoods in other parts of the city and the greater Southern California region.<sup>185</sup> Koreatown and its concentration of restaurants, markets, retailers, cultural centers, churches, nightlife establishments, theaters, and other amenities served the broader Korean American community, regardless of class.

<sup>&</sup>lt;sup>180</sup> Angie Y. Chung, *Legacies of Struggle: Conflict and Cooperation in Korean American Politics* (Stanford, CA: Stanford University Press, 2007), 65. Chung lists the KASC as starting in 1962, while other sources listed 1965 or 1968.

<sup>&</sup>lt;sup>181</sup> Chung, *Legacies of Struggle*, 65-66 and "Action Line," *Long Beach Independent*, February 23, 1970.

<sup>&</sup>lt;sup>182</sup> Kim, "Community Center"; Kim, Images of America: Los Angeles's Koreatown, 84.

<sup>&</sup>lt;sup>183</sup> *1977 Business Directory*, 1, 3, 5, 20, 26, 142, 145-146.

<sup>&</sup>lt;sup>184</sup> Chung, *Legacies of Struggle*, 66.

<sup>&</sup>lt;sup>185</sup> Sherman, "Largest Outside Korea."



L: Business signage in Korean at Olympic Plaza, 2727 Olympic Boulevard, in 1988 (Los Angeles Public Library). R: East West Market at 3300 West Eighth Street at Normandie Avenue seen in 1987 with its Korean influence architecture (Los Angeles Public Library).

The long-established community institutions also adjusted to the new wave of immigrants and the shift of the Korean community northward to the new Koreatown. The Korean Methodist Church was at the Washington Boulevard church they built in 1960 for only eight years before they outgrew the space. As the first wave immigrant generation was dying, the congregation's membership, and the focus of its activities, shifted to the second wave of student immigrants and then to the third wave of immigrants after the 1965 immigration quotas were lifted. It moved in 1968 to the church at 1068 South Robertson Boulevard to accommodate the growing congregation. There, it merge with the smaller Robertson Community Methodist Church and promised to offer at least one English service a week as part of the merger.<sup>186</sup> In 1989, the church moved from the Robertson Boulevard location, where it had been for the longest period to date, to 7400 Osage Avenue in Westchester near Los Angeles International Airport. It remains there as the Los Angeles Korean United Methodist Church in shared facilities with the La Tijera United Methodist Church.<sup>187</sup>

The Korean Presbyterian Church remained at its Jefferson Boulevard location, and in 1983, constructed the larger Korean United Presbyterian Church building next door to its 1938 brick church.<sup>188</sup> Joining the handful of Korean churches that had long served the community were several dozen new churches

<sup>&</sup>lt;sup>186</sup> Yoo and Ahn, *Faithful Witness*, 139-140.

<sup>&</sup>lt;sup>187</sup> Ibid., 149.

<sup>&</sup>lt;sup>188</sup> Kim, Images of America: Los Angeles's Koreatown, 46.

throughout Southern California.<sup>189</sup> Some of the new churches occupied existing churches and other religious buildings. This includes the Korean Philadelphia Presbyterian Church, which in 1976 purchased the former synagogue of Temple Sinai East at 407 South New Hampshire Avenue (City of Los Angeles Historic-Cultural Monument No. 91).<sup>190</sup> The Korean Church of Southern California occupied the church at 10792 West National Boulevard in Palms by 1977; the building later housed the Redeemer Baptist Church.<sup>191</sup> The two largest Korean churches by the early 1980s were Young Nak Church with over 3,000 members and Oriental Mission Church with 2,500 members.<sup>192</sup> Young Nak was first housed in a former synagogue at 1218 S. Fairfax Avenue before it outgrew the space and constructed its own church in 1989 at 1721 North Broadway in Lincoln Heights.<sup>193</sup> The Oriental Mission Church moved into a former supermarket building at 424 North Western Avenue in 1975 within Koreatown.<sup>194</sup>

While many of the second and third generation Korean Americans had moved to neighborhoods throughout the Los Angeles region, they were often instrumental in helping to settle new arrivals by offering socio-cultural, economic, and organizational support. Continuing the tradition from previous decades, Korean churches offered a number of services to immigrants, including English language lessons. By the beginning of 1974, English as a Second Language (ESL) classes were instituted in the Los Angeles school system, which began hiring teachers who could speak Korean to instruct new immigrant students. Special hotlines were established to offer on-demand help those who were struggling with the culture shock and adjustments to life in the United States. Groups like the Koreatown Youth Center (later known as the Koreatown Youth and Community Center or KYCC), established in 1975 as an afterschool program to support immigrant Korean youth, helped bridge the divide between the established Korean American community and newcomers.<sup>195</sup>

New Korean immigrants were incredibly self-reliant and established a number of socio-cultural networks. As early as 1965, alumni groups from Korean universities were founded and provided a social framework for many of the new residents; the All Korean University Alumni Association of California had an office at 1146 North Vermont Avenue in 1977.<sup>196</sup> Other social and cultural organizations offered similar communal settings, as did the ever-important religious institutions. Although political groups had been prolific in the Korean American community in previous decades, these had largely moved away from politics during this later period. Several of the Korean language newspapers continued to comment on the political climate in North and South Korean, much to the chagrin of the Korean Consulate in Los Angeles. The population had largely moved on from political organizations to embrace socio-cultural organizations.

<sup>193</sup> John Dart, "Church Reflects Growing Korean Activity," Los Angeles Times, June 10, 1989.

<sup>&</sup>lt;sup>189</sup> *1977 Business Directory,* 20-27.

<sup>&</sup>lt;sup>190</sup> City of Los Angeles Historic-Cultural Monument No. 91—Korean Philadelphia Presbyterian Church files at the City of Los Angeles Office of Historic Resources.

<sup>&</sup>lt;sup>191</sup> 1977 Business Directory, 22.

<sup>&</sup>lt;sup>192</sup> John Dart, "Korean Congregations, Large and Small, Find a Life in the Southland," Los Angeles Times, March 26, 1983.

<sup>&</sup>lt;sup>194</sup> Kim, Images of America: Los Angeles's Koreatown, 86.

 <sup>&</sup>lt;sup>195</sup> "History," Koreatown Youth + Community Center, accessed September 29, 2017, <u>https://www.kyccla.org/about/history/</u>.
 <sup>196</sup> 1977 Business Directory, 1.

Korean Americans from the earlier waves and their children continued to find success in their fields and gain greater visibility in mainstream American society. Actor Philip Ahn became even more well-known with his co-starring role of Master Kan on the television program *Kung Fu* from 1972-1975. A few Korean immigrant actors, such as Soon-Tek Oh and Johnny Yune, also started to appear in the television industry in the 1970s and 1980s, though the presence of Koreans in the entertainment industry and in the performing arts was still fairly rare.<sup>197</sup> Architect David Hyun, whose family settled in Hawaii as part of the first wave, developed the Japanese Village Plaza shopping center at 350 East 1<sup>st</sup> Street in Little Tokyo. Opened in 1978, Japanese Village Plaza was a project led by the local Japanese community in concert with the Los Angeles Community Redevelopment Agency to revitalize Little Tokyo.<sup>198</sup> It was designed by Hyun with McClelland, Cruz and Gaylord, Kazumi Adachi and Robert E. Alexander, and with Takahashi & Takahashi as the landscape architect.<sup>199</sup>

Hyun was considered the first Korean American architect in Los Angeles and started practicing in 1947.<sup>200</sup> He practiced in partnership with Richard Whitney as Hyun & Whitney starting in 1961 and designed several Mid-Century Modern residences as well as commercial and institutional projects.<sup>201</sup> For the Japanese Village Plaza, Hyun's design used elements of traditional Asian architecture, such as blue tiled roofs, exposed wood beams, and fenestration referencing shoji patterns.<sup>202</sup> Hyun attempted to develop a Korean Village that could be a focus for the Korean community, as Little Tokyo was for the Japanese and Chinatown was for the Chinese, and the project was not executed.<sup>203</sup>

Reflecting the growing link between Los Angeles and South Korea, the Republic of Korea donated the Korean Friendship Bell to the city in 1976 to celebrate the United States' bicentennial and to honor the veterans of the Korean War.<sup>204</sup> The bell was placed in Angel's Gate Park overlooking the Pacific Ocean in San Pedro, and was designated City of Los Angeles Historic-Cultural Monument No. 187 in 1978. The Korean Cultural Center, run by the South Korean Ministry of Culture, Sports, and Tourism, opened in 1980 at 5505 Wilshire Boulevard in a former bank building to promote the cultural heritage of Korea.<sup>205</sup>

Starting with fewer than twenty Koreans in Los Angeles after the first decade of the twentieth century, Korean Americans became one of the major ethnic communities in the city. After 1980, Koreatown continued to grow and expand beyond Olympic Boulevard toward Wilshire Boulevard to the north and

<sup>&</sup>lt;sup>197</sup> Chung, Hollywood Asian, xiii.

<sup>&</sup>lt;sup>198</sup> Lou Desser, "Little Tokyo's Grass Roots Project," Los Angeles Times, April 24, 1977.

<sup>&</sup>lt;sup>199</sup> Ibid., and "Japanese Village Shop Plaza Opens," *Los Angeles Times*, October 29, 1978.

<sup>&</sup>lt;sup>200</sup> "Firm Opened by Architects," *Los Angeles Times,* September 3, 1961 and "David Hyun," Forest Lawn, accessed April 17, 2017, http://forestlawn.tributes.com/obituary/show/David-Hyun-93744266.

<sup>&</sup>lt;sup>201</sup> Hyun also was almost deported after being accused of being a Communist in the 1950s. He was exonerated and continued to practice architecture. Cheng, *Citizens of Asian America*, 127-134.

<sup>&</sup>lt;sup>202</sup> Desser, "Little Tokyo's Grass Roots Project" and "Japanese Village Shop Plaza Opens."

<sup>&</sup>lt;sup>203</sup> Sam Kaplan, "L.A. Koreans in Search of an Identity," *Los Angeles Times*, September 20, 1979.

<sup>&</sup>lt;sup>204</sup> "Korean Friendship Bell," Los Angeles Public Library Photo Collection record order number 00063669, from Cary Moore Collection. The bell is at 3601 S Gaffney Street in Angels' Gate Park in San Pedro.

<sup>&</sup>lt;sup>205</sup> Kim, Images of America: Los Angeles's Koreatown, 93.

Pico Boulevard to the south, and even further beyond. Korean Americans also spread across Los Angeles outside of Koreatown, investing in businesses in the Fashion District and South Los Angeles, as well as living in the San Fernando Valley and West Los Angeles. Many more social, financial, commercial, and cultural institutions were established to serve the increasingly visible and prominent Korean American community. An influx of investment from South Korea starting in the 1980s extended the immigration of both people and capital to Los Angeles as it became one of the largest concentrations of Koreans outside of Korea. Koreatown Plaza, the indoor mall at 928 South Western Avenue designed by Gruen Associates and partner Ki Suh Park and developed by Joon Nam Yang, opened in 1988 after four years' construction to be among the largest new developments in Koreatown.<sup>206</sup>

The painful events surrounding the 1992 riots, wherein many Korean businesses were targeted for looting and destruction, marked a turning point for the community, and deserve further study. Greater civic engagement and engagement with non-Korean communities since then has further tied the Korean American community to Los Angeles. David Ryu, the first Korean American to serve in the City Council, was elected in 2015. As more time passes, the contributions of Korean Americans to Los Angeles since the third wave of immigration will become more apparent.

<sup>&</sup>lt;sup>206</sup> Ibid., 100.

# ASSOCIATED PROPERTY TYPES AND ELIGIBILITY REQUIREMENTS

The "Property Types and Eligibility Standards" were developed as part of the Asian American in Los Angeles National Register Multiple Property Documentation (MPD) form and are applicable to all five Asian American contexts of the MPD. Though they focus on eligibility for listing in the National Register of Historic Places, they are easily adaptable for use in evaluating property eligibility for listing in the California Register of Historical Resources (CR) and/or as a local Historic-Cultural Monument (HCM). The criteria for these programs parallel criteria used for the National Register. Some considerations in applying the standards under HCM and CR criteria for designation are below.

- Criterion A of the National Register is the equivalent of Criterion 1 for HCM and the CR.
- Criterion B of the National Register is the equivalent of Criterion 2 for HCM and the CR.
- Criterion C of the National Register is the equivalent of Criterion 3 for HCM and the CR.
- There is no 50 year rule for eligibility for listing in the CR or as an HCM. Therefore, Criterion G, "must be of exception importance if less than 50 years of age" does not apply.
- Integrity considerations may vary in some cases when applied under CR and HCM criteria.
- Commercial signs are not included as a property type eligible for the National Register. However, signs may meet significance threshold for local listing as an HCM. To evaluate signs see the "Commercial Signs" theme of the Citywide Historic Context Statement.
- The local Historic Preservation Overlay Zone (HPOZ) ordinance criteria may apply to historic districts.

This section assists with the identification and evaluation of properties that may be significant for their association with Asian American history in Los Angeles under one of the five historic contexts of this MPDF. A wide range of property types has been identified and the different types are referenced throughout the contexts.

Properties may be eligible under Criteria A, B, C, and/or D of the National Register:

- A: that are associated with events that have made a significant contribution to the broad patterns of history,
- B: that are associated with the lives of persons significant in the past,
- C: that embody the distinctive characteristics of a type, period, or method of construction; represent the work of a master; possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction,
- D: that have yielded, or may be likely to yield, information important in prehistory or history.

## Criteria Consideration A: Religious Properties

A religious property is eligible if it derives its primary significance from architectural or artistic distinction or historical importance.

## Criteria Consideration B: Moved Properties

A property removed from its original or historically significant location can be eligible if it is significant primarily for architectural value or it is the surviving property most importantly associated with a historic person or event.

## Criteria Consideration C: Birthplaces of Graves

A birthplace or grave of a historical figure is eligible if the person is of outstanding importance and no other appropriate site or building exists directly associated with his or her productive life.

Criteria Consideration D: Cemeteries
A cemetery is eligible if it derives its primary significance from graves of persons of transcendent
importance, age, distinctive design features, or association with historic events.
Criteria Consideration E: Reconstructed Properties
A reconstructed property is eligible when it is accurately executed in a suitable environment and presented in a dignified manner as part of a restoration master plan and when no other building or structure with the same associations has survived. All three requirements must be met.
Criteria Consideration F: Commemorative Properties
A property primarily commemorative in intent can be eligible if design, age, tradition, or symbolic value has invested it with its own historical significance.
Criteria Consideration G: Properties That Have Achieved Significance Within the Past Fifty Years A property achieving significance within the past fifty years is eligible if it is of <i>exceptional</i> <i>importance</i> .
Fifty years is a general estimate of the time needed to develop historical perspective and to evaluate

Fifty years is a general estimate of the time needed to develop historical perspective and to evaluate significance. This consideration guards against the listing of properties of passing contemporary interest and ensures that the National Register is a list of truly historic places. Exceptional importance sufficient to satisfy Criteria Consideration G is a measure of the property's importance within the appropriate historic context, at the local, state, or national level of significance.

Most extant resources meeting this requirement are associated with the Chinese, Japanese, and Korean populations. There are fewer resources associated with the Filipino and Thai communities. Those properties not of exceptional importance may become eligible when more time has passed. It is anticipated that this MPDF will be amended over time to include expanded periods of significance and other Asian American populations in Los Angeles, and to address additional themes and property types not yet known.

## Integrity

Properties eligible for the National Register must also have integrity, the ability to convey their significance. Integrity is based on significance: why, where, and when a property is important. The evaluation of integrity is sometimes a subjective judgment. It must always be grounded in an understanding of a property's physical features and how they relate to its significance. Only after significance is fully established can integrity be evaluated. Ultimately, the question of integrity is answered by whether or not the property retains the **identity** for which it is significant.

Historic properties either retain integrity (convey their significance) or they do not. Within the concept of integrity, the National Register criteria recognizes seven aspects or qualities that, in various combinations, define integrity:

- *Location* is the place where the historic property was constructed or the place where the historic event occurred.
- *Design* is the combination of elements that create the form, plan, space, structure, and style of a property.
- *Setting* is the physical environment of a historic property.
- *Materials* are the physical elements that were combined or deposited during a particular period of time and in a particular pattern or configuration to form a historic property.

- *Workmanship* is the physical evidence of the crafts of a particular culture or people during any given period in history or prehistory.
- *Feeling* is a property's expression of the aesthetic or historic sense of a particular period of time.
- Association is the direct link between an important historic event or person and a historic property.

To retain historic integrity a property will always possess several, and usually most, of the aspects. The retention of specific aspects of integrity is paramount for a property to convey its significance. Determining which of these aspects are most important to a particular property requires knowing why, where, and when the property is significant.

Each type of property depends on certain aspects of integrity more than others to express its historic significance. Determining which aspects are most important to a particular property requires an understanding of the property's significance and its essential physical features. A property important for association with an event, historical pattern, or person(s) ideally might retain some features of all seven aspects of integrity. Integrity of design and workmanship, however, might not be as important to the significance, and would not be relevant if the property were a site. A basic integrity test for a property associated with an important event or person is whether a historical contemporary would recognize the property as it exists at the time of nomination.

All properties change over time. It is not necessary for a property to retain all its historic physical features or characteristics. The property must retain the essential physical features that enable it to convey its historic identity. The essential physical features are those features that define both why a property is significant (Applicable Criteria and Areas of Significance) and when it was significant (Periods of Significance). Street-facing elevations should retain most of their major design features; some original materials may have been altered or removed. Resources should retain the overall shape and rhythm of window openings and entrances, even if storefronts have changed. Replacement of storefronts is a common alteration, and a missing storefront may not automatically exclude commercial buildings from eligibility.

If there are a number of proximate resources relatively equal in importance, or a property is of large acreage with a variety of resources, and most of those resources retain integrity, the group of resources should be evaluated as a historic district. For a district to retain integrity as a whole, the majority of the components that make up the district's historic character must possess integrity even if they are individually undistinguished. Contributors to a district may have a greater degree of acceptable alterations than properties individually eligible. Properties with reversible alterations to the exterior, such as enclosed porches and replaced windows on residential properties, should not automatically be excluded from consideration. The relationships among the district's components must be substantially unchanged since the period of significance.

Architectural and physical attributes of some properties associated with Asian Americans in Los Angeles may be modest, and some may have been altered, compromising integrity of design, materials, and/or workmanship. Setting may have changed (surrounding buildings and land uses). Original use may have changed. Properties may still be eligible under Criteria A or B on the strength of their association with historic events or people. Retention of location, feeling, association, and sometimes setting, may be more important than design, workmanship, and materials. Properties eligible under Criterion C must retain those physical features that characterize the type, period, or method of construction that the

property represents. Location and setting is important for those properties whose design is a reflection of their immediate environment.

In general, property types associated with Asian Americans in Los Angeles that meet the registration requirements for significance and integrity can be considered rare; in some cases, there may be only one or a few eligible resources. Registration Requirements for property types were developed based on knowledge and comparative analysis of physical characteristics and/or historical associations. The integrity requirements and considerations take into account rarity of resources, knowledge of their relative integrity, and significance evaluations based primarily on eligibility under Criteria A and B.

## **Registration Requirements**

All property types must date from within the period of significance for the associated context, retain most of the character defining features from their period of significance, and retain sufficient integrity to convey their significance. Properties must have been constructed or used by Asian Americans and represent an important association with the Asian American community in Los Angeles.

Properties must be eligible in the area of Ethnic Heritage: Asian, where Asian may serve as a placeholder for Chinese, Japanese, Korean, Filipino, and/or Thai to be specified as appropriate in the individual nomination. Nominations for properties eligible in the area of Ethnic Heritage must also identify areas of significance that closely relate to the events, activities, characteristics, or information for which the property is significant. Registration requirements and/or special integrity considerations particular to specific property types are identified as needed.

## Property Types Associated with Prominent Persons in Asian American History

<u>Description</u>: Properties associated with prominent persons in Asian American History in Los Angeles are common to all contexts and comprise one of the largest groups of historic resources identified under this MPDF. They include residential, commercial, institutional, industrial, and agricultural resources and cover the full period of significance for each related context. Resources can be found citywide, with some concentrations in the geographic areas of settlement and migration as discussed in the context narratives. Architectural type, style, and detail vary widely and are generally based on the date of construction.

<u>Significance</u>: Properties associated with prominent Asian Americans in Los Angeles may be eligible for listing in the National Register under Criterion B at the local, state, or national level. A property must be directly associated with the productive life of a significant Asian American or associated with Los Angeles residents of other cultures and ethnicities who have been instrumental in furthering opportunities for Asians Americans. Individuals may be important in a wide range of areas of significance including, and not limited to Ethnic Heritage: Asian, Agriculture, Commerce, Community Planning and Development, Communications, Entertainment/Recreation, Exploration/Settlement, Industry, Art, Performing Arts, Health/Medicine, Politics/Government, Military, Religion, and Social History. Individuals include important civic leaders and activists, business owners, educators, doctors, actors, writers, politicians, farmers, athletes, and artists. Residential properties and professional offices may be associated with persons significant in civil rights and issues related to deed restriction and segregation. While the associated historic context narratives identify numerous persons significant in Asian American history whose associated properties may be evaluated under this property type, more may be identified with additional research.

## **Registration Requirements:**

- Directly associated with the productive life of a significant Asian American or associated with Los Angeles residents of other cultures and ethnicities who have been instrumental in furthering opportunities for Asians Americans
- Individual must be proven to have made an important contribution to one or more areas of significance as it relates to Asian American history
- Individual must have lived in or used the property during the period in which he or she achieved significance
- Contributions of individuals must be compared to those of others who were active, successful, prosperous, or influential in the same field
- Each property associated with someone important should be compared with other properties associated with that individual to identify those resources that are good representatives of the person's historic contributions
- For multi-family residential properties, the apartment or room occupied by the person must be readable from the period of significance
- Properties associated with the lives of living persons *may* be eligible, if the person's active life in their field of endeavor is over AND sufficient time has elapsed to assess both their field and their contribution in a historic perspective
- Should retain integrity of location, design, feeling, and association

## **Property Types Associated with Settlement: Residential Historic Districts**

<u>Description</u>: Residential historic districts associated with Asian American settlement and migration patterns are primarily comprised of tracts, subdivisions, or neighborhoods of residential buildings, and may also include other property types and, in particular, commercial buildings. Enclaves exclusive to Asian Americans are not common. There are some areas of migration and settlement with mixed ethnicities whose Asian populations grew in size—particularly in the postwar period, and after racially restrictive covenants were outlawed in 1948. There are no known extant residential enclaves from the prewar period. Known enclaves associated with the postwar period are primarily associated with the growing Japanese population of Los Angeles and in the areas of Harbor Gateway, the Crenshaw District, and Jefferson Park.

While some are settlements of earlier residential neighborhoods (dating from the first half of the twentieth century), others were developed as tract housing in the late 1950s and are comprised of ranch houses. Some feature vernacular Japanese gardens and landscape features giving a distinct sense of place. A noteworthy residential ethnic enclave is the Crenshaw Seinan neighborhood in the Crenshaw District, which features single-family ranch houses, multi-family buildings, and commercial buildings associated with Japanese businesses. Although the postwar Seinan community was far more widespread than the boundaries of this district, this concentration of resources is significant because it was developed by and marketed to Japanese Americans and promoted for its ethnic character through visual characteristics evocative of Japanese design traditions.

<u>Significance</u>: Residential historic districts associated with Asian Americans in Los Angeles may be eligible for the National Register at the local, state, or national level of significance under Criterion A and

Criterion C. Areas of significance include Ethnic Heritage: Asian, Exploration/Settlement, and Social History. Other areas of significance may be identified. Only residential districts associated with settlement of the Japanese American population of Los Angeles after World War II have been identified as part of this MPDF. They evidence migration patterns throughout the city and increased ability for homeownership. Other districts may be identified over time.

**Registration Requirements:** 

- Must have a significant association with the settlement and/or migration of Asian Americans over time
- May be associated with numerous historic personages who lived in the neighborhood for the cumulative important of those individuals to the community
- May represent issues relating to deed restriction and segregation
- Should retain integrity of location, design, feeling, and association

#### Property Types Associated with Business and Commerce

#### **Commercial Buildings**

<u>Description:</u> Commercial properties associated with Asian Americans in Los Angeles housed a variety of businesses and vary widely. Although they cover the full period of significance for each related context, most date from the 1940s and later. Some businesses are still in operation. Businesses include retail stores, neighborhood theaters, and restaurants that served basic neighborhood needs as well as professional offices/services and lodging. Property types also include buildings housing organizations that supported commerce and business development. Commercial retail buildings associated with herbal medicine are discussed in the Property Types Associated with Health and Medicine.

- Restaurant/Bar/Club
- Motion Picture Theater
- Professional Office/Service
  - Mortuary/Funeral Home
  - o Bank/Financial Institution
  - Employment Agency
  - o Law Office
  - o Barber Shop
  - o Tailor
- Lodging
  - o Hotel/Motel
  - o Boarding House
- Retail
  - o Store/Shop
  - Market/Grocery
  - o Bakery
  - o Nursery
  - o Florist
- Chambers of Commerce and other business development/support organizations

Commercial buildings are located citywide within areas of settlement and migration as indicated in the historic context narratives. In particular, they can be found in areas including Chinatown, Little Tokyo, Koreatown, Sawtelle, Jefferson Park, the Crenshaw District, and the Harbor area. Buildings may or may not have been purpose built. Size, massing, form, and architectural style vary over time. Buildings types range from stand-alone buildings to small, one-story single-storefront varieties to larger, multi-story multi-storefront examples. Of the property types listed above, restaurants and markets constitute a large percentage of known commercial resources and are common to all contexts. Known mortuaries, florists, nurseries, and gardening-related business are associated with the Japanese American community. Business support organizations include the Chinese Chamber of Commerce (Chinatown), the Southern California Gardeners Federation (Little Tokyo), and the Thai Trade Center/Chamber of Commerce.

<u>Significance</u>: Commercial properties associated with Asian American businesses in Los Angeles may be eligible for listing in the National Register under Criterion A at the local, state, or national level. Resources may be significant in the areas of Ethnic Heritage: Asian, Commerce, Community Planning and Development, and Social History for their association with significant Asian American businesses of various types. Hotels, motels, and boarding houses may also be significant places associated with the resettlement of Japanese after World War II and in the area of Industry for their association with Asian American labor history. Movie theaters may also be significant in the area of Entertainment/Recreation.

Significant businesses and business organizations evidence patterns of settlement, migration, and changing demographics and played an important role in the commercial growth and development of Los Angeles' Asian American populations. The importance may relate to the particular goods and services provided by businesses or to the role businesses played in local, regional, or even national commerce. Resources may be the founding location or the long-term location of a business. It is common for early businesses to have relocated over time to new locations particularly in the postwar period. As Asian Americans were excluded as customers and sometimes employees at white-owned businesses, they formed their own businesses to provide services and employment opportunities to members of their communities. Some business also served as cultural hubs and popular places to meet and socialize. The customer base for a business may have included all Asian American communities and, in some cases, reached beyond these communities to serve other populations.

Under Criterion B, a resource may be significant for its association with an Asian American who made important individual contributions to commercial development in Los Angeles. Some commercial buildings may also be significant under Criterion C, as excellent examples of their respective styles including the Asian Eclectic style, particularly in Chinatown and Little Tokyo. Many individuals who established these businesses emerged as community leaders.

**Registration Requirements:** 

- Strongly associated with the commercial and professional development of the Asian American community
- Associated with a business that made important contributions to commercial growth and development in Los Angeles and specifically to the Asian American community
- Founding or long-term location of a business significant to the Asian American community
- May be associated with a business/corporation that has gained regional or national importance

• Should retain integrity of location, design, feeling, materials, and association

## **Commercial Historic Districts**

<u>Description</u>: A significant concentration of commercial buildings associated with Asian American businesses in a defined geographic area may constitute a historic district. As discussed in the contexts, identified commercial districts within the period of significance for this MPDF include Little Tokyo (a designated National Historic Landmark district, New Chinatown (1938-1960), and Greater Chinatown (1947-1950). No commercial historic districts have been identified within the period of significance relating to the Korean, Filipino, or Thai communities.

The Chinatown districts are characterized by one and two-story attached commercial buildings, with storefronts directly on the sidewalk. While they are primarily mixed-use commercial, they also include institutional use building. The Asian Eclectic architectural style is most often employed for buildings and other design features, displaying complex rooflines with colorful tiles, flared eaves with decoratively carved roof beams, geometric window screens, and representations of various animals, including dragons, lions, and fish. The districts also include open plazas with Asian-influenced fountains, sculptures, murals, and other contributing features (such as pai-lou or gateways) designed by noted Asian American artists. Some storefronts and windows may have been altered over time and some buildings may have been constructed outside the periods of significance.

<u>Significance</u>: Commercial historic districts associated with Asian Americans in Los Angeles may be eligible for listing in the National Register under Criterion A at the local, state, or national level of significance. Identified districts are significant in areas including Ethnic Heritage: Asian, Commerce, Community Planning and Development, and Social History. Commercial districts may also be significant in the area of Architecture under Criterion C as a distinctive and cohesive collection of Asian Eclectic-designed buildings associated with noted Asian American architects and in the area of art for public art features designed master artists or for their high artistic value. Districts evidence the direct influence of Asian American business and civic leaders in the planning, development, and operation of key commercial centers associated with the Asian American community. They served as the hub of day-to-day commercial and social activities for Asian Americans but were also intentionally designed to evoke a sense of the exotic and attract a tourist base to contribute to the local economy.

## **Registration Requirements:**

- District must include a substantial number of buildings designed by Asian American architects and/or be influenced by significant business/civic leaders in the Asian American community.
- Conveys a strong sense of overall historic environment from the period of significance
- Represents an intact grouping of commercial buildings which, as a whole, exemplify the Asian Eclectic style
- Has a strong cultural association to the community in which it is located
- May be important for its association with numerous historic personages who operated businesses or provided services for the cumulative importance of those individuals to the Asian American community
- Should retain integrity of location, design, materials, setting, and feeling

## **Property Types Associated with Religion and Spirituality**

<u>Description</u>: Property types associated with religion and spirituality are common to all contexts and comprise one of the largest groups of historic resources identified under this MPDF. They include individual buildings as well as religious campuses with multiple buildings, which, in addition to churches and temples, house living quarters, schools, and community and sports activities. Campuses may be evaluated as historic districts. The oldest Asian American religious buildings in Los Angeles are primarily associated with the early settlement period of Chinese, Japanese, and Korean communities and are located in areas discussed in the contexts including Chinatown, Little Tokyo, Boyle Heights, South Jefferson, and Sawtelle. Property types also comprise cemeteries, including Evergreen Cemetery in Boyle Heights.

Specific property types include churches that served a variety of Christian congregations (Presbyterian, Methodist, Baptist, Episcopal, and Catholic, among others). These church buildings, were often originally constructed by and for other congregations, and subsequently used as churches for Asian American congregations, while others were purposes built. It was common for congregations to move locations over time, first renting and then purchasing or constructing new buildings. For this reason, many church locations date from the postwar period although congregations may have been established much earlier. In addition, many religious campuses were expanded over time with new larger buildings replacing the earlier ones. Some church properties were founded by non-Asians as part of local Christian missions, particularly in the prewar period. An intact early example is the Saint Francis Xavier Church and School at 222. S. Hewitt Street, a rare example of a religious facility specifically constructed by the Catholic Church to serve the Japanese community (1921-1939). Later churches include the Korean Presbyterian Church (since 1938) and the Filipino Christian Church (since 1950), the oldest Filipinoserving church in the U.S. Christian churches were generally designed in architectural styles of their period of construction. Size, massing, and form vary over time. Most extant churches have undergone some degree of alterations over time.

Property types also include purpose built temples, mostly Buddhist. Most date from 1930s and later and are designed in the Asian Eclectic style. The Koyasan Buddhist Temple (Koyasan Beikuku Betsuin) in Little Tokyo is one of the oldest continually operating Buddhist sects in Los Angeles, dating to 1912. The temple dates to 1940. While many second- and third-generation Chinese Americans practiced Christianity, local benevolent associations also served religious or spiritual functions for those who continued traditional practices of Taoism, Buddhism, or Confucianism. Benevolent association buildings frequently included shrines on the second floor and were also used for instruction of children in religious practices. One example is the Kong Chow Temple in New Chinatown, which is located on the second floor of the Kong Chow Benevolent Association. Another example is the Chinese Confucius Temple School, established by the Chinese Consolidated Benevolent Association (1952) to provide Chinese language instruction with the tenets of Confucianism. The more recent Wat Thai temple (1979) in the San Fernando Valley is the largest Thai Theraveda Buddhist temple in the United States.

<u>Significance</u>: Religious properties associated with Asian Americans in Los Angeles may be eligible for listing in the National Register under Criterion A at the local, state, or national level of significance. Associated areas of significance include Ethnic Heritage: Asian, Religion, Community Planning and Development, and Social History.

Religious buildings and institutions provided spiritual support for Asian Americans, and served as social

and cultural hubs in the community in which they were located. Many offered new immigrants basic social services as well as housing, language classes, and employment counseling. Some also featured recreational facilities, meeting rooms for clubs and other organizations, and sponsored activities such as dances and school programs for local children. They also represented springboards for community leadership, business networks, and civil rights activism. For the Japanese community, properties associated with religion and spirituality may have also played a role in safekeeping possessions during incarceration and providing assistance or temporary housing following their return until about 1947.

Many individuals associated with religion and spirituality emerged as community leaders. Under Criterion B, a resource may also be significant for its association with an individual. Some religious buildings may also be significant under Criterion C, as excellent examples of the Asian Eclectic style or other styles of their period of construction.

## **Registration Requirements:**

- May be important for its association with numerous historic personages for the cumulative importance of those individuals to the community
- May reflect the changing demographics of a Los Angeles neighborhood
- May represent a significant event or movement in the social history of Los Angeles
- Should retain integrity of location, design, feeling, and association

## **Property Types Associated with Education**

<u>Description:</u> Properties associated with education may include colleges/universities, public high schools and grammar schools, and language schools. Parochial schools are included in the Religion and Spirituality property type. Schools may include stand-alone buildings or campuses of multiple buildings comprising historic districts. Size, massing, form, and architectural style of education-related resources vary over time. The majority of education-related resources identified are Japanese language schools dating from the pre- and postwar periods and located in various areas of settlement for Japanese Americans including Boyle Heights, Little Tokyo, Sawtelle, Venice, and the Harbor area. The earliest ones typically utilized existing buildings, whereas the postwar schools were often purpose built by Japanese Americans. Public high schools and grammar schools related to this property type are less common and typically served Asian populations in areas of Los Angeles with diverse ethnic populations. College and university-related resources date from the late 1960s and early 1970s. The most prominent is the Asian American Studies Center. Located on the campus of UCLA, it houses one of the first, and nationally recognized, academic program in Asian studies dating from 1969.

<u>Significance</u>: Educational resources associated with Asian Americans in Los Angeles may be eligible for listing in the National Register under Criterion A at the local, state, or national level of significance. Associated areas of significance may vary over time and include Ethnic Heritage: Asian, Education, and Social History. Language schools are significant for the role they played in supporting and promoting Japanese American cultural traditions and practices. The later college/university facilities are significant for their strong association with the Asian American Movement and the development of the nation's first Asian Studies academic programs. For the Japanese community, properties associated with education may have also played a role in providing assistance or temporary housing following their return after incarceration, and until about 1947.

Some individuals associated with education may have emerged as community leaders. Under Criterion B, a resource may be significant for its association with an individual. Some educational resources may be significant under Criterion C as excellent examples of the Asian Eclectic or other architectural styles of the period of construction. Historic districts may also be significant under Criterion C.

#### **Registration Requirements:**

- Represents an important association with the Asian American community in Los Angeles
- May be important for its association with numerous historic personages (who attended the school) for the cumulative importance of those individuals to the Asian American community
- May represent issues relating to civil rights
- May represent a significant event or movement associated with education and social history of Los Angeles
- Should retain integrity of location, design, feeling, and association

#### Property Types Associated with Community Organizations, Social Services, and Institutions

<u>Description</u>: Property types associated with community organizations, social services, and institutions are common to all contexts and comprise one of the largest groups of historic resources identified under this MPDF. They cover a wide range of facilities serving many functions including, and not limited to, the following:

- Community and Cultural Centers
- Fraternal Lodges, Associations, and Organizations
- Benevolent Associations (Chinese context only)
- Senior Citizens Centers
- Youth Organizations
- Women's Clubs and Organizations
- Children's Homes/Orphanages

Known property types are located citywide within areas of settlement associated with each historic context. While they may cover the full period of significance for each context, most date from the 1940s and later. Some organizations and institutions may have been established earlier in different locations and most are no longer extant, such as those in Old Chinatown. Chinese Benevolent Associations are exclusively associated with the Chinese American context and are located in Chinatown.

Associated buildings may be purpose built or utilize existing buildings constructed for other purposes. Many associated resources may be in their original location, but have had significant new construction or renovation over time. Resources include stand-alone buildings as well as attached one and two-story mixed-use storefront examples (common in Chinatown). Size, massing, form, and architectural style vary over time.

<u>Significance</u>: Institutional building associated with community organizations, social services, and institutions associated with Asian Americans in Los Angeles may be eligible for listing in the National Register under Criterion A at the local, state, or national level of significance. Associated areas of significance include Ethnic Heritage: Asian, Social History, Politics/Government, and Community Planning and Development. These organizations served as social and cultural hubs in the communities in which they were located and played a critical role in the lives of Asian Americans of all ages. Many

provided a range of services to new immigrants settling in Los Angeles to assist with housing, employment, language, and education needs. Others provided activities and services to promote Asian cultural traditions and practices as well as health, social services, and community development programs. Still others supported political activism, equality, and civil rights.

For the Japanese community, properties associated with community organizations, social services, and institutions may have played a role in providing assistance or temporary housing following their return after incarceration, and until about 1947.

Many individuals associated with Asian American community organizations, social services, and institutions may have also made significant individual contributions to their respective field and associated resources may be eligible under Criterion B. Some buildings may also be eligible under Criterion C as excellent examples of the Asian Eclectic style or other architectural style of their period of construction.

## **Registration Requirements:**

- May be important for its association with numerous historic personages for the cumulative importance of those individuals to the community
- May reflect the changing demographics of a Los Angeles neighborhood
- May represent a significant event or movement in the social history of Los Angeles
- Should retain integrity of location, design, feeling, and association

#### Property Types Associated with Health and Medicine

Description: Properties associated with health and medicine primarily include institutional and commercial buildings such as hospitals, homes for the aged, medical offices, medical clinics, and herbal medicine stores. They cover the full period of significance for each related context. Most resources are associated with the Chinese and Japanese communities. The only known hospital is the Japanese hospital in Boyle Heights, which opened in 1929. The hospital was established by Japanese doctors, who were not granted staff privileges by other hospitals, but opened its doors to people of all ethnicities. Though not common, research may also reveal single-family residences or other facilities (particularly in Boyle Heights) associated with Japanese sanba, or midwives, who provided health care facilities for pregnant women in the early twentieth century. Property types also include medical offices and clinics of noted doctors and practitioners that served Asian American clientele. Of note is the Dr. Primitiva Demandante Asprin clinical laboratory in Wilmington. Dr. Asprin was the first Filipina doctor to be licensed to practice medicine in California. Also of note is the Yu Family Acupuncture Clinic. Dr. Moses Yu, well known for his acupuncture practice in China, successfully fought for legalization of acupuncture in California in 1976, and opened his clinic in a converted residence in the Westlake neighborhood soon thereafter.

Herbal medicine stores are also included in the health/medicine property types and are primarily associated with Chinese American businesses. Herbal medicine was both familiar and likely the only medical treatment available to early immigrants, and Chinese were typically denied access to public medical facilities. Herbal medicine was also a rare example of a profession that allowed Chinese immigrants to make a long-term living using an ethnic skill. Because legislation prevented Chinese herbal doctors from becoming licensed physicians, leaving them vulnerable to lawsuits and arrests, Chinese herbal doctors often promoted their businesses as merchants selling herbs. Even in Chinatown, practitioners kept a low profile, often occupying nondescript storefronts. Successful entrepreneurs established import networks and set up mail order businesses to ensure a steady supply of medicines from China. An early herbal store, Sun Wing Wo, occupied a commercial space in the Garnier Building. Later examples of long-term herbal stores were established in New Chinatown, during the 1930s, and then Greater Chinatown. These resources are generally attached one and two-story mixed-use storefronts.

<u>Significance</u>: Health and medicine-related resources associated with Asian Americans in Los Angeles may be eligible for listing in the National Register under Criterion A at the local, state, or national level of significance. Associated areas of significance include Ethnic Heritage: Asian, Health/Medicine, and Social History. Identified resources played a significant role in supporting the health and welfare of Asian Americans against racial discrimination in medical care. They also reflect the struggle for the recognition and legalization of traditional Asian medical practices.

Some resources may also be significant under Criterion C as excellent examples of the Asian Eclectic style. Individuals associated with health and medicine may have also made significant individual contributions to the field and may be significant under Criterion B above.

**Registration Requirements:** 

- Represents an important association with health and medicine in the Asian American community in Los Angeles
- Represents an important association with the history and practice of Asian medical traditions such Chinese herbal medicine and acupuncture
- Should retain integrity of location, design, feeling, and association

## **Property Types Associated with Visual and Performing Arts**

<u>Description</u>: Property types associated with visual and performing arts include venues for live performances associated with drama, dance, and music, as well as artist studios, museums, galleries, and other exhibition spaces.

Buildings may be purpose built or non-purpose built. Size, massing, form, and architectural style vary over time. In some cases, more research is needed in the fields of visual, performing, and literary arts to identify significant resources. Research for the Korean context revealed that these topics have not been well documented in English. Identified resources include the Japanese American Cultural and Community Center (1980, Little Tokyo)—which houses one of the largest collections of ethnic art in the nation and features a large performance theater—and East West Players, a nationally recognized Asian American theater organization established in 1965 in the basement of the Pilgrim Church in the Silver Lake neighborhood and moved to the Union Center for the Arts in Little Tokyo (old Japanese Union Church). It is anticipated that over time more associated resources will be identified.

Property types also include works of art by noted Asian American artists such as murals and sculptures. Murals and sculptures are contributing features of commercial historic districts discussed under Property Types Associated with Business and Commerce. Other works have been identified in areas of settlement associated with each context that postdate the related periods of significance. As such, no registration requirements for works of art have been developed at this time. Resources may become eligible as more time passes. <u>Significance</u>: Resources associated with Asian Americans in the visual and performing arts may be eligible for listing in the National Register under Criterion A at the local, state, or national level of significance. Associated areas of significance include Ethnic Heritage: Asian, Performing Arts, Art, and Social History. Identified resources served as important venues to promote Asian American culture and traditions as well as significant actors, writers, musicians, visual artists, and others.

Many individuals associated with Asian American Visual and Performing Arts may have made significant individual contributions to their respective field and may be significant under Criterion B. Some resources may also be significant under Criterion C as excellent examples of the Asian Eclectic style or other styles of their period of construction.

**Registration Requirements:** 

- Represents a strong association with Asian Americans in the arts, including performing, visual, and literary arts
- Primary interior spaces, especially performance spaces, should remain intact
- Should retain integrity of location, design, feeling, and association

#### Property Types Associated with Media: Newspapers, Radio, and Television

Description: Property types associated with media include commercial buildings used by newspapers and publishing companies as well as television and radio stations. In some cases, newspapers were published in offices of Asian American organizations. The Shin Han Min Bo and The New Korea newspapers were headquartered in the Korean Independence Memorial Building. Newspapers may also have been published in residences, although no extant examples have specifically been identified as part of this MPDF. There are few newspaper-related associated resources from the period of significant for each context. Many newspapers moved locations frequently or were in print for only short periods of time. Others were in locations that are no longer extant (such as those in Old Chinatown) or that no longer retain integrity from the period of significance. Of those identified, none appear to be purpose built and were located in commercial buildings with multiple uses and tenants. For example, the New Kown Tai Press, the first ethnic Chinese newspaper, was published in the basement of mixed-use commercial building in New Chinatown. Radio and television resources dating from the period of significance for each context are sparse. Those identified are associated with the Korean American community and require additional research. All media resources associated with the Thai community date beyond the period of significance and require additional research over time.

Significance: Buildings associated Asian American media may be eligible for listing in the National Register under Criterion A at the local, state, or national level of significance. Associated areas of significance include Ethnic Heritage: Asian, Communications, and Social History. Newspapers and press served as the independent voice of the Asian American community in Los Angeles. Media provided general information, helped Asian Americans adjust to life In Los Angeles, and were springboards for social and political activism. Many individuals associated with Asian American media may have also made significant individual contributions to their respective field and may be significant under Criterion B.

#### **Registration Requirements:**

• Founding or long-term location of a publication, radio, or television station significant to

the Asian American community

• Should retain integrity of location, design, feeling, and association

## Property Types Associated with Sports and Recreation

<u>Description</u>: Although sports played a significant role in the social and recreational life of Asian American, few resources are extant. Those identified include martial arts studios. Although martial arts may straddle the definition of a sport and discipline, for purposes of this MPDF, it is categorized as a sport. Those identified are associated primarily with the Japanese American community (called dojos). An exception is Bruce Lee's Martial Arts Studio located in Chinatown (1967). No known studios have been identified for their association with the Thai, Korean, or Filipino communities as part of the MPDF. Martial arts studios in the Japanese community were located citywide in areas of settlement by Japanese Americans in the prewar era; most were closed down during the war and some subsequently reopened.

This property type includes commercial buildings specifically housing martial arts schools and studios. Identified examples are located in modest commercial storefronts and were not purpose built. One example, Seinan Judo Dojo in South Los Angeles, is located in a single-family residence. The property type also includes churches, community centers, and other buildings that offered a wide range of services, programs, and activities as identified under Property Types Associated with Community Organizations, Social Services, and Institutions. The Tenrikyo Church in Boyle Heights established a Judo program in 1964 instrumental in making Japanese martial arts an Olympic sport. The dojo boasts a long roster of national and international competitors.

Significance: Martial arts resources associated with Asian American in Los Angeles may be eligible for listing in the National Register under Criterion A at the local, state, or national level of significance. Associated areas of significance include ethnic history, social history, and entertainment/recreation. Martial arts played a central role in the Asian American community, reinforcing traditional cultural practices. Particularly important are studios that reestablished following World War II as well as those that included well-known instructors of various martial arts disciplines and contributed to the professionalism and mainstream popularity of the sport. The first organized martial arts Kendo activity in Los Angeles emerged in 1914 and by the end of the 1920s, the majority of participants were Nisei. Judo clubs also became common in Southern California and tournaments were held regularly in Little Tokyo.

Individuals associated with martial arts may have also made significant individual contributions to the field and may be significant under Criterion B above.

## **Registration Requirements:**

- Founding or long-term location of a martial arts studio/program significant in Asian American history
- Should retain integrity of location, design, feeling, and association

## **Property Types Associated with Military History**

<u>Description</u>: Property types associated with Asian Americans and the military mostly date from the World War II period. They include Wartime Civil Control Association (WCCA) civil control stations (also

known as processing centers) and temporary detention centers associated with the incarceration of Japanese Americans during the war. Control stations were established throughout Los Angeles and located in existing buildings such as churches, schools, and community centers. Control stations were established throughout Los Angeles in areas including Little Tokyo, Downtown, Sawtelle, Venice, Hollywood, and South Los Angeles. Japanese residents were required to register at one of the stations and then reported on their designated day of travel. Extant locations include the Japanese Union Church in Little Tokyo, St. Mary's Episcopal Church, the Japanese Institute of Sawtelle, and buildings at 923 Venice Boulevard and 360 S. Westlake Avenue.

In addition to the control centers, temporary detention sites were established at Civilian Conservation Corp (CCC) camps in Griffith Park and the Tujunga area of the San Fernando Valley. The CCC buildings are no longer extant. The center in Tujunga is locally designated as the Site of the La Tuna Canyon Detention Center.

Military property types also include commemorative war monuments and memorials associated with the Korean and Japanese American communities. Identified examples are the Japanese American 442<sup>nd</sup> Regimental Combat Team memorial (1949), Garden of the Pines memorial to Issei pioneers (1966), and the Go For Broke Monument and National Education Center honoring Japanese Americans in WWII (1999) all in Evergreen Cemetery in Boyle Heights. The Korean Bell and Belfry of Friendship (1976) is dedicated to American veterans of the Korean War and located in San Pedro's Angels Gate Park.

Following the war and their return to Los Angeles after incarceration, some Japanese Americans found temporary housing at many religious institutions, schools, and community centers in Los Angeles. These are discussed above in the property types relating to education, religion and spirituality, and community organizations, social services, and institutions.

<u>Significance</u>: Military properties associated with Asian American in Los Angeles may be eligible for listing in the National Register under Criterion A at the local, state, or national level of significance. Resources may be significant in the areas of Ethnic Heritage: Asian, Military, and Social History. These properties represent a significant chapter in American history, specifically the treatment of Japanese Americans by the U.S. government during World War II. It was the culmination of a pattern of discriminatory treatment toward Japanese Americans reinforced through laws.

## **Registration Requirements: Civil Control and Detention Centers**

- Facility used as a civil control center or temporary detention center for Japanese Americans during World War II
- Has a clear association with the Japanese American population during World War II
- Should retain integrity of location, design, feeling, and association

## Registration Requirements: Commemorative War Monuments and Memorials

- A war monument/memorial specifically designed to honor or commemorate the role of Korean and Japanese Americans in the Korean War and World War II
- Should retain integrity of location, design, feeling, and association

## **Property Types Associated with Agriculture**

<u>Description</u>: There are few known resources in Los Angeles relating to Asian Americans and agriculture. Property types include vernacular agricultural landscapes and ranch/farm houses.

Historic vernacular landscapes depict agricultural activity from the late nineteenth to early twentieth centuries. They generally include at least one agricultural building that serves as a focal point of agricultural activity (e.g. a barn or stable) and adjacent agricultural land. Excellent examples will also include related structures for a full range of farming activity such as irrigation, harvesting, storage, or livestock containment. The landscape may be located on a larger lot and be visibly older than surrounding development.

The only known resource identified as part of the MPDF is the Jue Joe Ranch at 16608 Vanowen Boulevard in Van Nuys (Lake Balboa). The ranch, which once stretched some 100 acres and included numerous residential and work buildings, supplied asparagus to the produce markets in Downtown Los Angeles. Joe was also one of the directors of the San Fernando Valley Asparagus Marketing Association, and by 1925 was considered one of best-known Chinese growers in the Valley. A small piece of this land remains, containing a barn and what appears to be an asparagus packing shed. A residence and swimming pool, constructed by Jue Joe's son after his father's death in 1941, is also extant. Other ranch houses may be identified in the San Fernando Valley and the West Adams areas of Los Angeles, but would no longer have the historic association with a ranch. They may still be eligible as the only extant property types associated with Asian American agricultural history of Los Angeles.

There is little if any clear difference between the design of a farmhouse and a non-farm residence from the same era of development. Farmhouses are generally of wood-frame construction and reflect popular architectural style of the period of construction. They may be significant when they can visibly convey their historic use through the presence of an associated vernacular agricultural landscape. Due to their relative rarity, intact farmhouses constructed prior to 1900 may have the smallest suggestion of its former setting (a larger lot, landscaped with fruit trees and/or vegetable gardens) and still be eligible, particularly at the local level of significance. Properties from the twentieth century may require a more expansive historic landscape with some additional agricultural features, such as one or more outbuildings, related structures such as canals, standpipes, corrals, and tanks, agricultural land, or a related grove/orchard. Properties associated with agriculture may also be associated with Asian Americans who made important individual contributions to the field under Criterion B.

<u>Significance</u>: Agricultural properties associated with Asian Americans in Los Angeles may be eligible for listing in the National Register under Criterion A at the local, state, or national level of significance. Resources may be significant in the areas of Ethnic Heritage: Asian, Agriculture, and Social History.

Truck farming was an important part of agricultural production in Los Angeles, particularly for local markets. It provided a livelihood for thousands of small farmers in rural parts of the city, including farmers from a variety of ethnic and cultural backgrounds. Their contributions when viewed in aggregate, were critical to the local economy. Furthermore, some truck farms represent a notable movement within early twentieth century residential development to provide self-sufficient acreage in a systematic way to newcomers who wanted a rural lifestyle.

Intact farmhouses are rare and may be significant remnants of a once expansive agricultural landscape within the city. They represent truck farming for the local market, once a critical component of the

agricultural economy of Los Angeles. Farmhouses are the properties that are most intimately associated with the farmers themselves, and some may reflect the agricultural traditions of Asian Americans.

Vernacular agricultural landscapes may be significant remnants of a once expansive agricultural landscape within the city. They represent truck farming and/or ranching for the local market, both of which were once critical components of the agricultural economy of Los Angeles. Of all potentially eligible property types, the vernacular agricultural landscape has the strongest historical associations through the retention of several related features. This more complete and expansive property type allows for the fullest understanding of historical agricultural practice and conveys a more all-encompassing sense of place.

Registration Requirements: Vernacular Agricultural Landscape

- Agricultural property owned and/or operated by an Asian American farmer/rancher
- Open landscape with agricultural features that may include a farmhouse, farmland, orchard/grove, agricultural outbuildings and related features such as corrals, irrigation systems, standpipes, and tanks.
- May have played a significant role in agricultural development for local and/or regional/national markets
- Relationships between buildings/structures and landscape features should be retained
- Should retain integrity of location, setting, materials, and feeling

## **Registration Requirements: Ranch/Farm House**

- Associated with a significant Asian American farmer/rancher
- Constructed as a farm/ranch house
- Wood-framed single family residence
- Often designed in prevalent architectural styles of the period
- May convey historic use through an associated historic vernacular landscape
- Because of their rarity, pre-1900 examples may have minimal associated agricultural landscape feature
- Associated historic vernacular landscape features may include barns or stables, corrals, irrigation features, standpipes, tanks, farm land, and or a grove/orchard
- Should retain integrity of setting, materials, design, feeling, and association

## **Property Types Associated with Industry**

<u>Description</u>: Industrial properties related to Asian Americans in Los Angeles during the period of significance are very rare due to ongoing development at the Port of Los Angeles and demolition of resources associated with Terminal Island and the canning industry as well as demolition of the areas associated with the wholesale produce and flower industries. Known resources are primarily related to food processing and manufacturing and wholesalers of produce and other foods. Extant industrial buildings are generally one-story and utilitarian in design; some may have also included commercial retail space for sales of products. One of the most notable is the Oriental Food Products founded in 1923 in South Los Angeles and operated at the original location until about 1954. Although the owners were Korean, their well-known brand, Jan-U-Wine, was marketed to Asian Americans throughout Los Angeles. K&S Company was established in 1928 and became one of the most successful wholesale operations in Los Angeles' Korean Community. A more recent resource is the Kim Bang Ah (1977) rice mill and rice cake factory in Koreatown. Known properties also include a rare, remaining and intact building from City

Market associated with Jue Joe Company, a significant wholesale produce company owned by San Fernando Valley Chinese American rancher Jue Joe (see above under Properties Associated with Agriculture).

Property types associated with Asian American industries also include small commercial hotels and boarding houses that provided temporary housing for workers, mostly men. Most date from the early twentieth century to the 1930s. Though not many remain, those that are extant are located citywide with a small concentration in the area east of Downtown which housed workers in the nearby produce and flower markets – mostly Chinese and Japanese Americans. The building are generally masonry construction and typically four stories in height. Some are mixed-use buildings with retail on the first floor operated by Asian American businesses serving the residents. Other examples outside of the Downtown urban core are in residential neighborhoods with a low-scale residential character. Example are typically one and two stories and wood frame, such as those which housed Japanese American men working as gardeners in boarding houses on the 500 block of Virgil Avenue in the area of Madison/J Flats and in the Sawtelle area.

Although not resulting from research and outreach completed as part of this MPDF, additional research may yield resources associated with Asian American in Los Angeles' garment industry as well as labor history in areas east of Downtown.

<u>Significance</u>: Industrial properties associated with Asian Americans in Los Angeles may be eligible for listing in the National Register under Criterion A at the local, state, or national level of significance. Resources may be significant in the areas of Ethnic Heritage: Asian, Industry, and Social History. They are rare remnants of the contributions of Asian Americans to Los Angeles' industrial history. They evidence the types of industries Asian Americans engaged and excelled in based on skills, knowledge, cultural traditions brought with them to Los Angeles and, in some cases, passed on through generations. They also represent a sense of entrepreneurship that triumphed despite racial discrimination and competition with Anglo industries over the years.

**Registration Requirements: Industrial Building** 

- A key manufacturing or processing location for a significant Asian American-owned company whose branding and/or products had a significant impact on Los Angeles industrial history
  - May have included retails sales of products
  - One or more related utilitarian buildings
- May possess branding or company logos on the building exterior
- May retain distinctive equipment or building elements that reflect a particular kind of manufacturing process
- Often designed in prevalent architectural styles of the period
- Industry may have been a large employer of Asian Americans, although company may not have been Asian American owned
- Should retain integrity of location, design, materials, feeling, and association

## **Registration Requirements: Hotel/Boarding House**

- Rare remaining example of a hotel/boarding house that provided housing for Asian American workers during the period of significance for the associated context
- Often designed in prevalent architectural styles of the period

• Should retain integrity of location, design, materials, feeling, and association

#### Property Types Associated with Cultural Landscapes: Designed Historic Landscapes

<u>Description</u>: Designed historic landscapes associated with Asian Americans include Japanese style gardens. Other types may be identified over time. Japanese style gardens are examples of vegetation and/or hardscape material consciously laid out by a master gardener, landscape architect, architect, or horticulturalist, or an owner or other amateur using Japanese-inspired design principles, associated with a residential, commercial, civic, industrial, or institutional area, and constructed between 1946 and 1969. Extant examples of pre-World War II gardens in the Japanese style are extremely rare. Post-WWII examples of Japanese style gardens are typically constructed as public gardens, such as sister city or friendship gardens, and many have a direct association with Japanese American community organizations. Known examples of Japanese style gardens include the garden at the Donald C. Tillman Water Reclamation Plant (designed by landscape architect Koichi Kawana) in the Encino area and the garden at Stoner Park in Sawtelle.

<u>Significance</u>: Japanese style gardens may be eligible for listing in the National Register under Criterion C at the local, state, or national level of significance. Associated resources are significant in the areas of Ethnic Heritage: Japanese and Landscape Architecture. They may be significant for their design quality as well as the work of a master landscape architect.

Japanese style gardens represent the influential contributions of Japanese design traditions and Japanese American gardeners and designers on the evolution of designed landscapes in Los Angeles. Popularized during the early years of the twentieth century in Southern California, garden designs in the Japanese style influenced generations of designers. Japanese style gardens are significant as a reflection of Japanese American immigration patterns and Japanese American acculturation in Southern California. Japanese style gardens may also be significant as a notable work of a master builder, designer, or architect.

The introduction of Japanese garden design to Southern California occurred in 1894, with the opening of the California Mid-Winter International Exposition in San Francisco's Golden Gate Park. A Japanese Village, originally conceived as a temporary exposition exhibit, was incorporated into Golden Gate Park. Baron Makoto Hagiwara, a Japanese landscape designer, constructed the permanent version, named the Japanese Tea Garden. The Baron and his descendants occupied Golden Gate Park's Japanese Tea Garden until their eviction and relocation to an internment camp in 1942. Japanese garden pavilions at the Panama-Pacific Exposition in San Francisco (1915) and the Panama-California Exhibition in San Diego (1915) inspired the construction of Japanese-inspired tea gardens in a number of Los Angeles parks, including Eastlake Park (Lincoln Park), and the Japanese influence was a popular ornamental element in residential gardens.

The fascination with Japanese arts, design traditions, and culture remained strong throughout the 1920s and 1930s and produced many exquisite examples of Japanese-inspired gardens in Los Angeles. Japanese nationals or first-generation Japanese Americans (Issei) typically provided the technical expertise, labor, and continued maintenance of Japanese style gardens. Despite the widespread popularity of Japanese-influenced design in Los Angeles, anti-Asian sentiment was high in Southern California during the first half of the twentieth century with the passage of numerous examples of discriminatory legislation. During World War II, many Japanese style gardens were demolished, abandoned, defaced, or relocated.

Following the war years, Japanese-inspired gardens quickly shed their wartime stigma. The abundance of newspaper articles in the post-World War II era regarding the care and maintenance of backyard Japanese style gardens further attest to the widespread appeal and popularity of the style. The contemplative beauty of Japanese style gardens also appealed to the economy and design principles of the Modern style that emerged in Southern California in the post-war era.

In the Postwar era, gardening and nursery work represented one of the few occupational areas available to Japanese Americans with extensive agricultural expertise. By the early 1970s, increased opportunities for Japanese Americans meant that the era of the Japanese gardener was coming to an end.

**Registration Requirements:** 

- Uses Japanese-inspired design principles associated with a residential, commercial, civic, industrial, or institutional area
- An excellent example of the type and/or represents the work of a significant landscape architect or designer
- Retains significant character defining features such that the visual, spatial, and contextual relationships of the property may be understood
- Use of natural materials, such as large boulders, rock, sand, and logs
- Use of borrowed views, asymmetrical configuration of design elements, attention to ground plane patterns, varied textures, and closely clipped vegetation
- May include winding paths, waterfalls, ponds, and traditional symbolism (e.g., karesansui (dry gravel gardens), horesai (decorative islands), reihaiseki or sansom (stone arrangements) or shrines representative of aesthetic values associated with Zen Buddhism
- May include examples of traditional Japanese art forms or architectural and design elements, such as lanterns, half-moon bridges, pagodas, stepping stones, koi ponds, bonsai, and statuary
- May include traditional ceremonial buildings, such as a teahouse
- May include plant species typical of Japanese and/or California environments (e.g., Japanese maple, camellias, azaleas, rhododendrons, ferns, pines, bamboo, redwoods, elms, sycamores)
- A sufficient number of original materials should be extant such that the historic fabric, character, and overall visual effect has been preserved; some plants may have been replaced in kind
- Should retain integrity of location, setting, design, materials, workmanship, feeling, and association

## Property Types Associated with the Asian Eclectic Architectural Style

<u>Description</u>: The term Asian Eclectic was coined by SurveyLA to convey a fusion of Asian architectural styles and ornamentation, frequently assembled in fantastical combinations to appear exotic. For purposes of the National Register, the style is classified as Other: Asian Eclectic and 19<sup>th</sup> and 20<sup>th</sup> Century Period Revival: Eclectic Period Revival. Properties associated with the Asian Eclectic style include residential, institutional, industrial, and commercial buildings and historic districts. Properties that meet

the 50-year threshold for significance are generally concentrated in the Chinatown and the Little Tokyo areas of Downtown Los Angeles. Later examples are located in Koreatown and sparsely scattered citywide such as the Wat Thai temple in North Hollywood. No specific example associated with the Filipino community have been identified as part of this MPDF.

The Asian Eclectic style features both pagoda-influenced forms and simplified modern forms with oriental detailing that includes wide, overhanging upturned eaves, decorative applied ornament with oriental and geometric motifs, and brightly colored clay tile roofs. The distinctive, sweeping upturned eaves and steep roofs of early buildings gave way to decorative upturned beams and eaves supporting flat roofs, creating more linear and boxy forms.

The Asian Eclectic style in Los Angeles was primarily used for commercial and institutional buildings, beginning in the 1920s and reached its peak with the construction of New Chinatown and Greater Chinatown from the late 1930s to 1950s. These developments represent historic districts. The style represented a connection to the traditional architecture found in the homelands of recent immigrants and long-established Americans of Asian ancestry. Many of the buildings in this style were designed and planned by neighborhood associations that intentionally used an architecture and design language to signify identification with a specific community's heritage, and to create master planned neighborhoods with ethnic themes as tourist attractions and retail centers. Chinatown also includes significant individual examples of the style, which during the postwar period, blend Modernism with simplified Asian design references, and represented the forward-thinking postwar Chinese American architect community of the period.

<u>Significance</u>: Properties associated with the Asian Eclectic style may be eligible for listing in the National Register under Criterion C at the local, state, or national level. Associated resources are significant in the areas of Ethnic Heritage: Asian and Architecture. Individual properties and districts reflect the distinctive qualities of the Asian Eclectic style and were designed or influenced by significant Asian Americans including noted architects and civic and business leaders.

## **Individual Resources**

**Registration Requirements:** 

- Designed by an Asian American architect and/or influenced by significant business/civic leaders in the Asian American community
- Must be an excellent example of the Asian Eclectic style and retains most of the character defining features which may include:
  - o Sweeping roofs with flared gables or upturned rafter tails
  - o Carved brackets and rafter tails
  - o Flat roof with decorative post and beam supporting system
  - Ornamented roof ridge
  - Brightly colored tile roofs
  - Elaborate surrounds on entryways and windows
  - o Decoratively distributed mullions on windows
  - Recessed entryways
  - o Geometrical patterned window grilles
  - For mixed use, may have second floor balconies
  - For retail, neon signage in fonts evoking calligraphy

- For Chinese-influenced, may be painted red and gold
- For Chinese-influenced, ornament may include dragon or lion statuary
- Should retain integrity of location, design, materials, workmanship, feeling, and association

#### **Historic Districts**

**Registration Requirements:** 

- Must include a substantial number of buildings designed by Asian American architects and/or influenced by significant business/civic leaders in the Asian American community.
- Conveys a strong sense of overall historic environment from the period of significance
- Represents an intact grouping of commercial buildings which, as a whole, exemplify the Asian Eclectic style
- May also include open spaces with Asian influenced fountains, sculptures, murals, and other features
- Has a strong cultural association to the community in which it is located
- May include some buildings, constructed outside the period of significance.
- Primarily commercial but may include some institutional, residential, or mixed-use buildings.
- District as a whole should retain integrity of location, design, setting, materials, workmanship, feeling, and association

#### **Property Types Associated with Important Asian American Architects**

<u>Description</u>: Property types designed by Asian American architects include residential, commercial, mixed-use commercial/residential, institutional, and industrial buildings. Extant works by identified architects primarily date from the 1940s through the end of the period of significance for each associated context. Geographically the resources are located citywide, but in particular, the places associated with settlement of Asian Americans as discussed in the contexts. Asian architects worked citywide with concentrations of commercial and institutional work in Chinatown, Little Tokyo, Koreatown, Boyle Heights, Crenshaw District, Jefferson Park, and Sawtelle. A concentration of postwar residential work, including homes architects designed for their own families, is located in Silver Lake.

There is very little scholarship on Asian American architects of Los Angeles. Some are referenced throughout the historic contexts, but others may be identified over time. Generally, the Asian American architect community was small in the prewar period; works that are known appear to be designed for Asian American clients and are mostly institutional buildings. Japanese American architect Yos Hirose is one of the earliest known Asian American architects working in Los Angeles. No early residential examples have been identified as part of this MPDF.

More is known about the postwar architect community; during this time many Asian American architects attended local universities such as USC, became members of the American Institute of Architects, worked with well-known firms, and opened their own firms. Many Asian American architects from this period worked in the Mid-Century Modern style as well as the Asian Eclectic style, often combining elements of both in their designs. The development of Chinatown in the postwar period provided many opportunities for Chinese American architects and the work of Eugene Choy and Gilbert Leong is perhaps best known. Construction dating to the 1970s and later in the area of Koreatown has been commissioned by Korean business owners and designed by Korean architects; to date little is known about these architects and their work. This study did not identify any work by Filipino American architects. The only known resource associated with Thai architects is the Theravada Temple, designed by architects from the Religious Ministry of Thailand.

Significance: This property type is used to identify resources associated with Asian American architects considered to be masters in their field and who made important contributions to Los Angeles' architectural legacy. In particular, the type reflects buildings designed by Asian Americans whose work was influenced by Asian American culture and aesthetics and designed in the Asian Eclectic style. Properties may be eligible for listing in the National Register under Criterion C at the local, state, or national level, depending on the architect's sphere of influence. It is expected that more research on the topic with reveal rich information and that the period of significance will be expanded over time to encompass later periods of architecture in Los Angeles.

Some architects may also be significant under Criterion B for their association with struggles against and rising above racial discrimination in the architecture profession.

**Registration Requirements:** 

- Associated with an Asian American architect/designer who made an important contribution to Los Angeles' architectural legacy
- A significant example of an architectural style or combination of styles influenced by Asian American culture and aesthetics, in particular the Asian Eclectic style
- To be eligible as the work of a master architect/designer, the property must express a particular phase in the development of the master's career or an aspect of his/her work
- Should retain integrity of location, design, materials, workmanship, feeling, and association

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# Appendix A: Korean American Known and Designated Resources

This document includes designated and known historic resources identified as part of the development of the "Korean Americans in Los Angeles, 1905-1980," historic context and is not all inclusive. The list may be expanded over time to include resources identified through additional research and public input as well as resources dating from beyond 1980. More information on some of the resources on this list can be found in the historic context.

Known resources may be eligible for designation under local, state, and/or federal programs. However, inclusion in this list as a resource does not ensure eligibility. Properties must be fully evaluated under relevant criteria to determine if they meet significance and integrity thresholds.

Name	Location	Property type	Comments
David Hyun Residence	640 N Hightree Rd	Residential - Single Family	Designed and built in 1960 by Korean American architect David Hyun. The property is believed to have been Hyun's own residence. Original building permit from 1960 lists Hyun as architect, but not owner (Mr. & Mrs. Jerry Berghoff). Additional research is necessary to determine if this was his residence.
David and Mary Hyun Residence	1954 Redesdale Ave	Residential – Single Family	Designed by David Hyun Associated in 1992 this was the Hyun family residence.
Dosan Ahn Chang Ho Family Home	809 W 34th St	Residential - Single Family	Locally designated as HCM #1059. Now located within the campus of the University of Southern California. The property is associated with the expatriate Korean independence movement in the United States. During this struggle, the home became a central meeting place for Korean activists in Los Angeles. The Period of Significance is listed as 1937-1946, which are the years that the Ahn Chang-Ho family resided in the home and it was used as a meeting space. May also be significant for association with actor Philip Ahn during the early years of his career as he established himself in Hollywood.
Hyun & Whitney Architects & Associates	2301 Hyperion Ave	Office	1963 architecture office building associated with Hyun & Whitney Architects & Associates. David Hyun's previous architecture office was at 1025 N. Vermont Ave circa 1962 (demolished). Property also identified by SurveyLA as significant work by James H. Garrott and as location of Garrott Architectural Offices.

<b>Property Types</b>	Associated with	n Prominent	Persons in	Korean	American H	listorv

Philip Ahn Residence	6879 Alta Loma Terrace	Residential - Single Family	According to nephew Flip Ahn Cuddy, this was one of a few homes Philip Ahn lived at. The Ahn family was at the Dosan Ahn Chang Ho Family Home near USC 1935- 1947 (during the height of Philip's early career). Philip Ahn then was at 3250 Country Club Drive circa 1948 to an unknown date. It is not known when he moved to 6879 Alta Loma Terrace, but he lived on Encino Ave in Northridge 1958- 1979.
Yin Kim Residence	1201 S Gramercy Pl	Residential - Single Family	Yin Kim, a second-generation Korean American dentist, was a U.S. army veteran who faced resistance moving into the property he had purchased in present-day Country Club Park, at the time a neighborhood with racial covenants on homes. The residence on Gramercy PI. was among the properties in California facing the issue of enforcing racial restrictive covenants. The properties supported the Supreme Court case proving that racial covenants affected other ethnic groups beyond African-Americans. See Kim v. Superior Court (1947).
Leo Song Residence	1064 S Gramercy Pl	Residential - Single Family	Leo Song was founder of the Korean Presbyterian Church and Dong Ji Hoi patriotic society. Song was editor of <i>North</i> <i>American Korean Times</i> from 1920 to 1945 and close associate of Syngman Rhee, the first president of South Korea. Song founded K&S Jobbers, the most successful Korean American wholesale produce operation of its era, established circa 1925- 1927. The residence was a gathering place for the Korean American community. Additional research is needed to determine if K&S Jobbers remains in operation.

Sammy Lee/Mary Chun Lee Shon	5711 York Blvd	Residential -	Soonkey Rhee and Eunkee Chun, their son
Childhood Home		Single Family	Sammy Lee and daughter Mary Chun Lee
			Shon lived at this address and were among
			the earliest Korean families living in Los
			Angeles. Sammy Lee was the first Asian
			American Olympic gold medal winner.
			Mary Chun Lee Shon was a 1939 USC
			graduate and well regarded community
			advocate. Additional research is necessary
			to determine associated dates and/or
			period of significance. May not meet
			criteria for listing in the National Register
			under criterion B.

## Property Types Associated with Business and Commerce: Commercial Buildings

Name	Location	Property type	Comments
Korea Exchange Bank of California	3099 W Olympic Blvd	Finance - Bank	Constructed for Korean Exchange Bank of California; 1977 building permit lists Kyo Sang Kim and Kurt Meyer as architect; H. Young Park as engineer.
Korea Restaurant (aka Korea House)	2731 Jefferson Blvd	Food - Restaurant	Opened by Francis Lewe in 1963; remained in operation until 1981. First restaurant in LA specifically serving Korean food. Significant gathering place for the Korean American community. Grand opening was attended by Mayor Sam Yorty and attracted visiting dignitaries from South Korea during its years of operation. <i>Los</i> <i>Angeles Times</i> article said moved to 1540 N. Cahuenga Blvd., Hollywood in 1970; 1977 directory lists at 126 W. 7th Street.
Phil Ahn's Moongate	8632 Van Nuys Blvd	Food - Restaurant	Popular Cantonese-style Chinese restaurant operated by film actor Philip Ahn (son of Ahn Chang Ho) and his siblings in Panorama City. Ahn was honorary mayor of Panorama City for many years. The restaurant was in operation from 1954- 1990. Originally designed by Armet & Davis; altered in 1963-64 by Lou and Cliff Sawyer who were known for their theme restaurant interiors.
VIP Plaza	3030 W Olympic Blvd	Food - Restaurant	Two-story commercial building constructed by Hi Duk Lee in 1977-1979 across Irolo Street from VIP Palace. Used distinctive blue roof tile. Architect listed as Ikpoong Kim, and Pyong M. Ahn Assoc. as engineer.

Young Bin Kwan/Guelaguetza (aka VIP Palace Restaurant)	3014 W Olympic Blvd	Food - Restaurant	Restaurant building was remodeled in 1975 as Young Bin Kwan by Hi Duk Lee, a Korean immigrant developer who promoted this stretch of Olympic Blvd. as Koreatown beginning in the late 1960s. The restaurant was a favorite spot for gatherings in the Korean American community.
House of Korean Arts	4332 Degnan Blvd	Retail - Gift Shop	Gift shop/importer of Korean-made goods; seemed to capitalize on awareness/interest in Korea after Korean War, part of the trend of viewing Korean identity separate from other Asian groups. Also part of a small group of Korean businesses in Baldwin Hills/Leimert Park/Crenshaw area.
East West Food Supermarket	3300 West 8th St	Retail - Supermarket	Built it 1968. Ad in 1977 business directory shows the building constructed in Asian Eclectic style.
Hannam Supermarket	2740 W Olympic Blvd	Retail - Supermarket	Constructed in 1967, the property was owned by Kee-Whan Ha in 1992 who defended the store himself during the 1992 Rodney King uprising and urged others to do the same. Ha later purchased the Wilshire Galleria and other properties. Additional research needed to determine established date of the Hannam market.
High Society Custom Tailor	3000 Wilshire Blvd	Retail - Tailor Shop	Opened in March 1968 as one of the first Korean businesses on Wilshire Blvd. Initially catered to Korean and Korean American community. Later owner Richard Lam tailored for Hollywood elites. Still in operation at this location.

Koreatown Development	981 S Western	Office –	The Koreatown Development Association,
Association	Ave	Commerce	although largely business-oriented, served as a booster organization for the burgeoning Korean American community by promoting socio-cultural events as well as commerce. The Korean Street Festival, which was first established in 1974 by the Koreatown Development Association, quickly grew to include over 120 participating organizations with over 45,000 attendees. In 1978, after lobbying by the Koreatown Development Association, the neighborhood was officially designated Koreatown by the City of Los Angeles. Hi-Duk Lee was president at the time. Resource also listed under Property Types Associated with Community Organizations, Social Services, and Institutions.
Oriental Employment Agency	303 Ord St	Office - Employment Agency	Listed in 1964 Korean directory (only employment agency listed in 1964). Oriental Employment Agency at 619 Main Street in 1940-1957 (demolished).

# Property Types Associated with Religion and Spirituality

Name	Location	Property type	Comments
Berendo Street Baptist Church	1324 S Berendo St	Church	One of four churches listed in 1964 Korean directory, with Korean and English services. Reverend Don M. Kim. Second Korean Baptist church established in U.S. Church started in 1957. By 1977, church was located at 975 South Berendo Street. Building is currently Korean Evangelical Nah
			Sung Church. Additional research is needed to verify the dates the church was associated with 1324 S Berendo St.

Korean Methodist Church (aka Korean Methodist Episcopal Mission)	1276 W 29th St (1945-60)	Church	Founded by Florence Sherman, American missionary who lived in Korea from 1898- 1900. Originally located at 1519 S Hill St. (1904-1912). The church provided housing, Sunday school, English language classes to Korean immigrants, and served as an employment agency. It is one of two long- standing Christian congregations in the Korean American community; it had been at several locations until the church at 1276 W. 29th St was purchased in 1945. This was the congregation's first permanent church. It is the primary social and cultural hub for second generation Korean Americans. In 1960 the congregation outgrew the 29 <sup>th</sup> street location and moved to a newly built church at 4394 W. Washington Blvd location, in 1968 the church moved to 1068 S. Robertson Blvd. Then in 1989 it moved to 7400 Osage Avenue in Westchester, where it remains today.
Korean Philadelphia Presbyterian Church	407 S New Hampshire Ave	Church	Locally designated as Historic-Cultural Monument #91. The building is an example of an eclectic mix of Moorish and Romanesquestyle institutional architecture. It is also work by renowned Los Angeles architect S. Tilden Norton. The property has been determined eligible for listing in the National Register through the Section 106 review process and is listed in the California Register. Korean Philadelphia Presbyterian Church purchased the building in 1976. Currently Joohyang Presbyterian Church.
Korean Presbyterian Church	1374 W Jefferson Blvd	Church	Congregation founded in 1905. One of two long-standing Christian congregations in the Korean American community. Church building was constructed at this location in 1938. It is adjacent to the Korean National Association building.
Ninth Church of Christ, Scientist	433-457 S Normandie Ave;	Church	Currently Maga Church with Korean congregation. Additional research is needed to determine dates associated with the congregation. Was Christian Science Church in 1987 city directory
Oriental Mission Church	424 N Western Ave	Church	Oriental Mission church remodeled a large supermarket building to serve as a church building. Oriental Mission Church was one of the two largest Korean churches in Los Angelescirca 1983.

Star of Creation Chapel,	7400 S Osage	Church	Property listed as La Tijera Methodist
Methodist Episcopal Church	Ave		Church in 1987 city directory. Korean
			Methodist Church moved here in 1989 and
			shared space with La Tijera Methodist
			Church. Currently Los Angeles Korean
			United Methodist Church.
The Redeemer Baptist	10792 W	Church	The 1977 Korean Business Directory lists
Church/Korean Church of	National Blvd		Korean Church of Southern California at
Southern California			this address. Additional research is needed
			to determine associated dates and
			organizations.
Young Nak Celebration Church	1218 S Fairfax	Church	1983 Los Angeles TImes article on Korean
	Ave (c.1977-		churches indicates it as the largest in Los
	1989)		Angeles with 3,000 members, and looking
	1721 N		to move from a synagogue to Glendale.
	Broadway		1986 Los Angeles TImes article places the
	(1989-present)		church on Fairfax Ave and includes a photo,
			no address. 1989 Times article states it
			moved to its current location in Lincoln
			Heights. Listed in the 1977 directory at
			1218 S. Fairfax, which currently is the
			Korean Western Presbyterian Church.
Dharma Zen Center	1025 S	Temple	Founded in 1974 by Zen Master Seung
	Cloverdale Ave		Sahn, it is a branch of the Kwan Um School
			of Zen. "Zen Master Seung Sahn (Dae Soen
			Sa Nim) was the first Korean Zen Master to
			teach in the West."
			(http://www.dharmazen.com)
			Address listed as "Tahl Mal Sah Zen Center"
			in 1987 city directory.

## **Property Types Associated with Education**

Name	Location	Property type	Comments
Asian American Studies Center, University of California, Los Angeles	3230 Campbell Hall	College/ University	Important site of the Asian American movement in Los Angeles and the establishment of Asian American Studies as a discipline.

## Property Types Associated with Community Organizations, Social Services, and Institutions

Name	Location	Property type	Comments
All Korean University Alumni Association of California	1146 N Vermont Ave	Social Club	The All Korean University Alumni Association was created in 1977 as a social network for Korean immigrants.

American-Korean Civic	4328 Don Diablo	Social Club/	After World War II ended, meetings held
Organization	Dr	Meeting Hall	here to reconvene the Young Korean National Association. Dr. Charles Yoon felt that the Young Korean National
			Association, as a subsidiary of the Korean National Association, might exclude those
			in the second generation whose parents
			were not members of the KNA. He founded
			the American Korean Civic Organization in
			1962. Yoon was the organization's first
			president. Alfred H. Song was Legal
			Advisor. Leo Song and architect Peter Hyun
			served on the Advisory Board. Further research is needed to determine location,
			which is likely a single-family residence.
Korean Association of Southern	981 S Western	Social Clubs/	The Korean Association of Southern
California (later renamed Korean-	Ave (1977 to	Meeting Hall	California was established in 1962 to
American Federation)	present)	U	"promote ethnic fraternity; provide
			informational, cultural, and educational
			resources to immigrants, and protect the
			rights and interest of the general Korean
			immigrant community," (Angie Y. Chung,
			Legacies of Struggle: Conflict and
			Cooperation in Korean American Politics, 65). The organization was located at an
			Olympic Blvd storefront in 1972, but
			address number is unknown (Kim, Images
			of America, 84). The Korean Association of
			Southern California purchased the office
			building at 981 S. Western Avenue in 1975
			with the help of the Korean community and
			the South Korean government. The building
			also housed other Korean organizations,
			including the Korean Chamber of Commerce, the Korean Students
			Association of Southern California, the
			Korean Trader's Association of America,
			and the Koreatown Association, all
			organizations were listed at the Western
			Avenue address in the 1977 directory. The
			group changed its name to the Korean-
			American Federation of Los Angeles
Kanaan Campoonite Contractor			(KAFLA) in the 1980s and is still active.
Korean Community Center, Inc.	2525 W Vernon	Social Clubs/	Per Los Angeles Times 12/20/64, the
	Ave	Meeting Hall	organization is at this address. There is also a photo of Leo C. Song, President, in the
			1964 Korean directory. Property is
			currently the Bryant Temple AME Church.
			can entry the bryant remple nine entrem

Korean Community Center	1359 W 24TH ST	Social	Originally known as Danish Hall. Currently
(Danish Hall)		Club/Meeting Hall	Sung Kwang Presbyterian Church. Mentioned in <i>Koreans in America</i> as a
		пан	gathering place for Korean community.
			Permits shows it owned by Danish Hall
			Association through 1960; as of 1986 it is
			listed as Sung Hwang Presbyterian Church.
Korean Independence Memorial	1368 W	Social Club/	Locally designated as Historic-Cultural
Building	Jefferson Blvd	Meeting Hall	Monument #548. The building "served as
0	Jenerson bivu	Meeting Hall	-
(Korea National Association)			the U.S. headquarters for the Korean
			independence movement against Japanese
			occupation from 1937, when its
			construction was completed, to September
			2, 1945, when World War II and Japanese
			imperial rule came to an end." (Historic
			Cultural-Monument application) Note: The
			property continued to serve as the KNA
			headquarters after the war and housed
			several other community organizations,
			including: United Korean Committee
			(1942) Korean Women's Patriotic League
			(1964) Shin Han Min Bo newspaper (1964)
			The New Korea newspaper (1952, 1964,
			1977)
Korean Dong Ji Hoi	2716 Ellendale	Meeting Hall	One of several patriotic organizations
(aka Tongji-Hoe, Comrade	PI		involved in the Korean independence
Society)			movement. Organization started by
			Syngman Rhee in Hawaii. Address is the
	400014		same as North American Times.
Korean Women's Patriotic	1368 W	Social	"The main purposes of the organization
League	Jefferson Blvd	Club/Meeting	were to support the Korean independence
	(KNA Bldg)	Hall	movement in cooperation with the Korean
			National Association; to raise an
			independence fund; to boycott Japanese
			goods; and to promote educational and
			relief work for needy Koreans in America
			and Korea. Most of their activities were
			fund-raising, relief, and scholarship funding
			for Korean students. In 1946 alone, the
			League sent over one thousand tons of
			relief goods to South Korea. The League
			never had its own building; its meetings
			were held at the meeting hall of the Korean
			National Association in Los Angeles. Today
			[1979], fewer than half a dozen of the
			original members survive, and their ages
			original members survive, and their ages are well over eighty. Although the League
			original members survive, and their ages

Koreatown Development Association	981 S Western Ave	Social Club/Meeting Hall	The Koreatown Development Association, although largely business-oriented, served as a booster organization for the burgeoning Korean American community by promoting socio-cultural events as well as commerce. The Korean Street Festival, which was first established in 1974 by the Koreatown Development Association, quickly grew to include over 120 participating organizations with over 45,000 attendees. In 1978, after lobbying by the Koreatown Development Association, the neighborhood was officially designated Koreatown by the City of Los Angeles. Hi-Duk Lee was president at the time. Resource also listed under Property Types Associated with Business and Commerce: Commercial Buildings.
Young Korean Academy	3421 S Catalina St	Social Club/Meeting Hall	Los Angeles branch of Korean American patriotic youth organization which was founded by Ahn Chang Ho in San Francisco in 1913. Later also based out of the KNA building.
Korean American Community Center	981 S Western Ave	Social Services/Comm unity Organization	Community organization founded by the Korean American Federation (or Korean Association of Southern California) in 1975.
Korean Cultural Center	5505 Wilshire Blvd	Cultural Center	Opened in 1980 at this location; operated by the SK Ministry of Culture, Sports, and Tourism to promote Korean cultural heritage. Korea Center opened next door in 2006.
United Korean Committee	1368 W Jefferson Boulevard (KNA Bldg)	Social Services/Comm unity Organization	According to many <i>Los Angeles TImes</i> articles of the 1940s, the committee was the principal representative of the Korean community and the organizer of many events, including the Korean flag ceremony at City Hall in 1942.

# Property Types Associated with Media: Newspapers, Radio, and Television

Name	Location	Property type	Comments
Dong-A II Bo	1035 South Crenshaw Blvd	Office - Newspaper	Korean newspaper located in Koreatown.
Korea Herald	1212 N Vermont Ave	Office - Newspaper	Korean newspaper located in East Hollywood.
Korea Times	11638 Ventura Blvd	Office - Newspaper	Original U.S. headquarters of the <i>Korea</i> <i>Times</i> ; established in 1969. Relocated to Koreatown in 1971

Korea Times	3418 W 1st St	Office - Newspaper	Relocated to Koreatown from Studio City in 1971, then moved again to 141 N. Vermont (same address as Radio Korea), which has been demolished.
Korean American Herald (Miju Shin-Mun)	2703 W 8th Street	Office - Newspaper	Korean American newspaper located on the eastern boundary of Koreatown.
Korean American Times	1543 W Olympic Blvd	Office - Newspaper	Korean American newspaper located near Westlake South.
Korean Independence News	1350 W Jefferson Blvd	Office - Newspaper	Pro-communist newspaper published between 1943 and 1952.
Korean Pacific Press	Unknown	Office - Newspaper	Dong Sung Kim was the president of the Korean Pacific Press, a publishing house, in 1946. The press published a pamphlet entitled 50 Facts on Korea, which included maps and photographs.
Koreatown Weekly	1311 9th St (1979), at 1342 W Olympic Blvd (1981)	Office - Newspaper	English language weekly/biweekly newspaper; may have only printed from 1979 to 1983. Archives available through Calisphere at UC Davis.
North American Times	2716 Ellendale Pl (Dong Ji Hoi building)	Office - Newspaper	Lists Eung Whan Choi as editor. Same address as Dong Ji Hoi.
Shin Han Min Bo newspaper	1368 W Jefferson Blvd (KNA building)	Office - Newspaper	Lists Park, Hyo Chan as editor. Same address as KNA.
The New Korea	1368 W Jefferson Blvd (KNA building)	Office - Newspaper	Reportedly the first Korean American newspaper in the county.1964 Korean directory lists Suhr, Tong Sung as editor.
Voice of Korea	Unknown	Office - Newspaper	A monthly newsletter that provided information about Korea to the American public. The Voice of Korea had an anti- Syngman Rhee tone since it advocated neutralization of Korea as a way of unifying the divided country and maintaining national independence. Further research is necessary to determine location of publication.
Korean Broadcasting Company (KBC)	634 S Broadway	Office - Radio	KBC was located inside the Palace Theater
Radio Korea	141 N. Vermont Ave	Office - Radio	Building Demolished
Korean TV Productions	5225 Wilshire Blvd	Office - Television	Television production company located in Koreatown
MBC TV	3450 Wilshire Blvd	Office - Television	The American headquarters for the internationally broadcast television company.

TBC TV & Joong Ang II Bo	661 S Burlington	Office -	American office for the South Korean
	Ave	Television	media Companies TBC & Joong Ang II Bo

## Property Types Associated with Military History

Name	Location	Property type	Comments
Korean Bell and Belfry of Friendship (Angel's Gate Park)	37th St/Gaffey St	Military - War Memorial	Locally designated HCM #187. The property is a monument gifted by the Republic of Korea in celebration of the United States bicentennial. The 17-ton bronze bell, was modeled after an 8th century Korean Silla Dynasty bell and is housed in a stone pavilion. It was presented as a gesture of mutual cooperation and in honor of American veterans of the Korean War. Dedicated October 3, 1976 in San Pedro's Angels Gate Park (at the time part of Fort MacArthur).

# Property Types Associated with Industry

Name	Location	Property type	Comments
Oriental Food Products of California	4100 S Broadway	Food Processing - Asian Food Manufacturer	Founded in 1923 at this location by Peter S. Hyun (not the son of Rev. Soon Hyun or brother of architect David Hyun). Specializing in Asian foodstuffs such as chop suey, chow mein, bean sprouts, soy sauce produced under the brand label "Jan- U-Wine," it was the largest Korean-run business operation in Los Angeles, delivering to restaurants and private homes throughout the city. At this location from at least 1932-1954.
K & S Company (aka K & S Jobbers)	1119-23 San Pedro St	Food Processing - Grocery wholesaler	"K & S Company was established in 1928 in Los Angeles as a wholesale company. Its origin goes back to 1922 when two Korean students, Kim Yong-Jeung and Song Chul (Leo Song) gave up their studies because of lack of funds and went into business as wholesale agents for the Kim Brothers Company. After a few years, they formed the K. & S. Company, which became one of the most successful wholesaling operations in Los Angeles's Korean community." Quote from <i>Koreans in America</i> by Bong-Yuen Choy, Pg. 131. Company became exclusive distributor of nectarines in LA market through the Kim Brothers in Central California.

Kim Bang Ah	3031 W Olympic	Food Processing	Rice mill and rice cake factory. Gathering
	Blvd	- Mill and	place for recently arrived Korean
		factory	immigrants, seniors in particular. Started in
			1967, maybe originally located at Jefferson
			and La Brea Boulevards. Kim Bang Ah has
			been in operation at this location since
			1977. Three generations of family
			ownership and a long-standing business on
			Olympic Blvd.

## Property Types Associated with the Asian Eclectic Architectural Style: Individual Resources

Properties may also be significant examples of the Asian Eclectic style (see Associated Property Types and Eligibility Standards section of the Historic Context).

#### Property Types Associated with Important Asian American Architects

Properties may also be significant examples of the work of important Korean American architects referenced in the Historic Context and the Associated Property Types and Eligibility Standards section of the Historic Context.

## Appendix B: Asian Americans in Los Angeles Advisory Committee and Participants

In preparing this context statement, the Office of Historic Resources and the team of consultants, led by Architectural Resources Group (ARG), were advised by a diverse panel of Asian American community members, historic preservation professionals, and historians. The following is a list of project contributors and advisory committee participants.

Dennis Arguelles, Los Angeles Program Manager, National Parks Conservation Association

- Joseph Bernardo, Ph.D., Office of Intercultural Affairs, Loyola Marymount University
- Edward Chang, Director, Young Oak Kim Center for Korean American Studies, University of California, Riverside
- Suellen Cheng, Executive Director Emeritus of the Chinese American Museum and Museum Director and Curator of El Pueblo de Los Angeles Historical Monument
- Sue Fawn Chung, Ph.D., Professor Emerita at the University of Nevada, Las Vegas Department of History, and Advisor Emerita to the National Trust for Historic Preservation

Flip Ahn Cuddy, Historian, Dosan Legacy

- Rey Fukuda, Project Manager and Planner, Little Tokyo Service Center
- Jan Fukuhara, Board Member, Little Tokyo Historical Society
- Gerald Gubatan, Senior Planning Deputy, Los Angeles City Council District 1
- Kristen Hayashi, Public Historian and Collections Manager, Japanese American National Museum
- Hillary Jenks, Ph.D., Graduate Writing Center Coordinator, University of California Riverside
- Kenneth Klein, Head of the East Asian Library, University of Southern California Libraries
- Munson Kwok, Ph.D., National Board Member of the Chinese American Citizens Alliance and Advisory Board Member for the Chinatown Business Improvement District
- Michelle Magalong, Executive Director, Asian & Pacific Islander Americans in Historic Preservation
- Eugene Moy, Board Member, Chinese Historical Society of Southern California
- Allyson Nakamoto, Director of Education, Japanese American National Museum
- Nancy Oda, President, Tuna Canyon Detention Station Coalition
- Mark Padoongpatt, Ph.D., Asian and Asian American Studies, University of Nevada, Las Vegas

Carol Park, Young Oak Kim Center for Korean American Studies, University of California, Riverside

Bill Watanabe, Retired Executive Director, Little Tokyo Service Center

Steve Y. Wong, Curator, Los Angeles Municipal Art Gallery

Michael Woo, Dean, College of Environmental Design, Cal Poly Pomona

David K. Yoo, Ph.D., Director of the Asian American Studies Center, University of California, Los Angeles and Korean American Pioneer Council

George Yu, Executive Director, Chinatown Business Improvement District

Additional input and information was received from the following community members:

Cindy Abrams	Tadashi Kowta
Ralph Ahn	Christine Lee
Carlene Sobrino Bonnivier	Laura Meyers
Dulce Capadocia	Patty Nagano
Edith Wen-Chu Chen, Ph.D.	Steve Nagano
Wendy Chung	Mike Okamura
William Chun-Hoon	Juily Phun
Lorna Ignacio Dumapias	Ronee Reece
Rick Eng	Al Soo Hoo
Alex Hack	Donna Sugimoto and the Sugimoto Family
Les Hamasaki	Alvin Takamori
Eric Harris	Nancy Takayama
Warren Hong	Jonathan Tanaka
Florante Ibanez	Mary Tila
Takashige Ikawa	Tom Williams, Ph. D.
Miya Iwataki	Dorothy Fue Wong
Rose Kato	Winston Wu
Katherine Kim	Scott Yamabe

# Los Angeles Department of City Planning RECOMMENDATION REPORT

#### CULTURAL HERITAGE COMMISSION

HEARING DATE:	June 18, 2020
TIME:	10:00 AM
PLACE:	Teleconference (see
	agenda for login
	information)

**EXPIRATION DATE:** The original 30-day expiration date of June 20, 2020 per Los Angeles Administrative Code Section 22.171.10(e)1 is tolled, and a revised date will be determined pursuant to *the Mayor's March 21, 2020 Public Order Under City of Los Angeles Emergency Authority re: Tolling of Deadlines Prescribed in the Municipal Code and April 17, 2020 Public Order Under City of Los Angeles Emergency Authority re: Tolling HCIDLA Deadlines and Revising Expiration of Emergency Orders* 

#### CASE NO.: CHC-2020-3286-HCM ENV-2020-3287-CE

Location: 2909 South Orchard Avenue; 1276 West 29th Street Council District: 9 – Price Community Plan Area: South Los Angeles Area Planning Commission: South Los Angeles Neighborhood Council: Empowerment Congress North Area

Legal Description: Waverley Tract, Lot 48

PROJECT:	Historic-Cultural Monument Application for the LOS ANGELES KOREAN UNITED METHODIST CHURCH
REQUEST:	Declare the property an Historic-Cultural Monument
OWNERS/APPLICANTS:	Dan Stein and Jerry Wise The Pews at SC, LLC 12100 West Olympic Boulevard, Suite 350 Los Angeles, CA 90064
PREPARER:	Kathryn McGee 868 West Knoll Drive #8 West Hollywood, CA 90069

#### **<u>RECOMMENDATION</u>** That the Cultural Heritage Commission:

- 1. **Take the property under consideration** as an Historic-Cultural Monument per Los Angeles Administrative Code Chapter 9, Division 22, Article 1, Section 22.171.10 because the application and accompanying photo documentation suggest the submittal warrants further investigation.
- 2. **Adopt** the report findings.

VINCENT P. BERTONI, AICP Director of Planning

#### [SIGNED ORIGINAL IN FILE]

#### [SIGNED ORIGINAL IN FILE]

Ken Bernstein, AICP, Principal Planner Office of Historic Resources

#### Shannon Ryan, Senior City Planner Office of Historic Resources

#### CHC-2020-3286-HCM 2909 South Orchard Avenue; 1276 West 29th Street Page 2 of 4

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# [SIGNED ORIGINAL IN FILE]

Lambert M. Giessinger, Preservation Architect Office of Historic Resources Melissa Jones, City Planning Associate Office of Historic Resources

Attachment: Historic-Cultural Monument Application

#### CHC-2020-3286-HCM 2909 South Orchard Avenue; 1276 West 29th Street Page 3 of 4

#### **SUMMARY**

The Los Angeles Korean United Methodist Church is an institutional building located at the southwest corner of West 29th Street and South Orchard Avenue in South Los Angeles. Built in 1895 for the American Baptist Church, it served as the first permanent location of the Los Angeles Korean United Methodist Church, which occupied the building between 1945 and 1958. The Los Angeles Korean United Methodist Church (aka Korean Methodist Episcopal Mission), founded in 1904, is one of two long-standing congregations in the Korean American community. Today, the congregation meets at a church in Westchester. In 2019, the subject property was converted to a seven-unit apartment building.

The greater Los Angeles area has served as one of the hubs of the Korean American community for over a century, and the city has one of the largest Korean populations outside of the Korean peninsula. Although large-scale migration and settlement occurred in the aftermath of the 1965 Immigration Act, Korean immigrants were residing in Los Angeles County as early as 1906. During the 1920s, the Korean community began migrating from Downtown to South Los Angeles, and the Los Angeles Korean United Methodist Church moved with them. By 1930, approximately 320 Korean Americans lived in the city, and in the years following World War II the community numbered around 800 residents. Following the end of the Korean War in 1953 and the subsequent easing of immigration restrictions, the Korean community in Los Angeles began to grow rapidly. Korean churches, such as the subject property, were instrumental in supporting newly-arrived immigrants and refugees, and are the primary social and cultural hub for second-generation Korean immigrants.

Irregular in plan, the subject property consists of two volumes: a one-story (former) sanctuary to the north and a two-story annex to the south that previously served as the church office and daycare. The building is of wood-frame construction with stucco cladding. The sanctuary has a gambrel roof with a pinnacle, and the annex features a flat roof with a parapet. The sanctuary's primary, north-facing elevation is symmetrically composed and features a deeply recessed entrance with wood doors that is accessed by stairs and flanked by multi-lite windows. There is a large relief used for signage in the gable above the entrance. The east-facing elevation has a centered recessed secondary entrance within an enframement that projects slightly from the elevation. At the southern end of the façade, there is a gabled dormer with corbels. The southfacing elevation is simple and mostly unadorned, with the exception of two gabled dormers with corbels. Fenestration consists of single-lite and multi-lite double-hung wood windows. The interior features high wood ceilings with exposed beams.

The subject property has undergone a number of alterations over the years, including: the addition of the rear annex and a basement in 1911; a remodel of the primary, north-facing façade between 1928 and 1939 involving the removal of original Romanesque architectural details and tower elements; the addition of a garage in 1933 (demolished after 1970); interior renovations in 1937; the replacement of sanctuary windows, and the addition of restrooms and raised balcony seating after 1950; the conversion of part of the annex to a daycare facility in 1962; and the removal of the original baptismal pool at an unknown date. Furthermore, the 2019 adaptive re-use project comprised the following scope of work: the addition of a second floor within the existing sanctuary volume; the restoration of windows and doors; the removal of an entrance canopy that was added after 1950; and the addition of windows, doors, and dormers on the south and east elevations of the annex volume.

SurveyLA, the citywide historic resources survey, identified the subject property as significant to the history of Korean-Americans in Los Angeles.

## <u>CRITERIA</u>

The criterion is the Cultural Heritage Ordinance which defines a historical or cultural monument as any site (including significant trees or other plant life located thereon), building or structure of particular historic or cultural significance to the City of Los Angeles if it meets at least one of the following criteria:

- 1. Is identified with important events of national, state, or local history, or exemplifies significant contributions to the broad cultural, economic or social history of the nation, state, city or community;
- 2. Is associated with the lives of historic personages important to national, state, city, or local history; or
- 3. Embodies the distinctive characteristics of a style, type, period, or method of construction; or represents a notable work of a master designer, builder, or architect whose individual genius influenced his or her age.

#### **FINDINGS**

Based on the facts set forth in the summary and application, the Commission determines that the application is complete and that the property may be significant enough to warrant further investigation as a potential Historic-Cultural Monument.

#### BACKGROUND

On May 21, 2020, the Director of Planning determined that the application for the proposed designation of the subject property as Historic-Cultural Monument was complete. The original 30day expiration date of June 20, 2020 per Los Angeles Administrative Code Section 22.171.10(e)1 is tolled, and a revised date will be determined pursuant to *the Mayor's March 21, 2020 Public Order Under City of Los Angeles Emergency Authority re: Tolling of Deadlines Prescribed in the Municipal Code and April 17, 2020 Public Order Under City of Los Angeles Emergency Authority re: Tolling HCIDLA Deadlines and Revising Expiration of Emergency Orders.*