

Districts

Name: Agnes Avenue Residential Historic District



Description:

The Agnes Avenue Residential Historic District consists of a grouping of five American Colonial Revival single-family residences lining both sides of Agnes Avenue, between Woodbridge Street on the north and Valleyheart Drive on the south, in Studio City. All of the properties are contributors to the historic district.

Ranging from one to one-and-a-half stories, the residences were constructed in 1937 and 1938 as varied but cohesive examples of the American Colonial Revival style. The cohesiveness of the district is further enhanced by its deep, uniform setbacks and large lots, concrete sidewalks and landscaped parkways, mature landscaping and street trees, and period light standards. In addition, a decorative wrought-iron fence spans several of the properties on the west side of Agnes Avenue.

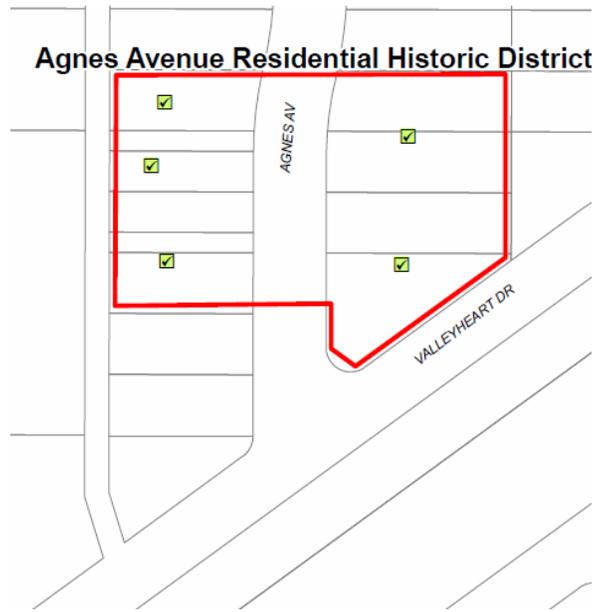
Significance:

The Agnes Avenue Residential Historic District is significant as an excellent example of American Colonial Revival residential architecture, and as an early residential district associated with the entertainment industry in Studio City. The district's period of significance is 1937 to 1938, when all of the residences were constructed.

The area that comprises the Agnes Avenue Residential Historic District was first subdivided in 1927 by the Central Motion Picture District, Inc., a consortium founded by producer and early Studio City booster and developer Mack Sennett, producer Al Christie, and a group of real estate professionals. The consortium's goal was to build a new studio in the area, as well as a residential and commercial district "to support the economic growth of their new city." In 1928, Sennett succeeded in establishing Mack Sennett's Studioland, just across the Los Angeles River from the Agnes Avenue district, which helped jump-start residential settlement in the area. After Sennett filed for bankruptcy in 1933, his studio was purchased by Mascot Pictures, which later became Republic Pictures Corporation (now CBS Studio Center). By 1939, the district had become home to "business and professional men, retired capitalists, [and] motion picture executives" in the income range of \$4,000 to \$10,000.

The first home constructed in the district, 4227 Agnes Avenue, was the long-time home of Arthur and Nina Zwebell, self-taught husband and wife design team known for their innovations in courtyard apartment design in Southern California. While Zwebell was not a licensed architect, he was the original owner of 4227 Agnes Avenue and his signature appears on building permits for the two homes adjacent to his own. The three homes share a highly ornamental wrought-iron fence and gates with low concrete piers. The residence at 12075 Valleyheart Drive, constructed in 1937, was designed by architect James H. Hoose. According to historian Kevin Roderick, the street is lined with pecan trees, a remnant of an early 20th-century grove, much of which was lost with the development of Sennett's Studioland.

This district is significant for the high quality of design exhibited in the American Colonial Revival residences and their high level of material integrity. Common features include side-gable roofs with multiple gabled dormers; horizontal wood siding; divided-light wood windows with fixed wooden shutters; and wide recessed porches. In addition, this district represents a rare example of residential development with a direct link to the burgeoning entertainment industry in the area.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	No Sub-context
Theme:	Housing the Masses, 1880-1975
Sub theme:	Period Revival Neighborhoods, 1918-1942
Property type:	Automobile Suburb
Property sub type:	Subdivision
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent collection of American Colonial Revival residential architecture in Studio City.

Context 2:

Context:	Entertainment Industry, 1908-1980
Sub context:	No Sub-context
Theme:	Residential Properties Associated with the Entertainment Industry, 1908-1980
Sub theme:	Entertainment Industry Housing and Neighborhoods, 1908-1949
Property type:	Residential
Property sub type:	Residential District
Criteria:	A/1/1
Status code:	3S;3CS;5S3
Reason:	Excellent example of entertainment industry-related residential development in Studio City.

Contributors/Non-Contributors:



Address: 4212 N AGNES AVE
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: American Colonial Revival



Address: 4221 N AGNES AVE
Type: Contributor
Year built: 1937
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 4222 N AGNES AVE
Type: Contributor
Year built: 1938
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 4227 N AGNES AVE
Type: Contributor
Year built: 1937
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 4233 N AGNES AVE
Type: Contributor
Year built: 1937
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival

Name: Briarcliff Manor Residential Historic District



Description:

The Briarcliff Manor Residential Historic District consists of a concentration of custom-built one- and two-story Period Revival- and Ranch-style single-family residences in Studio City. The district spans approximately five irregularly-shaped blocks and is roughly bounded by Iredell Street, Oakdell Road, Briarvale Lane, and Iredell Lane. District features include curvilinear streets with no sidewalks, lush landscaping and mature trees. A landscaped median planted with mature Oak trees runs along Fryman Road between Iredell Street and Briarvale Lane, and stone curbs line Fryman Road and Briarvale Lane. Remnant stone gates occupy a residential parcel at the corner of Iredell Street and Iredell Lane. The homes in the district were constructed from 1933 to 1962, with a majority of extant properties dating from the 1940s. Of the 42 properties, 27 are contributors, or approximately 64 percent. Nine properties were evaluated as non-contributors due to extensive alterations, and three fall outside the period of significance. Three are not visible from the public right-of-way.

Significance:

The Briarcliff Manor Residential Historic District is significant as an excellent collection of Period Revival- and Ranch-style architecture, and as an excellent example of an early automobile suburb in Studio City. The district is also significant as a residential district associated with the entertainment industry in Studio City. The district's period of significance is 1933 to 1962, when the majority of the residences were constructed.

This historic district represents a portion of one of the earliest residential tracts in the Studio City foothills. Premiering in 1939 as Briarcliff Manor, "the Beverly Hills of the Valley," the original development was to span 1,200 acres north of Mulholland Drive, between Laurel Canyon Boulevard and Coldwater Canyon Avenue, though only a portion of this plan was ultimately realized.

The district includes separate tracts subdivided between 1939 and 1945, with a majority of extant residences dating to the 1940s. The first tract consisted of a rectilinear grid of large parcels along Iredell Street at Fryman Road (originally Pacoima Road), on former ranch lands owned by early San Fernando Valley settlers Harry C. Fryman and Donald Barker. Lot sizes ranged from an expansive 100 by 180 feet to one-, five-, and ten-acre lots. Subsequent tracts followed throughout the 1940s.

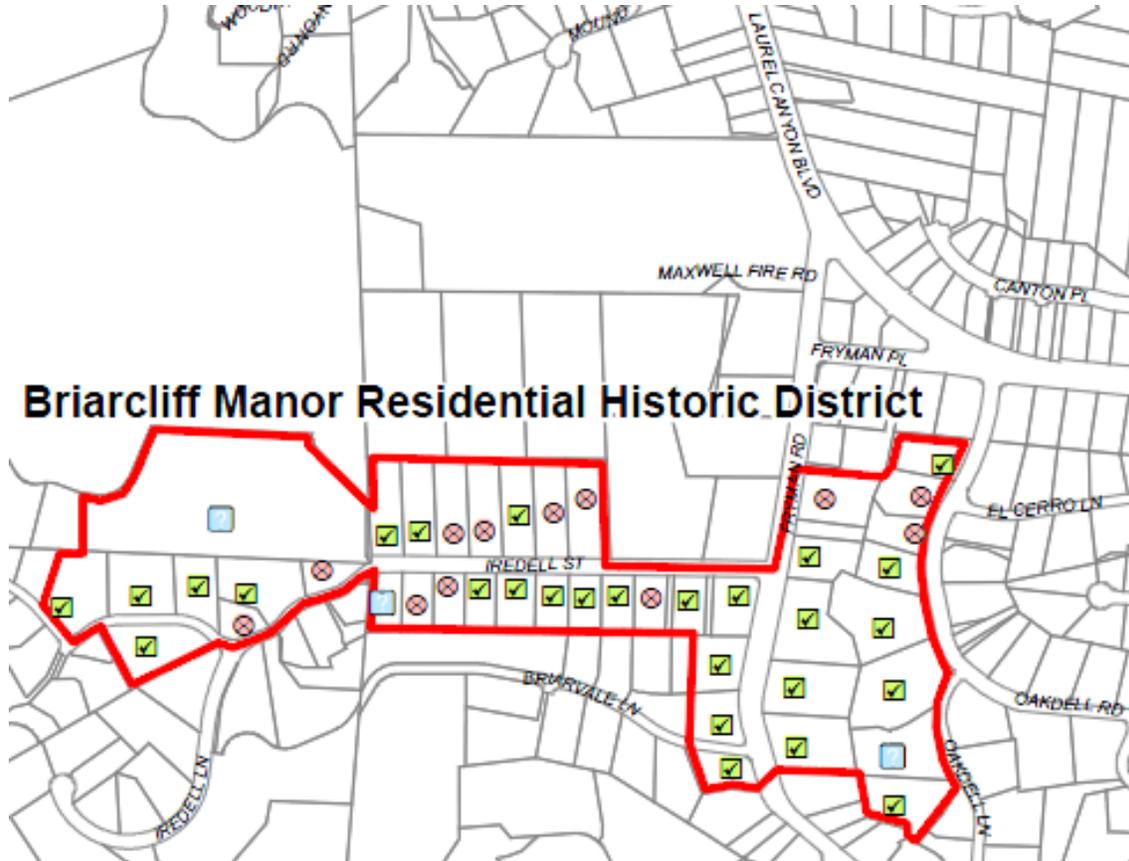
The principal developer of Briarcliff Manor was hotel executive and early Studio City resident Harry C. Fryman. Fryman had moved to Southern California from Ohio by the late 19th century and began his career as a bellboy at Pasadena's Mt. Lowe Hotel, which he later managed. In 1905, Fryman built the Hayward Hotel in Los Angeles, and would soon establish himself as a prominent local hotelier. By the late 1920s, Fryman began purchasing what were primarily ranch and agricultural lands in Laurel Canyon, ultimately expanding his holdings to some 1,000 acres.

As development began, the pastoral setting became the centerpiece for early promotions for the tract, as exhibited in this 1939 advertisement in the Los Angeles Times: "Do you remember as you drive over the hill from Hollywood through Laurel Canyon, coming down the gently sloping hillside you see to your left the Harry C. Fryman and the Donald Barker Ranches, dotted with natural trees – age-old oaks, sycamores, wild berries and native green shrubs? No doubt the presence of a fence, closed gate or the untouched natural scenery with its hidden small canyons...left the impression with you that this last piece of earth which has not been scarred by the advance of civilization could not be purchased. Yet this is what's happening now..."

Due in part to the area's location at the mouth of Laurel Canyon, a popular cross-mountain route to Hollywood, Briarcliff Manor has been home to a number of high-profile figures from the entertainment industry, including Mickey Rooney, Gordon MacRae, Tina Turner, and Pete Rose. However, the neighborhood's most prominent residents were Gene and Jackie Autry, who purchased the land for their four-acre "Flying A Estate" in 1947 from the estate of Harry Fryman.

The district is situated amid the lush landscaping of Laurel Canyon at the base of the Hollywood Hills. As such, Briarcliff Manor

marked the entry point to the San Fernando Valley for people traveling from Hollywood northward through Laurel Canyon. This district is significant for the high quality of design exhibited in the custom-designed Period Revival- and Ranch-style residences, as an early example of an automobile suburb in the San Fernando Valley, and for its association with the burgeoning entertainment industry in Studio City.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	No Sub-context
Theme:	Housing the Masses, 1880-1975
Sub theme:	Ranch House Neighborhoods, 1938-1975
Property type:	Post-War Suburb
Property sub type:	Subdivision
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent collection of custom-designed American Colonial Revival Ranch-style residences in Studio City.

Context 2:

Context:	Entertainment Industry, 1908-1980
Sub context:	No Sub-context
Theme:	Residential Properties Associated with the Entertainment Industry, 1908-1980
Sub theme:	Entertainment Industry Housing and Neighborhoods, 1908-1949
Property type:	Residential

Property sub type:	Residential District
Criteria:	A/1/1
Status code:	3S;3CS;5S3
Reason:	Excellent example of entertainment industry-related residential development in Studio City.

Context 3:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	No Sub-context
Theme:	Automobile Suburbanization, 1908-1937
Sub theme:	Suburban Planning and Development, 1908-1937
Property type:	Automobile Suburb
Property sub type:	Neighborhood
Criteria:	A/1/1
Status code:	3S;3CS;5S3
Reason:	Excellent example of automobile suburban residential development in Studio City; primarily developed during the 1930s and 1940s.

Contributors/Non-Contributors:



Address: 3240 N FRYMAN ROAD
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival



Address: 3255 N FRYMAN ROAD
 Type: Contributor
 Year built: 1942
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Contemporary



Address: 3260 N FRYMAN ROAD
 Type: Contributor
 Year built: 1947
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Contemporary



Address: 3269 N FRYMAN ROAD
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 3280 N FRYMAN ROAD
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 3300 N FRYMAN ROAD
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 3326 N FRYMAN ROAD
 Type: Non-Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 11922 Iredell St
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: American Colonial Revival



Address: 3245 N OAKDELL LANE
 Type: Contributor
 Year built: 1949
 Property type/sub type: Residential-Single Family; House
 Architectural style: American Colonial Revival



Address: 3265 N OAKDELL LANE
 Type: Not sure
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: Unknown/not visible



Address: 3275 N OAKDELL LANE
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 3301 N OAKDELL ROAD
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 3315 N OAKDELL ROAD
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 3331 N OAKDELL ROAD
 Type: Non-Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 3337 N OAKDELL ROAD
 Type: Non-Contributor
 Year built: 1957
 Property type/sub type: Residential-Single Family; House
 Architectural style: Unknown/not visible



Address: 3351 N OAKDELL ROAD
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 11900 W BRIARVALE LANE
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 11922 W IREDELL ST
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Contemporary



Address: 11930 W IREDELL ST
 Type: Non-Contributor
 Year built: 1990
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 11940 W IREDELL ST
 Type: Contributor
 Year built: 1949
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Contemporary



Address: 11947 W IREDELL ST
 Type: Non-Contributor
 Year built: 1983
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 11954 W IREDELL ST
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: American Colonial Revival



Address: 12000 W IREDELL ST
 Type: Contributor
 Year built: 1942
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 12001 W IREDELL ST
 Type: Non-Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Contemporary



Address: 12009 W IREDELL ST
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12010 W IREDELL ST
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 12017 W IREDELL ST
 Type: Non-Contributor
 Year built: 2010
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12020 W IREDELL ST
 Type: Contributor
 Year built: 1949
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 12029 W IREDELL ST
 Type: Non-Contributor
 Year built: 1949
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 12030 W IREDELL ST
 Type: Non-Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 12039 W IREDELL ST
 Type: Contributor
 Year built: 1955
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12040 W IREDELL ST
 Type: Non-Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12048 W IREDELL ST
 Type: Not sure
 Year built: 1962
 Property type/sub type: Residential-Single Family; House
 Architectural style: Unknown/not visible



Address: 12049 W IREDELL ST
 Type: Contributor
 Year built: 1960
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 12103 W IREDELL ST
 Type: Not sure
 Year built: 1933
 Property type/sub type: Residential-Single Family; House
 Architectural style: Unknown/not visible



Address: 12115 W IREDELL ST
 Type: Non-Contributor
 Year built: 1955
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12127 W IREDELL ST
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival



Address: 12141 W IREDELL ST
 Type: Non-Contributor
 Year built: 1959
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 12149 W IREDELL ST
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: American Colonial Revival



Address: 12165 W IREDELL ST
Type: Contributor
Year built: 1948
Property type/sub type: Residential-Single Family; House
Architectural style: Spanish Colonial Revival



Address: 12170 W IREDELL ST
Type: Contributor
Year built: 1948
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival



Address: 12211 W IREDELL ST
Type: Contributor
Year built: 1939
Property type/sub type: Residential-Single Family; House
Architectural style: American Colonial Revival

Name: Bridge House Historic District



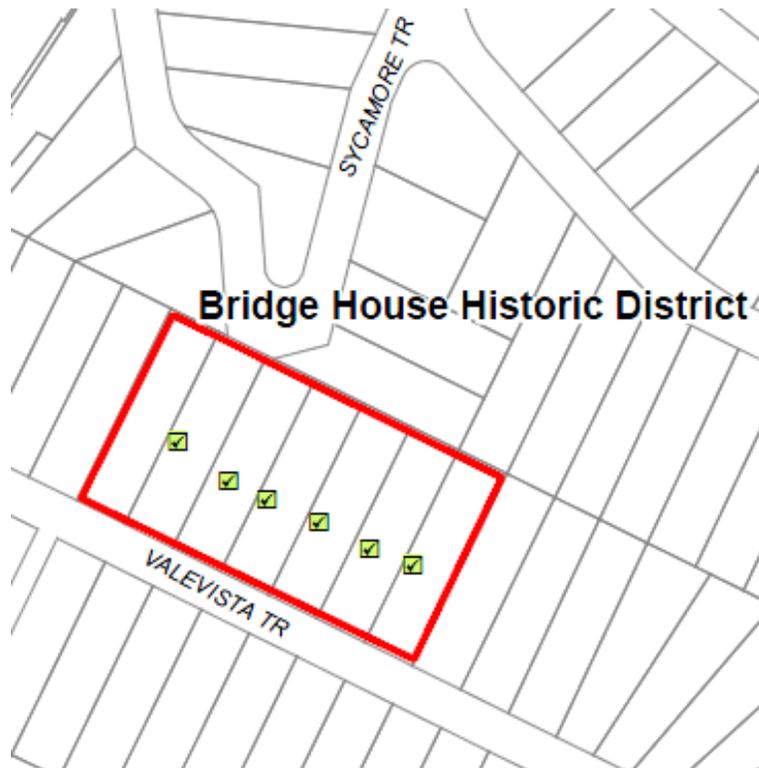
Description:

The Bridge House Residential Historic District is located in the hills along the south side of the Cahuenga Pass. The district consists of six identical residences on the east side of Valevista Trail, an ascending hillside road. Constructed in 1960, these homes occupy narrow hillside parcels measuring 25 by 100 feet. Each of these compact houses is one story in height, measuring just over 750 square feet. Set at the street, the residences display a wood-frame open carport which shelters the main entrance. With the hillside descending steeply toward the rear of the parcels, the residences are perched on pier supports, suspending them over the canyon. Other features include exposed post-and-beam construction, flat roofs, unpainted wood siding, and flush-mounted windows. All of the properties are contributors to the district.

Significance:

The Bridge House Residential Historic District is significant as a unique example of hillside residential design and for exhibiting technological innovations in engineering as applied to the modern hillside architecture of the San Fernando Valley. The district's period of significance is 1960, when all of the residences were constructed.

While building permits do not identify an architect for these properties, the structural engineer for the Bridge Houses was Patrick Fretto, president of the San Fernando Valley chapter of the California Society of Professional Engineers. The lots were developed in 1960 by owners Julian Lesser and Ronald Buck. (Buck also developed the hillside lots of the nearby Boathouse Thematic Group.) Although the lots were originally subdivided in 1911, the challenge posed by their size and hillside topography appears to have discouraged development for several decades. Constructed in 1960, these six identical residences represent a creative engineering response to the difficult lot dimensions and hillside terrain of the Cahuenga Pass area of the San Fernando Valley.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	Engineering, 1900-1985
Theme:	Technological Developments in Construction, 1900-1985
Sub theme:	Hill Houses, 1920-1985
Property type:	Residential
Property sub type:	District
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Grouping of six unique hillside houses; residences are supported on stilts and span a small canyon.

Contributors/Non-Contributors:



Address: 3028 N VALEVISTA TR
 Type: Contributor
 Year built: 1960
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3032 N VALEVISTA TR
 Type: Contributor
 Year built: 1960
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3034 N VALEVISTA TR
 Type: Contributor
 Year built: 1960
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3036 N VALEVISTA TR
 Type: Contributor
 Year built: 1960
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3038 N VALEVISTA TR
 Type: Contributor
 Year built: 1960
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3044 N VALEVISTA TR
Type: Contributor
Year built: 1960
Property type/sub type: Residential-Single Family; House
Architectural style: Modern, Mid-Century

Name: Eureka Summit Residential Historic District



Description:

The Eureka Summit Residential Historic District occupies the southern stretch of Wrightwood Drive, a residential street ascending the foothills from Vineland Avenue on the north to Mulholland Drive on the south, in Studio City. Constructed in the early 1960s, the 14 residences comprising the district are Mid-Century Modern in style and sited on large, irregularly-shaped parcels. The district has a hillside setting, with a curvilinear street pattern that follows the natural contours of the terrain. Houses are set flush with the street with no sidewalks, and are oriented toward the view of the canyon and San Fernando Valley below. Of the 14 properties, nine are contributors to the district, or approximately 64 percent. Four are non-contributors due to extensive alterations; one is not visible from the public right-of-way.

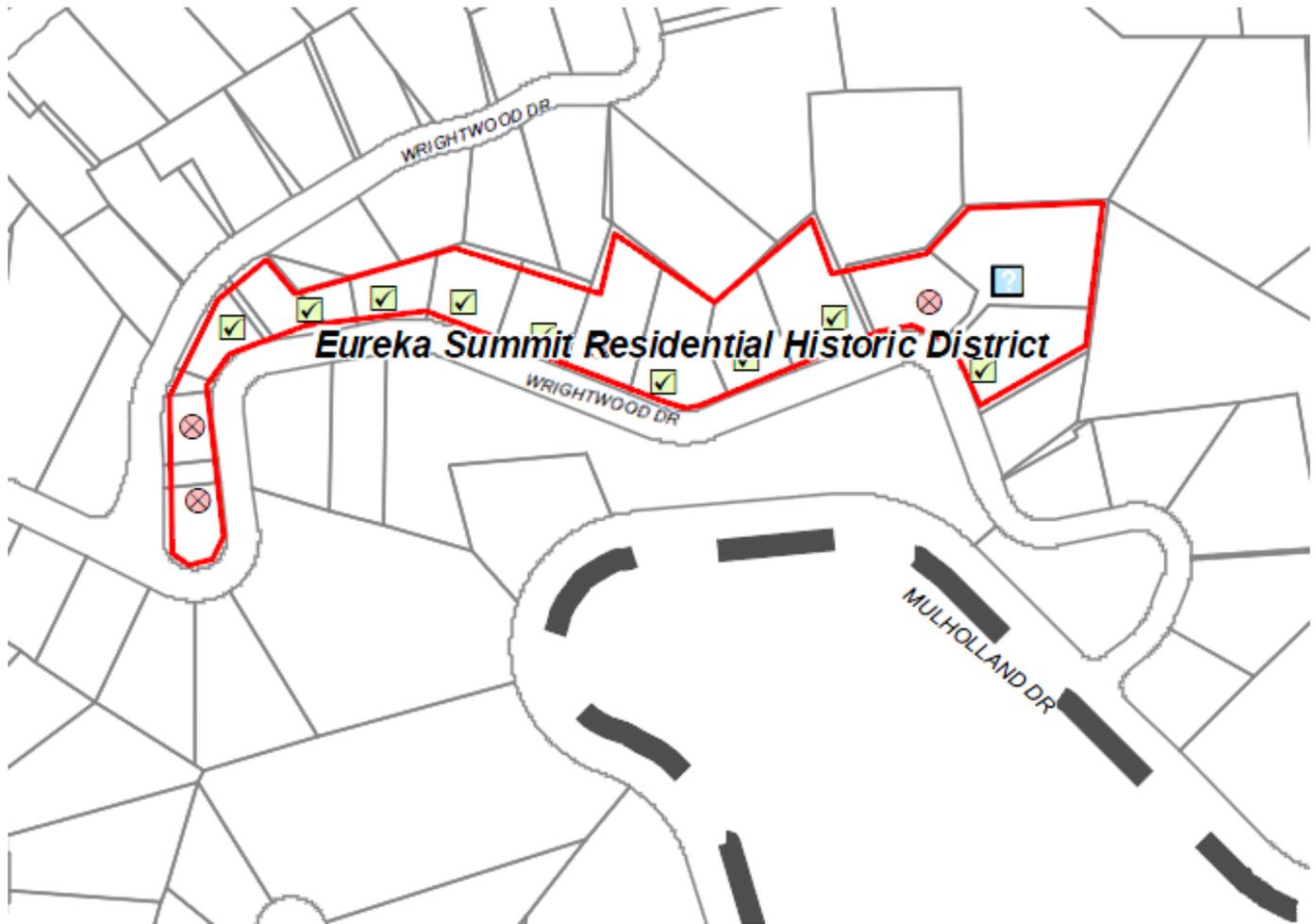
Significance:

The Eureka Summit Residential Historic District is significant as an excellent example of post-World War II residential suburbanization in Studio City. The district's period of significance is 1961 to 1963, when all of the residences were constructed.

Developed by the Wrightwood Investment Company, this subdivision was marketed as part of "Wrightwood Estates," a neighborhood of early-1950s ranch houses further north on Wrightwood Drive. The portion of Wrightwood Estates known as "Eureka Summit" occupies the southern stretch of Wrightwood (then Eureka) Drive. It was subdivided in late 1959 by Maurice L. Bein, Inc., a prolific Southern California developer and builder based in Hollywood.

In the early 1960s, advertisements for Eureka Summit highlighted both the prestige of its large view homes, where "every site is unique," and its modernist credentials. As a 1961 advertisement proclaimed, "If you are looking for an ordinary house in an ordinary street in an ordinary location with ordinary burdensome lawn mowing and dark, old-fashioned living, don't come to see these...homes." In addition, the "elegant homesites" of Eureka Summit were promoted for their proximity to downtown Los Angeles, Hollywood, and the expanse of the San Fernando Valley.

Developers embraced the challenges of the setting, creating a uniquely cohesive enclave of similarly-designed mid-century hillside residences. With their orientation away from the street and toward the view, and the absence of front and side yards, these residences eschewed the ideas exhibited in more traditional postwar suburban neighborhoods in favor of a more modern approach.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	No Sub-context
Theme:	Post-War Suburbanization, 1938-1975
Sub theme:	Suburban Planning and Development, 1938-1975
Property type:	Post-War Suburb
Property sub type:	Subdivision(s)
Criteria:	A/1/1
Status code:	3S;3CS;5S3
Reason:	Excellent example of post-World War II residential suburbanization in Studio City.

Contributors/Non-Contributors:



Address: 3230 N WRIGHTWOOD DR
 Type: Contributor
 Year built: 1962
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3236 N WRIGHTWOOD DR
 Type: Not sure
 Year built: 1963
 Property type/sub type: Residential-Single Family; House
 Architectural style: Unknown/not visible



Address: 3238 N WRIGHTWOOD DR
 Type: Non-Contributor
 Year built: 1960
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3244 N WRIGHTWOOD DR
 Type: Contributor
 Year built: 1962
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3248 N WRIGHTWOOD DR
 Type: Contributor
 Year built: 1962
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3252 N WRIGHTWOOD DR
 Type: Contributor
 Year built: 1962
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3260 N WRIGHTWOOD DR
 Type: Non-Contributor
 Year built: 1961
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3264 N WRIGHTWOOD DR
 Type: Contributor
 Year built: 1962
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3268 N WRIGHTWOOD DR
 Type: Contributor
 Year built: 1962
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3272 N WRIGHTWOOD DR
 Type: Contributor
 Year built: 1962
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3280 N WRIGHTWOOD DR
 Type: Contributor
 Year built: 1962
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3284 N WRIGHTWOOD DR
 Type: Contributor
 Year built: 1962
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3288 N WRIGHTWOOD DR
 Type: Non-Contributor
 Year built: 1962
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3296 N WRIGHTWOOD DR
 Type: Non-Contributor
 Year built: 1962
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century

Name: Laurel Terrace Residential Historic District



Description:

The Laurel Terrace Residential Historic District spans approximately 12 blocks bounded by Vantage Avenue and Laurel Canyon Boulevard on the east, Laurel Terrace Drive on the south and west, and Ventura Boulevard on the north. The district occupies flat terrain with a rectilinear street pattern; the streets defining the southwestern border follow the contours of the hillside, which ascends just beyond the district borders.

With modest-sized lots averaging 50 by 135 feet, the district consists primarily of one- story residences designed in a variety of Period Revival styles – including Spanish Colonial and American Colonial – as well as Minimal Traditional and Ranch styles. Buildings were constructed between 1923 to 1953, with most dating from the late 1920s to the mid-1940s. District features include uniform setbacks, concrete sidewalks, original light standards, and mature trees planted at the time of the tract’s subdivision. Of the 328 properties, 185 are contributors to the district, or approximately 56 percent; 141 properties are non-contributors, 94 due to extensive alterations, and 45 due to construction dates outside the period of significance. Two properties are not visible from the public right-of-way.

Significance:

Comprising one of Studio City’s earliest residential neighborhoods, the Laurel Terrace Residential Historic District is significant as an excellent example of an automobile suburb, and for its association with the entertainment industry in Studio City. The district’s period of significance is 1923 to 1953, when most of the residences were constructed.

The tracts comprising the district were subdivided in 1923 and 1924 by David G. Maxwell, a cattle breeder from Iowa. In 1920, Maxwell purchased a 263-acre ranch near the intersection of Ventura Boulevard and Laurel Canyon Boulevard from long-time valley fruit rancher A.J. Gwynn. Later that same year, he established Maxwell Farms, and in 1923, he offered the first subdivision in the development, initially referred to as “Maxwell Laurel Terrace.”

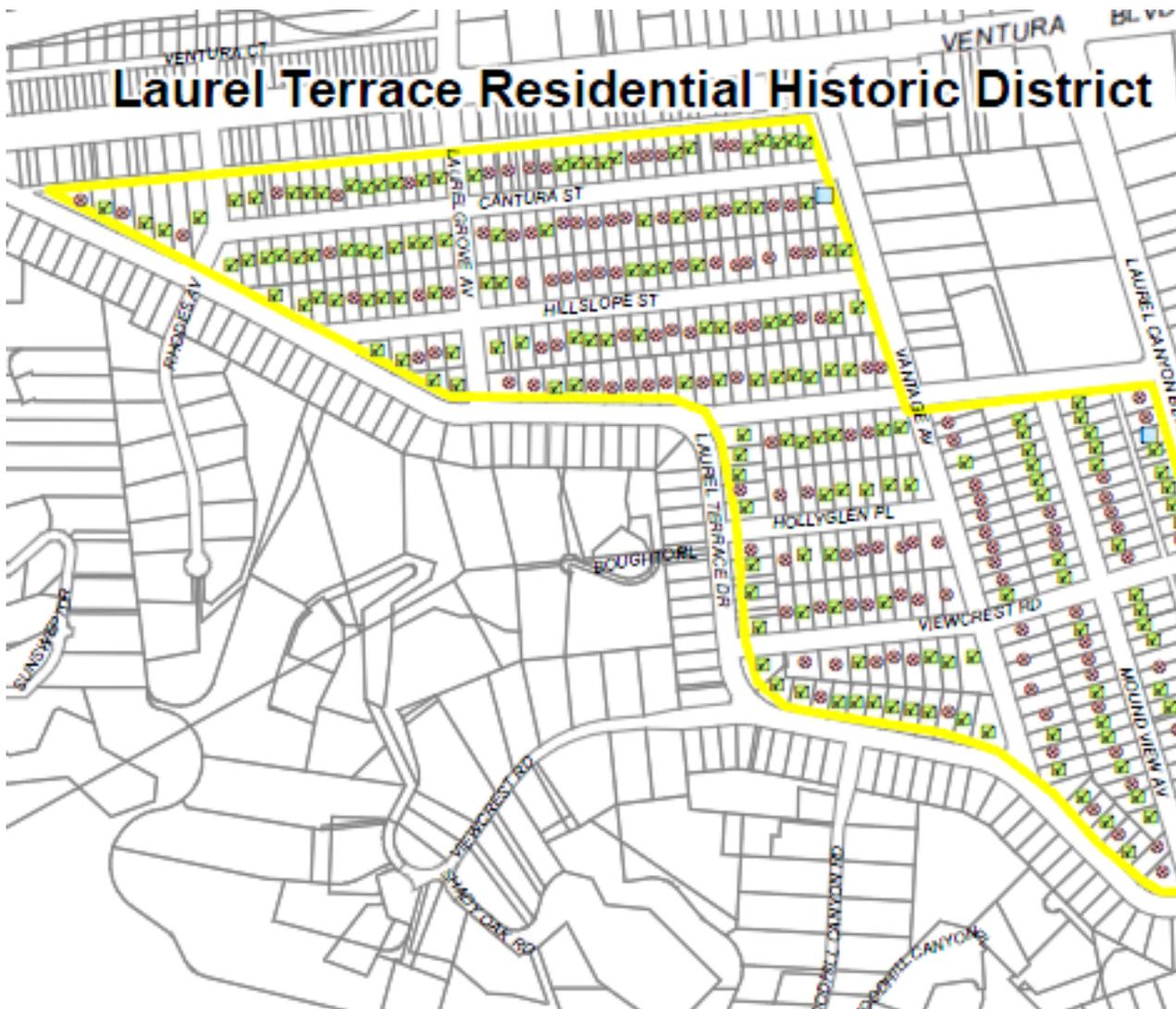
While a handful of buildings date to the 1920s, construction began in earnest in the 1930s, as settlement increased along with Studio City’s growing profile as a center for the entertainment industry. The neighborhood was situated adjacent to Mack Sennett’s Studioland (later Republic Pictures, now CBS Studio Center), near the intersection of Ventura Boulevard and Radford Avenue, which helped jump-start residential settlement in the area.

An active marketing campaign, along with speculative building fueled by FHA mortgage guarantee programs, helped spur development in these tracts in the 1930s. By 1939, according to Home Owners Loan Corporation survey documents, the neighborhood had been settled primarily by “business and professional men, motion picture minor executives and employees,” with an annual income ranging between \$2,500 and \$7,000.

An important feature of the district is the mature Sycamore trees along Cantura Street, between Vantage and Rhodes Avenues. According to aerial photographs, the trees were planted at the time of the tract’s subdivision in the 1920s. These trees have been the subject of several newspaper articles over the years, including a 1996 Los Angeles Daily News article which noted that the trees “give that neighborhood an identity that is sorely lacking elsewhere in our fair city.”

The district is significant as one of Studio City’s earliest residential subdivisions. The neighborhood stands out as a concentration of pre-World War II residential development in an area where most of the adjacent tracts dates from the postwar period. It is also significant as a collection of more modest residences associated with the local entertainment industry. Occupying the flatlands of Studio City just off Ventura Boulevard, this neighborhood stands in contrast to the more affluent areas in the nearby hills and canyons. Due to its relatively low percentage of contributors, the district does not appear to be

eligible for listing in the National Register.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	No Sub-context
Theme:	Automobile Suburbanization, 1908-1937
Sub theme:	Suburban Planning and Development, 1908-1937
Property type:	Automobile Suburb
Property sub type:	Subdivision
Criteria:	A/1/1
Status code:	3CS;5S3
Reason:	Excellent example of automobile suburbanization in Studio City. Due to its relatively low percentage of contributors, the district does not appear to be eligible for listing in the National Register.

Context 2:

Context:	Entertainment Industry, 1908-1980
Sub context:	No Sub-context
Theme:	Residential Properties Associated with the Entertainment Industry, 1908-1980
Sub theme:	Entertainment Industry Housing and Neighborhoods, 1908-1949
Property type:	Residential
Property sub type:	Residential District
Criteria:	A/1/1
Status code:	3CS;5S3
Reason:	Excellent example of entertainment industry-related residential development in Studio City. Due to its relatively low percentage of contributors, the district does not appear to be eligible for listing in the National Register.

Contributors/Non-Contributors:



Address: 12346 Cantura St
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3709 N LAUREL CANYON BLVD
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 3713 N LAUREL CANYON BLVD
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 3719 N LAUREL CANYON BLVD
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 3725 N LAUREL CANYON BLVD
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 3729 N LAUREL CANYON BLVD
 Type: Contributor
 Year built: 1953
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 3731 N LAUREL CANYON BLVD
 Type: Non-Contributor
 Year built: 1947
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 3743 N LAUREL CANYON BLVD
 Type: Non-Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 3749 N LAUREL CANYON BLVD
 Type: Non-Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3755 N LAUREL CANYON BLVD
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 3763 N LAUREL CANYON BLVD
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 3769 N LAUREL CANYON BLVD
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 3771 N LAUREL CANYON BLVD
 Type: Contributor
 Year built: 1942
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 3781 N LAUREL CANYON BLVD
 Type: Non-Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 3803 N LAUREL CANYON BLVD
 Type: Non-Contributor
 Year built: 2000
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 3809 N LAUREL CANYON BLVD
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 3815 N LAUREL CANYON BLVD
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 3819 N LAUREL CANYON BLVD
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: American Colonial Revival; Minimal Traditional



Address: 3825 N LAUREL CANYON BLVD
 Type: Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 3829 N LAUREL CANYON BLVD
 Type: Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3835 N LAUREL CANYON BLVD
 Type: Not sure
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3841 N LAUREL CANYON BLVD
 Type: Non-Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3704 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 3714 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3718 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3724 N MOUND VIEW AVE
 Type: Non-Contributor
 Year built: 1930
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 3725 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1934
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 3729 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1946
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 3733 N MOUND VIEW AVE
 Type: Non-Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3734 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3738 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional; American Colonial Revival



Address: 3739 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 3742 N MOUND VIEW AVE
 Type: Non-Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3743 N MOUND VIEW AVE
 Type: Non-Contributor
 Year built: 1934
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3747 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 3750 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional; Minimal Traditional



Address: 3751 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1931
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 3754 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3755 N MOUND VIEW AVE
 Type: Non-Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 3761 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: French Revival (Norman)



Address: 3764 N MOUND VIEW AVE
 Type: Non-Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 3765 N MOUND VIEW AVE
 Type: Non-Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 3768 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1930
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 3769 N MOUND VIEW AVE
 Type: Non-Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 3774 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3775 N MOUND VIEW AVE
 Type: Non-Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3780 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3781 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3784 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3785 N MOUND VIEW AVE
 Type: Non-Contributor
 Year built: 1946
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 3804 N MOUND VIEW AVE
 Type: Non-Contributor
 Year built: 2007
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 3807 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 3808 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1945
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3811 N MOUND VIEW AVE
 Type: Non-Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3817 N MOUND VIEW AVE
 Type: Non-Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3818 N MOUND VIEW AVE
 Type: Non-Contributor
 Year built: 2012
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 3818 N MOUND VIEW AVE
 Type: Non-Contributor
 Year built: 2012
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 3821 N MOUND VIEW AVE
 Type: Non-Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3822 N MOUND VIEW AVE
 Type: Non-Contributor
 Year built: 2000
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 3825 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 3826 N MOUND VIEW AVE
 Type: Non-Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3831 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 3832 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival



Address: 3835 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3836 N MOUND VIEW AVE
 Type: Contributor
 Year built: 2000
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 3839 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3840 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3843 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3844 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1928
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival



Address: 3849 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3850 N MOUND VIEW AVE
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3935 N RHODES AVE
 Type: Contributor
 Year built: 1934
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 3700 N VANTAGE AVE
 Type: Contributor
 Year built: 1932
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 3708 N VANTAGE AVE
 Type: Non-Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 3714 N VANTAGE AVE
 Type: Contributor
 Year built: 1930
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 3718 N VANTAGE AVE
 Type: Non-Contributor
 Year built: 1933
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 3724 N VANTAGE AVE
 Type: Non-Contributor
 Year built: 1931
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 3736 N VANTAGE AVE
 Type: Non-Contributor
 Year built: 2010
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 3746 N VANTAGE AVE
 Type: Non-Contributor
 Year built: 2010
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 3806 N VANTAGE AVE
 Type: Non-Contributor
 Year built: 2012
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 3812 N VANTAGE AVE
 Type: Non-Contributor
 Year built: 1929
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 3816 N VANTAGE AVE
 Type: Non-Contributor
 Year built: 1990
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 3820 N VANTAGE AVE
 Type: Non-Contributor
 Year built: 1978
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 3823 N VANTAGE AVE
 Type: Non-Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 3824 N VANTAGE AVE
 Type: Non-Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 3830 N VANTAGE AVE
 Type: Non-Contributor
 Year built: 1980
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 3834 N VANTAGE AVE
 Type: Non-Contributor
 Year built: 1928
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 3842 N VANTAGE AVE
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: American Colonial Revival



Address: 3848 N VANTAGE AVE
 Type: Non-Contributor
 Year built: 0
 Property type/sub type: Residential-Single Family; House
 Architectural style: Not Applicable



Address: 3856 N VANTAGE AVE
 Type: Non-Contributor
 Year built: 1932
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12104 W CANTURA ST
 Type: Not sure
 Year built: 1934
 Property type/sub type: Residential-Single Family; House
 Architectural style: Unknown/not visible



Address: 12105 W CANTURA ST
 Type: Contributor
 Year built: 1934
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12109 W CANTURA ST
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12110 W CANTURA ST
 Type: Contributor
 Year built: 1949
 Property type/sub type: Residential-Single Family; House
 Architectural style: American Colonial Revival



Address: 12114 W CANTURA ST
 Type: Non-Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12115 W CANTURA ST
 Type: Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12119 W CANTURA ST
 Type: Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12120 W CANTURA ST
 Type: Non-Contributor
 Year built: 1946
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Contemporary



Address: 12124 W CANTURA ST
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12125 W CANTURA ST
 Type: Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12129 W CANTURA ST
 Type: Non-Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12130 W CANTURA ST
 Type: Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12134 W CANTURA ST
 Type: Non-Contributor
 Year built: 1927
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 12137 W CANTURA ST
 Type: Non-Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12138 W CANTURA ST
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12142 W CANTURA ST
 Type: Non-Contributor
 Year built: 1946
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12143 W CANTURA ST
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12148 W CANTURA ST
 Type: Contributor
 Year built: 1946
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12149 W CANTURA ST
 Type: Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12201 W CANTURA ST
 Type: Non-Contributor
 Year built: 1952
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12202 W CANTURA ST
 Type: Non-Contributor
 Year built: 2001
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12205 W CANTURA ST
 Type: Non-Contributor
 Year built: 2004
 Property type/sub type: Residential-Single Family; House
 Architectural style: Mediterranean Revival



Address: 12206 W CANTURA ST
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12207 W CANTURA ST
 Type: Non-Contributor
 Year built: 2004
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12211 W CANTURA ST
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12212 W CANTURA ST
 Type: Non-Contributor
 Year built: 2010
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12212 W CANTURA ST
 Type: Non-Contributor
 Year built: 2010
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12215 W CANTURA ST
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12217 W CANTURA ST
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12220 W CANTURA ST
 Type: Non-Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12221 W CANTURA ST
 Type: Contributor
 Year built: 1928
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12225 W CANTURA ST
 Type: Contributor
 Year built: 1926
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12226 W CANTURA ST
 Type: Non-Contributor
 Year built: 2010
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12226 W CANTURA ST
 Type: Non-Contributor
 Year built: 2010
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12229 W CANTURA ST
 Type: Non-Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12234 W CANTURA ST
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12237 W CANTURA ST
 Type: Non-Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 12238 W CANTURA ST
 Type: Non-Contributor
 Year built: 1975
 Property type/sub type: Residential-Single Family; House
 Architectural style: American Colonial Revival



Address: 12240 W CANTURA ST
 Type: Non-Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12243 W CANTURA ST
 Type: Non-Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12246 W CANTURA ST
 Type: Contributor
 Year built: 1942
 Property type/sub type: Residential-Single Family; House
 Architectural style: American Colonial Revival



Address: 12249 W CANTURA ST
 Type: Non-Contributor
 Year built: 1930
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12252 W CANTURA ST
 Type: Non-Contributor
 Year built: 1925
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival



Address: 12255 W CANTURA ST
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 12302 W CANTURA ST
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12303 W CANTURA ST
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12305 W CANTURA ST
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12306 W CANTURA ST
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: American Colonial Revival; Minimal Traditional



Address: 12308 W CANTURA ST
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12309 W CANTURA ST
 Type: Non-Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12311 W CANTURA ST
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12314 W CANTURA ST
 Type: Contributor
 Year built: 1927
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12315 W CANTURA ST
 Type: Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12318 W CANTURA ST
 Type: Contributor
 Year built: 1930
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12319 W CANTURA ST
 Type: Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12323 W CANTURA ST
 Type: Contributor
 Year built: 1928
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12324 W CANTURA ST
 Type: Contributor
 Year built: 1926
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival; French Revival (Norman)



Address: 12327 W CANTURA ST
 Type: Non-Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12330 W CANTURA ST
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12333 W CANTURA ST
 Type: Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12334 W CANTURA ST
 Type: Non-Contributor
 Year built: 2000
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12338 W CANTURA ST
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12339 W CANTURA ST
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12343 W CANTURA ST
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12344 W CANTURA ST
 Type: Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12347 W CANTURA ST
 Type: Non-Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12352 W CANTURA ST
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12358 W CANTURA ST
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12359 W CANTURA ST
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12364 W CANTURA ST
 Type: Contributor
 Year built: 1927
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival



Address: 12365 W CANTURA ST
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12100 W HILLSLOPE ST
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional; Moderne, Streamline



Address: 12105 W HILLSLOPE ST
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12107 W HILLSLOPE ST
 Type: Contributor
 Year built: 1930
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12110 W HILLSLOPE ST
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12115 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 12116 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12120 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1928
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12121 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 2000
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12124 W HILLSLOPE ST
 Type: Contributor
 Year built: 1931
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12125 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 2010
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12130 W HILLSLOPE ST
 Type: Contributor
 Year built: 1926
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival



Address: 12134 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1926
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12135 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 2011
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12135 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 2011
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12136 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1926
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12141 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12142 W HILLSLOPE ST
 Type: Contributor
 Year built: 1928
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival



Address: 12148 W HILLSLOPE ST
 Type: Contributor
 Year built: 1946
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12149 W HILLSLOPE ST
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12152 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 2006
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12153 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1977
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12200 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12201 W HILLSLOPE ST
 Type: Contributor
 Year built: 1946
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional; Minimal Traditional



Address: 12206 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12207 W HILLSLOPE ST
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12212 W HILLSLOPE ST
 Type: Contributor
 Year built: 1931
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12213 W HILLSLOPE ST
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12215 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1966
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12216 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12220 W HILLSLOPE ST
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12221 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1927
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival



Address: 12224 W HILLSLOPE ST
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12225 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1947
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12228 W HILLSLOPE ST
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12229 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12234 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1934
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12235 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12238 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12239 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional; Minimal Traditional



Address: 12246 W HILLSLOPE ST
 Type: Contributor
 Year built: 1925
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12249 W HILLSLOPE ST
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 12252 W HILLSLOPE ST
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12253 W HILLSLOPE ST
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12303 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1967
 Property type/sub type: Residential-Single Family; House
 Architectural style: American Colonial Revival



Address: 12304 W HILLSLOPE ST
 Type: Contributor
 Year built: 1934
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12309 W HILLSLOPE ST
 Type: Contributor
 Year built: 1926
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival



Address: 12310 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1981
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12312 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: French Revival (Norman)



Address: 12315 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12319 W HILLSLOPE ST
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12320 W HILLSLOPE ST
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12323 W HILLSLOPE ST
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12327 W HILLSLOPE ST
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12333 W HILLSLOPE ST
 Type: Non-Contributor
 Year built: 1928
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival



Address: 12337 W HILLSLOPE ST
 Type: Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional; Moderne, Streamline



Address: 12345 W HILLSLOPE ST
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional; American Colonial Revival



Address: 12109 W HOLLYGLEN PL
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional; Minimal Traditional



Address: 12115 W HOLLYGLEN PL
 Type: Contributor
 Year built: 1942
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12116 W HOLLYGLEN PL
 Type: Non-Contributor
 Year built: 2009
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12116 W HOLLYGLEN PL
 Type: Non-Contributor
 Year built: 2009
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12120 W HOLLYGLEN PL
 Type: Non-Contributor
 Year built: 1928
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival



Address: 12121 W HOLLYGLEN PL
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12126 W HOLLYGLEN PL
 Type: Non-Contributor
 Year built: 1981
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12130 W HOLLYGLEN PL
 Type: Non-Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12131 W HOLLYGLEN PL
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12134 W HOLLYGLEN PL
 Type: Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival



Address: 12135 W HOLLYGLEN PL
 Type: Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12138 W HOLLYGLEN PL
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12139 W HOLLYGLEN PL
 Type: Non-Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 12145 W HOLLYGLEN PL
 Type: Non-Contributor
 Year built: 1996
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12148 W HOLLYGLEN PL
 Type: Non-Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12007 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12017 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12021 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12041 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 1933
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12051 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 1980
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 12055 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1934
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12061 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 12065 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12071 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12075 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1933
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12105 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1953
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12111 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12115 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 0
 Property type/sub type: Residential-Single Family; Other
 Architectural style: Not Applicable



Address: 12119 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12123 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12127 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12133 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1932
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12137 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12141 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12145 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12151 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12153 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12157 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1931
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12159 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1930
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12163 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1930
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12169 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1933
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12175 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12185 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1934
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12191 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 2007
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12203 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12207 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 1966
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12211 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12215 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12219 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1932
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12225 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 1987
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12233 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 12237 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 1946
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12241 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 1931
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12247 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 1968
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 12253 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 12255 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1934
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 12263 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12271 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12305 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1934
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12315 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12341 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12365 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12373 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12405 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 12409 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12417 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 12423 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 1934
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12429 W LAUREL TERRACE DR
 Type: Contributor
 Year built: 1934
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12441 W LAUREL TERRACE DR
 Type: Non-Contributor
 Year built: 1925
 Property type/sub type: Residential-Single Family; House
 Architectural style: French Revival (Norman)



Address: 12006 W MAXWELLTON ROAD
 Type: Non-Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12100 W MAXWELLTON ROAD
 Type: Contributor
 Year built: 1928
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12103 W MAXWELLTON ROAD
 Type: Non-Contributor
 Year built: 1927
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12106 W MAXWELLTON ROAD
 Type: Contributor
 Year built: 1927
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12109 W MAXWELLTON ROAD
 Type: Non-Contributor
 Year built: 2003
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12113 W MAXWELLTON ROAD
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12114 W MAXWELLTON ROAD
 Type: Non-Contributor
 Year built: 1998
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 12117 W MAXWELLTON ROAD
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial; Minimal Traditional



Address: 12120 W MAXWELLTON ROAD
 Type: Non-Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12123 W MAXWELLTON ROAD
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional; Minimal Traditional



Address: 12126 W MAXWELLTON ROAD
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12129 W MAXWELLTON ROAD
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12132 W MAXWELLTON ROAD
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12133 W MAXWELLTON ROAD
 Type: Contributor
 Year built: 1930
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12138 W MAXWELLTON ROAD
 Type: Contributor
 Year built: 1927
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12139 W MAXWELLTON ROAD
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12142 W MAXWELLTON ROAD
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12143 W MAXWELLTON ROAD
 Type: Non-Contributor
 Year built: 2000
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12148 W MAXWELLTON ROAD
 Type: Non-Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12149 W MAXWELLTON ROAD
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12045 W VIEWCREST ROAD
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12065 W VIEWCREST ROAD
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12103 W VIEWCREST ROAD
 Type: Non-Contributor
 Year built: 1926
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12104 W VIEWCREST ROAD
 Type: Contributor
 Year built: 1949
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12108 W VIEWCREST ROAD
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12114 W VIEWCREST ROAD
 Type: Contributor
 Year built: 1937
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 12115 W VIEWCREST ROAD
 Type: Non-Contributor
 Year built: 1945
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 12118 W VIEWCREST ROAD
 Type: Non-Contributor
 Year built: 1990
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 12121 W VIEWCREST ROAD
 Type: Non-Contributor
 Year built: 1955
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 12123 W VIEWCREST ROAD
 Type: Contributor
 Year built: 1934
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12124 W VIEWCREST ROAD
 Type: Non-Contributor
 Year built: 1928
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12128 W VIEWCREST ROAD
 Type: Non-Contributor
 Year built: 1928
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12129 W VIEWCREST ROAD
 Type: Non-Contributor
 Year built: 1928
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 12133 W VIEWCREST ROAD
 Type: Non-Contributor
 Year built: 1928
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 12134 W VIEWCREST ROAD
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12137 W VIEWCREST ROAD
 Type: Contributor
 Year built: 1928
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 12142 W VIEWCREST ROAD
 Type: Non-Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 12145 W VIEWCREST ROAD
 Type: Non-Contributor
 Year built: 2006
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 12149 W VIEWCREST ROAD
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 12152 W VIEWCREST ROAD
 Type: Non-Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 12153 W VIEWCREST ROAD
 Type: Non-Contributor
 Year built: 1928
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival

Name: Nagle/Varna/Sarah Residential Historic District



Description:

The Nagle/Varna/Sarah Residential Historic District spans approximately nine city blocks, arranged on a grid street pattern bounded roughly by Nagle Avenue on the east, Valleyheart Drive on the south, Varna Avenue on the west, and Kling Street and the Ventura Freeway on the north. With modest-sized lots averaging 58 feet wide at the street and 129 feet deep, the district consists primarily of one-story single-family residences designed in the Minimal Traditional and Ranch architectural styles. The buildings were constructed between 1946 and 1954. Of the 114 properties, 83 are contributors to the district, or approximately 73 percent; 26 are non-contributors due to extensive alterations; five were constructed outside the period of significance. The cohesiveness of the district is enhanced through features such as uniform setbacks, concrete sidewalks, and landscaped parkways with mature street trees.

Significance:

The Nagle/Varna/Sarah Residential Historic District is significant as an excellent example of a post-World War II residential suburb in Sherman Oaks. The district's period of significance is 1946 to 1954, when most of the residences were constructed.

The tracts of the district were subdivided in several phases from 1946 to 1949. Most of the district's extant buildings date to the early years of the tract, from 1947 to 1948, with a few properties dating from 1949. A second wave of construction followed in 1950 and 1951. The principal developers of the tracts were Louis Greenspan and his son Franklin, along with a small consortium of other property owners.

Today, many of the residential neighborhoods in the flatlands of Sherman Oaks north of Ventura Boulevard have been substantially altered – either through alterations to individual residences or demolition and new construction – such that they no longer retain a sense of place from their original period of development. In contrast, these blocks of modest houses designed in the popular architectural styles of the period stand out as a remnant of the type of residential development that characterized much of Sherman Oaks during the postwar period.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	No Sub-context
Theme:	Post-War Suburbanization, 1938-1975
Sub theme:	Suburban Planning and Development, 1938-1975
Property type:	Post-War Suburb
Property sub type:	Subdivision(s)

Criteria:	A/1/1
Status code:	3S;3CS;5S3
Reason:	Excellent example of post-World War II residential suburbanization in Sherman Oaks.

Contributors/Non-Contributors:



Address: 4500 N NAGLE AVE
 Type: Non-Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4501 N NAGLE AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4506 N NAGLE AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4507 N NAGLE AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4512 N NAGLE AVE
 Type: Contributor
 Year built: 1949
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4513 N NAGLE AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4518 N NAGLE AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4519 N NAGLE AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4522 N NAGLE AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4523 N NAGLE AVE
 Type: Contributor
 Year built: 1949
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4528 N NAGLE AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4529 N NAGLE AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



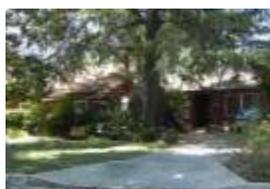
Address: 4534 N NAGLE AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4535 N NAGLE AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4540 N NAGLE AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4541 N NAGLE AVE
 Type: Contributor
 Year built: 1949
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4544 N NAGLE AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4545 N NAGLE AVE
 Type: Non-Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4550 N NAGLE AVE
 Type: Contributor
 Year built: 1949
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4551 N NAGLE AVE
 Type: Contributor
 Year built: 1949
 Property type/sub type: Residential-Single Family; House

Architectural style: Ranch, Minimal



Address: 4556 N NAGLE AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4557 N NAGLE AVE
 Type: Non-Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4561 N NAGLE AVE
 Type: Contributor
 Year built: 1952
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4562 N NAGLE AVE
 Type: Non-Contributor
 Year built: 1971
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 4567 N NAGLE AVE
 Type: Non-Contributor
 Year built: 1955
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4568 N NAGLE AVE
 Type: Non-Contributor
 Year built: 1971
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 4573 N NAGLE AVE
 Type: Non-Contributor
 Year built: 1952
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4574 N NAGLE AVE
 Type: Non-Contributor
 Year built: 1971
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 4580 N NAGLE AVE
 Type: Non-Contributor
 Year built: 1971
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 4600 N NAGLE AVE
 Type: Contributor
 Year built: 1953
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4601 N NAGLE AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4606 N NAGLE AVE
 Type: Contributor
 Year built: 1954
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 4607 N NAGLE AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4612 N NAGLE AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4613 N NAGLE AVE
 Type: Non-Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 4616 N NAGLE AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4619 N NAGLE AVE
 Type: Non-Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4622 N NAGLE AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4625 N NAGLE AVE
 Type: Non-Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4628 N NAGLE AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4631 N NAGLE AVE
 Type: Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4634 N NAGLE AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4637 N NAGLE AVE
 Type: Non-Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4640 N NAGLE AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4643 N NAGLE AVE
 Type: Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4646 N NAGLE AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4649 N NAGLE AVE
 Type: Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 4652 N NAGLE AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4655 N NAGLE AVE
 Type: Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4661 N NAGLE AVE
 Type: Non-Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4700 N NAGLE AVE
 Type: Non-Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4701 N NAGLE AVE
 Type: Non-Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4702 N NAGLE AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4500 N VARNA AVE
 Type: Contributor
 Year built: 1947
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4506 N VARNA AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4507 N VARNA AVE
 Type: Contributor
 Year built: 1949
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4514 N VARNA AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4515 N VARNA AVE
 Type: Non-Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4518 N VARNA AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4519 N VARNA AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4524 N VARNA AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4525 N VARNA AVE
 Type: Contributor
 Year built: 1947
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4530 N VARNA AVE
 Type: Contributor
 Year built: 1947
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4531 N VARNA AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4536 N VARNA AVE
 Type: Contributor
 Year built: 1947
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4537 N VARNA AVE
 Type: Non-Contributor
 Year built: 1947
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4542 N VARNA AVE
 Type: Non-Contributor
 Year built: 1947
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 4543 N VARNA AVE
 Type: Contributor
 Year built: 1947
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4547 N VARNA AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4548 N VARNA AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4554 N VARNA AVE
 Type: Contributor
 Year built: 1947
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4555 N VARNA AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4560 N VARNA AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4561 N VARNA AVE
 Type: Non-Contributor
 Year built: 1949
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4566 N VARNA AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4567 N VARNA AVE
 Type: Contributor
 Year built: 1947
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4572 N VARNA AVE
 Type: Non-Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4573 N VARNA AVE
 Type: Contributor
 Year built: 1947
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4600 N VARNA AVE
 Type: Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4601 N VARNA AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4606 N VARNA AVE
 Type: Non-Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4609 N VARNA AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4612 N VARNA AVE
 Type: Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4615 N VARNA AVE
 Type: Non-Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4618 N VARNA AVE
 Type: Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4621 N VARNA AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4624 N VARNA AVE
 Type: Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4625 N VARNA AVE
 Type: Contributor
 Year built: 1949
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional; Moderne, Streamline



Address: 4630 N VARNA AVE
 Type: Non-Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4631 N VARNA AVE
 Type: Contributor
 Year built: 1949
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4636 N VARNA AVE
 Type: Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4637 N VARNA AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4642 N VARNA AVE
 Type: Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4643 N VARNA AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4648 N VARNA AVE
 Type: Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4649 N VARNA AVE
 Type: Non-Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4654 N VARNA AVE
 Type: Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4655 N VARNA AVE
 Type: Non-Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4660 N VARNA AVE
 Type: Non-Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4661 N VARNA AVE
 Type: Non-Contributor
 Year built: 1964
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 4666 N VARNA AVE
 Type: Non-Contributor
 Year built: 1962
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 13316 W VALLEYHEART DR
 Type: Contributor
 Year built: 1952
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 13322 W VALLEYHEART DR
 Type: Contributor
 Year built: 1952
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 13328 W VALLEYHEART DR
 Type: Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 13332 W VALLEYHEART DR
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 13338 W VALLEYHEART DR
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 13342 W VALLEYHEART DR
 Type: Non-Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 13346 W VALLEYHEART DR
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 13352 W VALLEYHEART DR
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 13358 W VALLEYHEART DR
Type: Contributor
Year built: 1949
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional



Address: 13400 W VALLEYHEART DR
Type: Contributor
Year built: 1948
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional



Address: 13405 W VALLEYHEART DR
Type: Non-Contributor
Year built: 1948
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional



Address: 13406 W VALLEYHEART DR
Type: Contributor
Year built: 1948
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Traditional



Address: 13412 W VALLEYHEART DR
Type: Contributor
Year built: 1948
Property type/sub type: Residential-Single Family; House
Architectural style: Ranch, Minimal

Name: Platform House Historic District



Description:

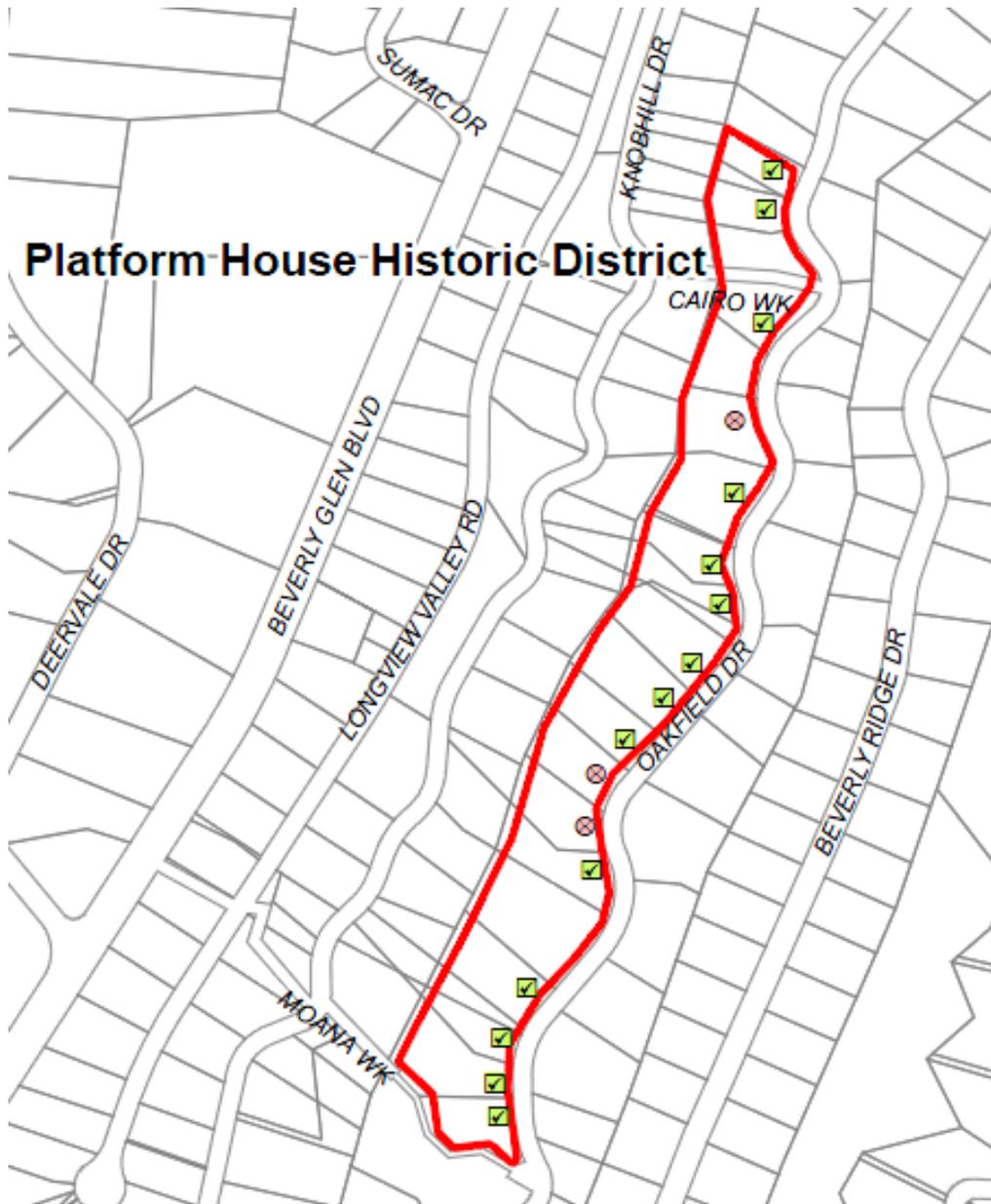
The Platform House Residential Historic District consists of 17 one-story “platform” or stilt houses, along a short stretch of Oakfield Drive, a winding hillside road near Mulholland Drive in Sherman Oaks. Sited on narrow, steeply-sloped lots, the 2000-square-foot houses are suspended over the canyon, resting on steel platforms which are supported on a system of diagonally-braced steel poles set in concrete footings. The residences are set at the sidewalk and span nearly the full width of their lots. The street-facing facades are plain, sometimes windowless, while canyon-facing facades exhibit large banks of windows that capture panoramic views of the surrounding hills and the San Fernando Valley beyond. Of the 17 properties, 14 are contributors to the district, or approximately 82 percent; three are non-contributors due to extensive alterations.

Significance:

The Platform House Residential Historic District is significant as a unique example of hillside residential design and for exhibiting technological innovations in engineering as applied to the modern hillside architecture of the San Fernando Valley. The period of significance is 1962 to 1966, when all of the residences were constructed.

Although these parcels were first subdivided in 1927, the challenge posed by their size and hillside topography appears to have discouraged development for several decades, as the land remained unimproved until the 1960s. At that time, the subdivision was developed by the Stone Fisher Construction Company, with homes designed by renowned Modern architect Richard Neutra and structural engineer Art Levine. Promotions of the tract showcased Neutra as “one of the world’s foremost architects,” as well as the uniqueness of the tract, which offered “a limited number” of homes “for aware people.” Describing Neutra’s designs for the subdivision, Sherman Oaks architect Jerry L. Pollak said Neutra “fit the site, he didn’t fight it.” Pollack described that Neutra “wanted his houses to fit in with nature, for the trees in the canyon to grow under and around them...He didn’t dig into the hillside or put in big retaining walls.”

This collection of platform houses has been featured in the Los Angeles Times on several occasions. In 1997, a reporter focused on the district as an example of the property type itself, writing that approximately 1,500 stilt houses had “accumulated on the hillsides of Los Angeles from the late 1940s to the mid-1950s.” In the mid- to late-1960s, changing building regulations, among other factors, contributed to a decline in construction of platform houses. Still intact, the Platform House Residential Historic District remains as one of Los Angeles’s most unique and cohesive examples of how engineering innovations were harnessed for modern hillside development.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	Engineering, 1900-1985
Theme:	Technological Developments in Construction, 1900-1985
Sub theme:	Hill Houses, 1920-1985
Property type:	Residential
Property sub type:	District
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent and unique collection of mid-century stilt houses in Sherman Oaks.

Contributors/Non-Contributors:



Address: 3658 N KNOBHILL DR
 Type: Contributor
 Year built: 1966
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3666 N KNOBHILL DR
 Type: Contributor
 Year built: 1966
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3712 N KNOBHILL DR
 Type: Contributor
 Year built: 1966
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3752 N KNOBHILL DR
 Type: Contributor
 Year built: 1966
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3850 N KNOBHILL DR
 Type: Contributor
 Year built: 1962
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3625 N OAKFIELD DR
 Type: Contributor
 Year built: 1966
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3637 N OAKFIELD DR
 Type: Contributor
 Year built: 1966
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3707 N OAKFIELD DR
 Type: Non-Contributor
 Year built: 1965
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3715 N OAKFIELD DR
 Type: Non-Contributor
 Year built: 1966
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3723 N OAKFIELD DR
 Type: Contributor
 Year built: 1966
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3733 N OAKFIELD DR
 Type: Contributor
 Year built: 1966
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3737 N OAKFIELD DR
 Type: Contributor
 Year built: 1966
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3749 N OAKFIELD DR
 Type: Contributor
 Year built: 1966
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 3801 N OAKFIELD DR
Type: Contributor
Year built: 1966
Property type/sub type: Residential-Single Family; House
Architectural style: Modern, Mid-Century



Address: 3811 N OAKFIELD DR
Type: Non-Contributor
Year built: 1962
Property type/sub type: Residential-Single Family; House
Architectural style: Modern, Mid-Century



Address: 3831 N OAKFIELD DR
Type: Contributor
Year built: 1962
Property type/sub type: Residential-Single Family; House
Architectural style: Modern, Mid-Century



Address: 3853 N OAKFIELD DR
Type: Contributor
Year built: 1962
Property type/sub type: Residential-Single Family; House
Architectural style: Modern, Mid-Century

Name: Stansbury Avenue Residential Historic District



Description:

The Stansbury Avenue Residential Historic District occupies both sides of Stansbury Avenue, between Greenleaf Street and Valley Vista Boulevard, in Sherman Oaks. The district is composed of one- and two-story single-family residences with large lots, generous setbacks, and no sidewalks. The residences of the district consist primarily of custom-built Period Revival- and Ranch-style homes. The mature Jacaranda and Cedar trees lining both sides of the street lend further cohesion to the district. Of the 33 properties, 19 are contributors to the district, or approximately 58 percent; nine are non-contributors due to extensive alterations; five were constructed outside the period of significance.

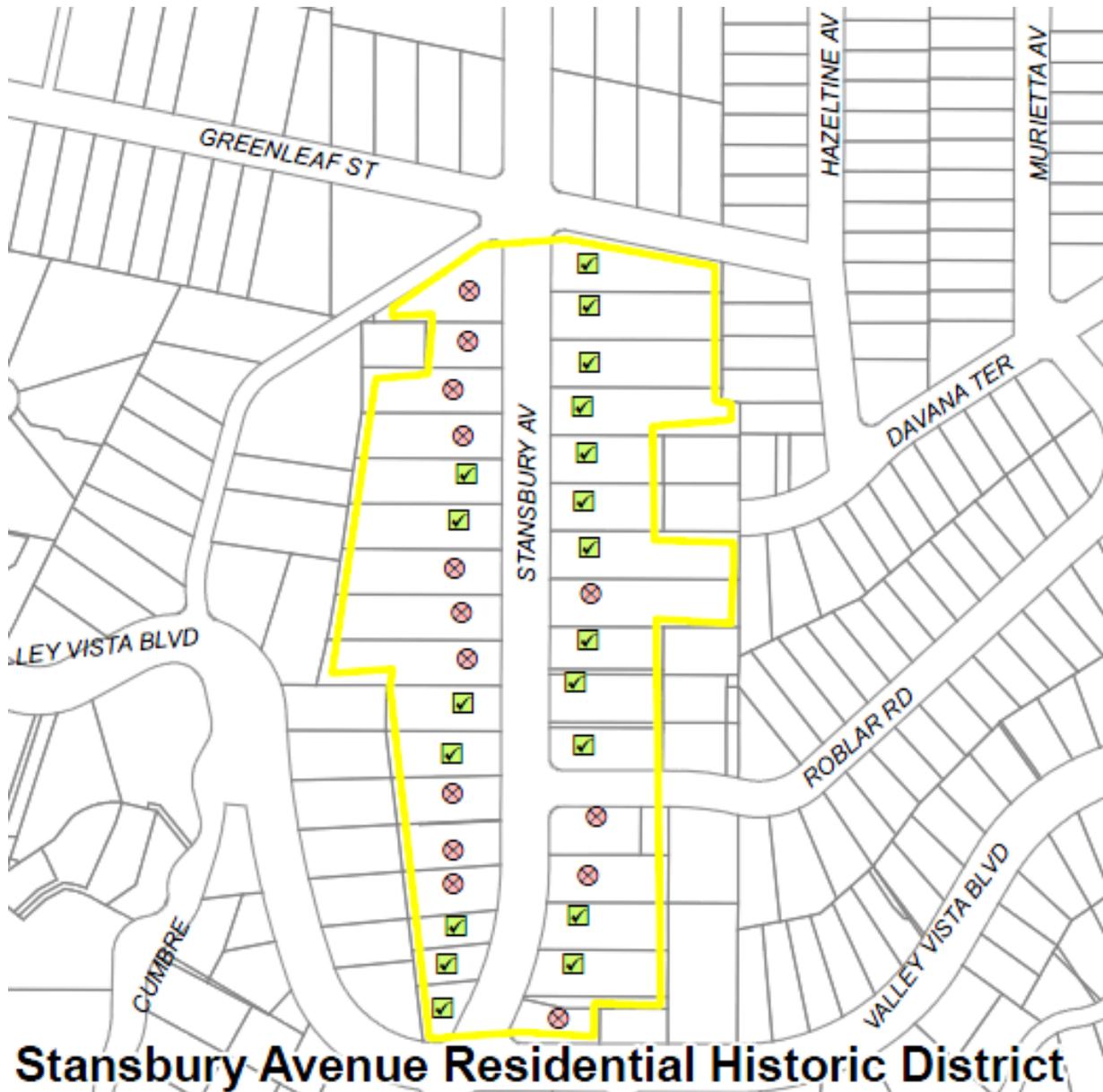
Significance:

The Stansbury Avenue Residential Historic District is significant as an excellent example of automobile suburbanization in Sherman Oaks, and for its association with the entertainment industry in Sherman Oaks. The district's period of significance is 1935 to 1951, when the majority of the residences were constructed.

The district consists primarily of a single tract, subdivided in 1937 by Walter J. Gunthorp, a Chicago businessman who came to Sherman Oaks in the mid-1930s. Parcel sizes ranged from approximately 75 to 80 feet wide at the street and 280 to 310 feet deep.

After the tract was subdivided improvements arrived quickly, with a substantial number of homes constructed in the late 1930s. By 1939, according to Home Owners Loan Corporation (HOLC) survey documents, neighborhood residents were primarily "motion picture stars, executives and technicians, professional and business men," with annual incomes ranging from \$3,600 to \$6,000.

The district is significant as one of Sherman Oaks' earliest residential subdivisions. The neighborhood stands out as a concentration of pre-World War II residential development in an area where most of the adjacent tracts dates from the postwar period. It is also significant as a collection of residences associated with the local entertainment industry. Due to its relatively low percentage of contributors, the district does not appear to be eligible for listing in the National Register.



Stansbury Avenue Residential Historic District

Context 1:

Context:	Entertainment Industry, 1908-1980
Sub context:	No Sub-context
Theme:	Residential Properties Associated with the Entertainment Industry, 1908-1980
Sub theme:	Entertainment Industry Housing and Neighborhoods, 1908-1949
Property type:	Residential
Property sub type:	Residential District
Criteria:	A/1/1
Status code:	3CS;5S3
Reason:	Excellent example of entertainment industry-related residential development in Studio City. Due to its relatively low percentage of contributors, the district does not appear eligible for listing in the National Register.

Context 2:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	No Sub-context
Theme:	Automobile Suburbanization, 1908-1937
Sub theme:	Suburban Planning and Development, 1908-1937
Property type:	Automobile Suburb
Property sub type:	Subdivision
Criteria:	A/1/1
Status code:	3CS;5S3
Reason:	Excellent example of automobile suburbanization in Sherman Oaks. Due to its relatively low percentage of contributors, the district does not appear eligible for listing in the National Register.

Contributors/Non-Contributors:



Address: 4003 N STANSBURY AVE
 Type: Non-Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 4030 N STANSBURY AVE
 Type: Non-Contributor
 Year built: 1961
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 4040 N STANSBURY AVE
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 4041 N STANSBURY AVE
 Type: Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4047 N STANSBURY AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4050 N STANSBURY AVE
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4055 N STANSBURY AVE
 Type: Non-Contributor
 Year built: 1994
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 4056 N STANSBURY AVE
 Type: Non-Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Moderne, Streamline



Address: 4064 N STANSBURY AVE
 Type: Non-Contributor
 Year built: 1949
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4073 N STANSBURY AVE
 Type: Non-Contributor
 Year built: 1949
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4101 N STANSBURY AVE
 Type: Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional; American Colonial Revival



Address: 4104 N STANSBURY AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4109 N STANSBURY AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4112 N STANSBURY AVE
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4115 N STANSBURY AVE
 Type: Non-Contributor
 Year built: 1942
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4118 N STANSBURY AVE
 Type: Contributor
 Year built: 1946
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4123 N STANSBURY AVE
 Type: Non-Contributor
 Year built: 2006
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 4124 N STANSBURY AVE
 Type: Non-Contributor
 Year built: 2001
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 4129 N STANSBURY AVE
 Type: Non-Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 4130 N STANSBURY AVE
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Minimal



Address: 4137 N STANSBURY AVE
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4140 N STANSBURY AVE
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: American Colonial Revival



Address: 4145 N STANSBURY AVE
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4148 N STANSBURY AVE
 Type: Contributor
 Year built: 1947
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4153 N STANSBURY AVE
 Type: Non-Contributor
 Year built: 1942
 Property type/sub type: Residential-Single Family; House
 Architectural style: American Colonial Revival



Address: 4158 N STANSBURY AVE
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4159 N STANSBURY AVE
 Type: Non-Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4164 N STANSBURY AVE
 Type: Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4167 N STANSBURY AVE
 Type: Non-Contributor
 Year built: 2002
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 4172 N STANSBURY AVE
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 4175 N STANSBURY AVE
 Type: Non-Contributor
 Year built: 1990
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 4180 N STANSBURY AVE
 Type: Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, American Colonial



Address: 14121 W VALLEY VISTA BLVD
 Type: Contributor
 Year built: 1951
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional

Name: Toluca Lake Commercial Historic District



Description:

The Toluca Lake Commercial Historic District occupies most of the city block extending along both sides of Riverside Drive, between Riverton Avenue on the west and Willowcrest Avenue on the east, in Toluca Lake. The district consists primarily of one-story commercial buildings occupied by one or more office uses, including medical, dental, law, travel, and other professional services. Buildings were constructed between 1935 and 1963. Architectural styles include American Colonial Revival, French Revival, Streamline Moderne, Late Moderne, and Mid-Century Modern. District features include pedestrian scale and orientation, buildings set at the sidewalk, wide concrete sidewalks with mature street trees, and limited surface parking. Of the 20 properties, 13 are contributors to the district, or approximately 65 percent; six are non-contributors due to extensive alterations; one falls outside the period of significance.

Significance:

The Toluca Lake Commercial Historic District is significant as an excellent collection of low-scale commercial office development in Toluca Lake. The district's period of significance is 1935 to 1963, when the majority of the buildings were constructed.

The two tracts comprising the district were subdivided in July 1923, with a series of small parcels offered along both sides of Riverside Drive. The 1923 tracts also offered modest-sized parcels for residential development in adjacent areas to the north and south. These tracts are located at the intersection of two major thoroughfares in the area: the east-west corridor of Riverside Drive, which had been created in 1926 as part of the Toluca Lake Park residential development, and the diagonal swath of Lankershim Boulevard, one of the area's earliest north-south corridors. However, improvements did not arrive in this area in earnest until the 1930s, as settlement in neighboring residential areas increased.

As increased populations and land values have led to higher commercial densities, these one-story professional buildings have become obsolete. As such, this intact and cohesive collection of low-scale commercial offices is a remnant of commercial development from an earlier period no longer seen today.



Context 1:

Context:	Commercial Development, 1850-1980
Sub context:	No Sub-context
Theme:	Neighborhood Commercial Development, 1875-1960
Sub theme:	Neighborhood Commercial Centers, 1875-1960
Property type:	Neighborhood/Village Commercial Center
Property sub type:	No Sub-Type
Criteria:	A/1/1
Status code:	3S;3CS;5S3
Reason:	Excellent intact collection of primarily one-story commercial office development along Riverside Drive in Toluca Lake.

Contributors/Non-Contributors:



Address: 4511 N DENNY AVE
 Type: Contributor
 Year built: 1938
 Property type/sub type: Commercial-Office; Low Rise
 Architectural style: Modern, Late



Address: 10635 W RIVERSIDE DR
 Type: Non-Contributor
 Year built: 1960
 Property type/sub type: Commercial-Office; Low Rise
 Architectural style: No style



Address: 10639 W RIVERSIDE DR
 Type: Contributor
 Year built: 1963
 Property type/sub type: Commercial-Office; Low Rise
 Architectural style: Modern, Mid-Century



Address: 10655 W RIVERSIDE DR
 Type: Contributor
 Year built: 1952
 Property type/sub type: Commercial-Office; Low Rise
 Architectural style: American Colonial Revival



Address: 10661 W RIVERSIDE DR
 Type: Contributor
 Year built: 1953
 Property type/sub type: Commercial-Office; Low Rise
 Architectural style: Modern, Mid-Century



Address: 10703 W RIVERSIDE DR
 Type: Contributor
 Year built: 1941
 Property type/sub type: Commercial-Office; Low Rise
 Architectural style: American Colonial Revival



Address: 10713 W RIVERSIDE DR
 Type: Contributor
 Year built: 1949
 Property type/sub type: Commercial-Office; Low Rise
 Architectural style: French Revival (Norman)



Address: 10716 W RIVERSIDE DR
 Type: Contributor
 Year built: 1945
 Property type/sub type: Commercial-Retail; Retail Store
 Architectural style: Modern, Mid-Century



Address: 10719 W RIVERSIDE DR
 Type: Non-Contributor
 Year built: 1928
 Property type/sub type: Commercial-Office; Low Rise
 Architectural style: No style



Address: 10720 W RIVERSIDE DR
 Type: Non-Contributor
 Year built: 1936
 Property type/sub type: Residential-Multi Family; Apartment House
 Architectural style: Spanish Colonial Revival



Address: 10721 W RIVERSIDE DR
 Type: Non-Contributor
 Year built: 1975
 Property type/sub type: Commercial-Office; Low Rise
 Architectural style: American Colonial Revival



Address: 10724 W RIVERSIDE DR
 Type: Contributor
 Year built: 1951
 Property type/sub type: Commercial-Office; Low Rise
 Architectural style: Modern, Mid-Century



Address: 10730 W RIVERSIDE DR
 Type: Contributor
 Year built: 1950
 Property type/sub type: Commercial-Office; Low Rise
 Architectural style: Moderne, Late



Address: 10734 W RIVERSIDE DR
 Type: Contributor
 Year built: 1952
 Property type/sub type: Commercial-Office; Low Rise
 Architectural style: Modern, Mid-Century



Address: 10738 W RIVERSIDE DR
 Type: Contributor
 Year built: 1962
 Property type/sub type: Commercial-Office; Low Rise
 Architectural style: Modern, Mid-Century



Address: 10742 W RIVERSIDE DR
 Type: Contributor
 Year built: 1951
 Property type/sub type: Commercial-Office; Low Rise
 Architectural style: Minimal Traditional



Address: 10745 W RIVERSIDE DR
 Type: Non-Contributor
 Year built: 1952
 Property type/sub type: Commercial-Office; Low Rise
 Architectural style: No style



Address: 10749 W RIVERSIDE DR
 Type: Contributor
 Year built: 1935
 Property type/sub type: Commercial-Office; Low Rise
 Architectural style: Modern, Late



Address: 10751 W RIVERSIDE DR
 Type: Non-Contributor
 Year built: 1941
 Property type/sub type: Commercial-Office; Low Rise
 Architectural style: No style



Address: 10767 W RIVERSIDE DR
 Type: Non-Contributor
 Year built: 1968
 Property type/sub type: Commercial-Office; Low Rise
 Architectural style: No style

Name: Tujunga Village Commercial Historic District



Description:

The Tujunga Village Commercial Historic District is located on Tujunga Avenue, between Moorpark Street on the north and Woodbridge Street on the south, in Studio City. The district consists of a linear collection of primarily one-story retail storefronts, constructed from 1937 to 1954, along a single commercial block. Buildings are set at the sidewalk and contain one or more storefronts, typically with large display windows. Original canopies are often intact beneath non-original awnings. District features include pedestrian orientation, wide concrete sidewalks, mature street trees, some original street lamps, and limited surface parking. Of the 14 buildings, nine are contributors to the district, or approximately 64 percent; five are non-contributors due to extensive alterations.

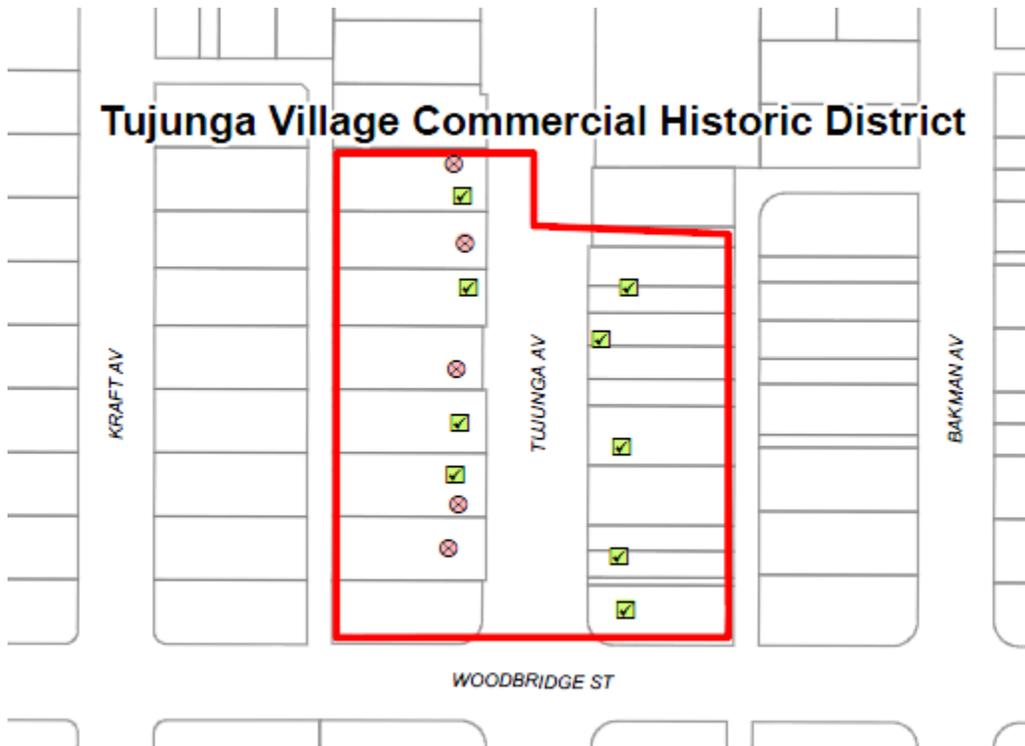
Significance:

The Tujunga Village Commercial Historic District is significant as an excellent example of a neighborhood commercial center in Studio City. The district's period of significance is 1937 to 1954, when all of the buildings were constructed.

The district spans two tracts. The tract on the west side of Tujunga was subdivided in 1926 by developer Harry E. Jones. The tract on the east side was subdivided in 1927 by the Central Motion Picture District, Inc., a consortium of producers and real estate developers working to increase residential and commercial settlement in Studio City as the entertainment industry came to establish a presence in the area.

The Central Motion Picture District, Inc. was founded by comedy producer and early Studio City booster and developer Mack Sennett, producer Al Christie, and a group of real estate professionals. According to film industry historian Marc Wanamaker, the consortium's goal was to build a new studio in the area, as well as a residential and commercial district "to support the economic growth of their new city." In 1928, Sennett succeeded in establishing Mack Sennett's Studioland a few blocks to the west, at the intersection of Ventura Boulevard and Radford Avenue, which helped jump-start residential and commercial settlement in the area. After Sennett filed for bankruptcy in 1933, his studio was purchased by Mascot Pictures, which later became Republic Pictures Corporation (now CBS Studio Center.) By 1939, the surrounding residential areas had been settled by "business and professional men, motion picture employees, executives and clerical workers," with annual incomes ranging from \$2,500 to \$5,000.

While this area was subdivided in the late 1920s, construction did not begin in earnest until the 1930s, and continued through the 1950s. Developed to provide shopping and services to the adjacent residential neighborhoods, this modest stretch of low-scale, mid-century retail development retains a strong sense of time and place. Its linear configuration, low-scale pedestrian orientation, mature street trees, and period light standards all contribute to an overall feeling of a mid-century commercial shopping street.



Context 1:

Context:	Commercial Development, 1850-1980
Sub context:	No Sub-context
Theme:	Neighborhood Commercial Development, 1875-1960
Sub theme:	Neighborhood Commercial Centers, 1875-1960
Property type:	Neighborhood/Village Commercial Center
Property sub type:	No Sub-Type
Criteria:	A/1/1
Status code:	3S;3CS;5S3
Reason:	Excellent intact collection of commercial storefront development along Tujunga Avenue in Studio City.

Contributors/Non-Contributors:



Address: 4334 N TUJUNGA AVE
 Type: Contributor
 Year built: 1954
 Property type/sub type: Commercial-Retail; Retail Store
 Architectural style: Modern, Mid-Century



Address: 4338 N TUJUNGA AVE
 Type: Contributor
 Year built: 1947
 Property type/sub type: Commercial-Retail; Retail Store
 Architectural style: Modern, Mid-Century



Address: 4348 N TUJUNGA AVE
 Type: Contributor
 Year built: 1947
 Property type/sub type: Commercial-Retail; Retail Store
 Architectural style: Modern, Mid-Century



Address: 4351 N TUJUNGA AVE
 Type: Non-Contributor
 Year built: 1933
 Property type/sub type: Commercial-Food Service; Restaurant/Tavern
 Architectural style: No style



Address: 4356 N TUJUNGA AVE
 Type: Contributor
 Year built: 1937
 Property type/sub type: Commercial-Retail; Retail Store
 Architectural style: Vernacular



Address: 4357 N TUJUNGA AVE
 Type: Contributor
 Year built: 1951
 Property type/sub type: Commercial-Retail; Retail Store
 Architectural style: Modern, Mid-Century



Address: 4357 N TUJUNGA AVE
 Type: Non-Contributor
 Year built: 1951
 Property type/sub type: Commercial-Retail; Retail Store
 Architectural style: No style



Address: 4360 N TUJUNGA AVE
 Type: Contributor
 Year built: 1939
 Property type/sub type: Commercial-Retail; Retail Store
 Architectural style: American Colonial Revival



Address: 4361 N TUJUNGA AVE
 Type: Contributor
 Year built: 1946
 Property type/sub type: Commercial-Retail; Retail Store
 Architectural style: Modern, Mid-Century



Address: 4363 N TUJUNGA AVE
Type: Non-Contributor
Year built: 1934
Property type/sub type: Commercial-Retail; Retail Store
Architectural style: No style



Address: 4371 N TUJUNGA AVE
Type: Contributor
Year built: 1948
Property type/sub type: Commercial-Retail; Retail Store
Architectural style: Ranch, Traditional



Address: 4375 N TUJUNGA AVE
Type: Non-Contributor
Year built: 1940
Property type/sub type: Commercial-Retail; Retail Store
Architectural style: No style



Address: 4381 N TUJUNGA AVE
Type: Non-Contributor
Year built: 1940
Property type/sub type: Commercial-Retail; Retail Store
Architectural style: No style



Address: 4381 N TUJUNGA AVE
Type: Contributor
Year built: 1940
Property type/sub type: Commercial-Retail; Retail Store
Architectural style: Vernacular

Name: Valley Spring/Riverton Residential Historic District



Description:

The Valley Spring/Riverton Residential Historic District spans six city blocks, bounded roughly by Lankershim Boulevard on the east, Valley Spring Lane on the south, Satsuma Avenue on the west, and Whipple Street on the north, in Studio City.

The district is composed of 53 single-family residences, primarily one story in height, constructed between 1919 and 1950. These modest residences reflect a range of architectural styles, including Spanish Colonial Revival, Tudor Revival, French Revival, Minimal Traditional, and Ranch. Features of the district include a rectilinear street pattern, uniform setbacks, concrete sidewalks, and landscaped parkways with mature street trees. Of the 53 properties, 33 are contributors to the district, or approximately 62 percent; 16 are non-contributors due to extensive alterations; four are not visible from the public right-of-way.

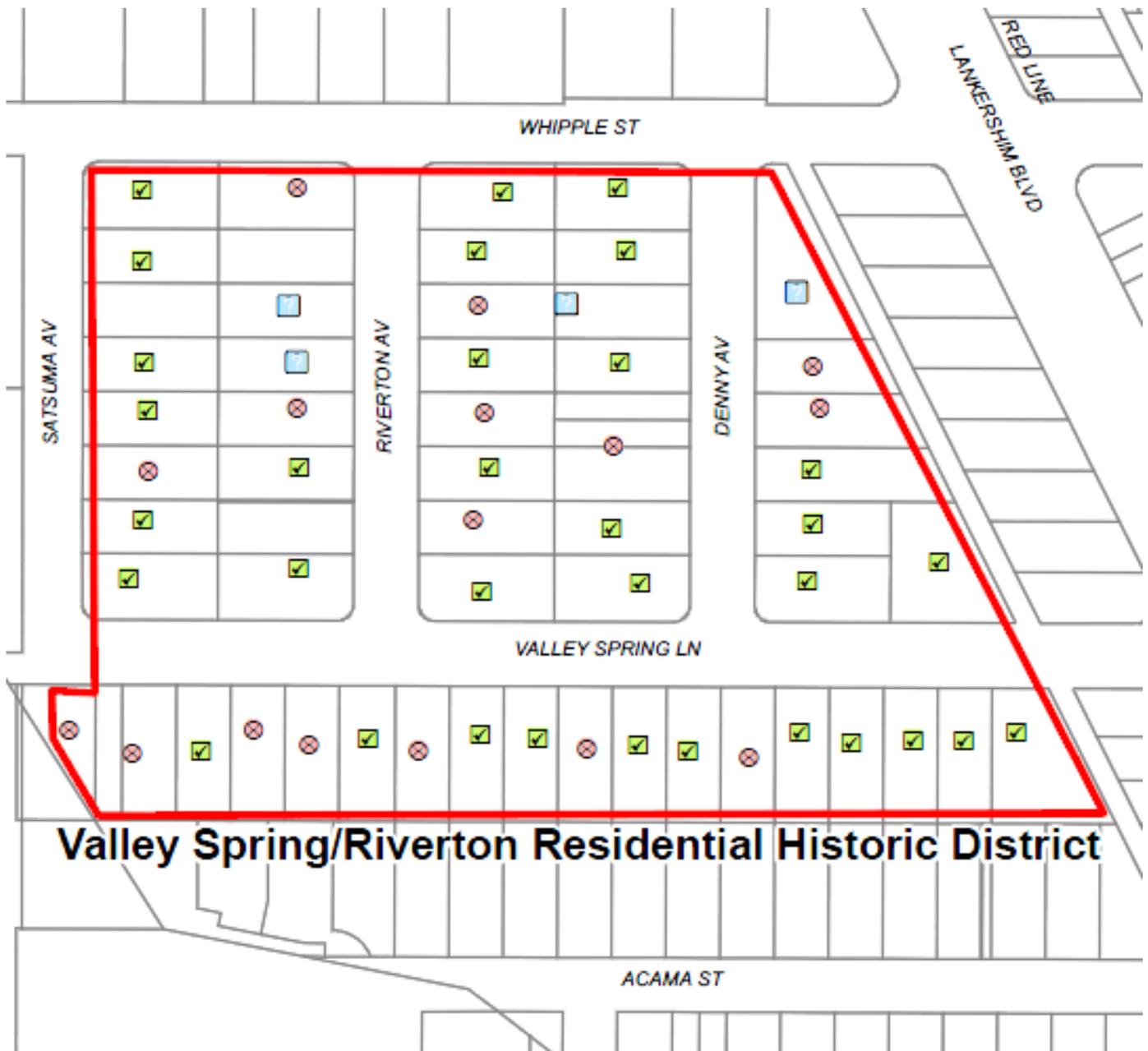
Significance:

The Valley Spring/Riverton Residential Historic District is significant as an excellent example of an early automobile suburb in Studio City. The district's period of significance is 1919 to 1950, when the residences were constructed.

The Valley Spring/Riverton Residential Historic District spans two tracts. The first tract occupies the district's southern boundary, subdivided in 1923 by Rollin S. Sturgeon, an early film director and story editor at Vitagraph Pictures. An adjacent tract was subdivided in 1925 (developer unknown). Both tracts offered modest-sized residential parcels, generally spanning 50 feet by 125 feet. Most of the residences were constructed in 1920s and 1930s, with some additional development before and after World War II.

At the time of its subdivision, the new homesites offered proximity to major traffic corridors such as Lankershim and Ventura Boulevards. By the late 1930s, the area had become home to "business and professional men, skilled artisans, white collar and clerical workers," with an annual income ranging from \$1,500 to \$3,600.

Today, many of the residential neighborhoods in the flatlands of Studio City north of Ventura Boulevard have been substantially altered – either through alterations to individual residences or demolition and new construction – such that they no longer retain a sense of place from their original period of development. In contrast, these blocks of modest houses designed in the popular architectural styles of the period stand out as a remnant of the type of residential development that characterized much of Studio City during the postwar period.



Valley Spring/Riverton Residential Historic District

Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	No Sub-context
Theme:	Automobile Suburbanization, 1908-1937
Sub theme:	Suburban Planning and Development, 1908-1937
Property type:	Automobile Suburb
Property sub type:	Neighborhood
Criteria:	A/1/1
Status code:	3S;3CS;5S3
Reason:	Excellent example of automobile residential suburbanization in Studio City.

Contributors/Non-Contributors:



Address: 4235 N DENNY AVE
 Type: Contributor
 Year built: 1927
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 4239 N DENNY AVE
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: French Revival (Norman)



Address: 4240 N DENNY AVE
 Type: Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival



Address: 4246 N DENNY AVE
 Type: Contributor
 Year built: 1927
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 4249 N DENNY AVE
 Type: Non-Contributor
 Year built: 1990
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 4252 N DENNY AVE
 Type: Non-Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4256 N DENNY AVE
 Type: Non-Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4257 N DENNY AVE
 Type: Contributor
 Year built: 1931
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival



Address: 4261 N DENNY AVE
 Type: Not sure
 Year built: 1931
 Property type/sub type: Residential-Single Family; House
 Architectural style: Unknown/not visible



Address: 4265 N DENNY AVE
 Type: Contributor
 Year built: 1927
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival



Address: 4271 N DENNY AVE
 Type: Contributor
 Year built: 1933
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 4235 N RIVERTON AVE
 Type: Contributor
 Year built: 1938
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 4238 N RIVERTON AVE
 Type: Non-Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Tudor Revival



Address: 4245 N RIVERTON AVE
 Type: Contributor
 Year built: 1934
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 4246 N RIVERTON AVE
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 4250 N RIVERTON AVE
 Type: Non-Contributor
 Year built: 1949
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4251 N RIVERTON AVE
 Type: Non-Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4256 N RIVERTON AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4257 N RIVERTON AVE
 Type: Not sure
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Unknown/not visible



Address: 4257 N RIVERTON AVE
 Type: Not sure
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Unknown/not visible



Address: 4262 N RIVERTON AVE
 Type: Non-Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: No style



Address: 4266 N RIVERTON AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4270 N RIVERTON AVE
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4271 N RIVERTON AVE
 Type: Non-Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional



Address: 4240 N SATSUMA AVE
 Type: Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4242 N SATSUMA AVE
 Type: Non-Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4250 N SATSUMA AVE
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4254 N SATSUMA AVE
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 4262 N SATSUMA AVE
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 4270 N SATSUMA AVE
 Type: Contributor
 Year built: 1935
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 10828 Valley Spring Ln
 Type: Non-Contributor
 Year built: 1947
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 10718 W VALLEY SPRING LANE
 Type: Contributor
 Year built: 1946
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 10719 W VALLEY SPRING LANE
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Multi Family; Bungalow Court
 Architectural style: Minimal Traditional



Address: 10724 W VALLEY SPRING LANE
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 10728 W VALLEY SPRING LANE
 Type: Contributor
 Year built: 1919
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 10734 W VALLEY SPRING LANE
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 10735 W VALLEY SPRING LANE
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 10738 W VALLEY SPRING LANE
 Type: Contributor
 Year built: 1939
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional; Ranch, Minimal



Address: 10744 W VALLEY SPRING LANE
 Type: Non-Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 10748 W VALLEY SPRING LANE
 Type: Contributor
 Year built: 1928
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 10754 W VALLEY SPRING LANE
 Type: Contributor
 Year built: 1925
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 10760 W VALLEY SPRING LANE
 Type: Non-Contributor
 Year built: 1942
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 10764 W VALLEY SPRING LANE
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 10767 W VALLEY SPRING LANE
 Type: Contributor
 Year built: 1936
 Property type/sub type: Residential-Single Family; House
 Architectural style: Ranch, Traditional; Minimal Traditional



Address: 10770 W VALLEY SPRING LANE
 Type: Contributor
 Year built: 1924
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 10776 W VALLEY SPRING LANE
 Type: Non-Contributor
 Year built: 1920
 Property type/sub type: Residential-Single Family; House
 Architectural style: Craftsman



Address: 10778 W VALLEY SPRING LANE
 Type: Contributor
 Year built: 1931
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 10782 W VALLEY SPRING LANE
 Type: Non-Contributor
 Year built: 1928
 Property type/sub type: Residential-Single Family; House
 Architectural style: Spanish Colonial Revival



Address: 10810 W VALLEY SPRING LANE
 Type: Non-Contributor
 Year built: 1948
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional; Ranch, Minimal



Address: 10814 W VALLEY SPRING LANE
Type: Contributor
Year built: 1949
Property type/sub type: Residential-Single Family; House
Architectural style: Minimal Traditional



Address: 10820 W VALLEY SPRING LANE
Type: Non-Contributor
Year built: 1929
Property type/sub type: Residential-Single Family; House
Architectural style: Spanish Colonial Revival



Address: 10821 W VALLEY SPRING LANE
Type: Contributor
Year built: 1940
Property type/sub type: Residential-Single Family; House
Architectural style: Minimal Traditional



Address: 10816 W WHIPPLE ST
Type: Not sure
Year built: 1927
Property type/sub type: Residential-Single Family; House
Architectural style: Tudor Revival

Name: Whipple Street Multi-Family Residential Historic District



Description:

The Whipple Street Multi-Family Residential Historic District spans most of the city block along both sides of Whipple Street between Cahuenga Boulevard on the east and Lankershim Boulevard on the west, in North Hollywood. The district is composed of 17 one- and two-story multi-family dwellings – including residential courts, courtyard apartments, and apartment houses – constructed between 1941 and 1954. Nearly all of the properties are designed in the Minimal Traditional architectural style, many with elements of American Colonial Revival or Streamline Moderne. District features include uniform setbacks, concrete sidewalks, and landscaped parkways with mature street trees. Of the 17 properties, 15 are contributors to the historic district, or approximately 88 percent; two are non-contributors due to extensive alterations.

Significance:

The Whipple Street Multi-Family Residential Historic District is significant as an excellent concentration of mid-century multi-family residential development in North Hollywood. The period of significance is 1941 to 1954, when all of the buildings were constructed.

The area was originally subdivided in 1940, and within the first year eight buildings had been constructed. A second wave of construction took place in the years immediately following the end of World War II, with six buildings added in 1946 and 1947. Two additional buildings were constructed in the mid-1950s. These properties were developed by Ray A. Myers, a prominent Los Angeles builder and civic leader. In 1947/1948, Myers served as director of Mayor Fletcher Bowron’s Emergency Housing Committee, which was tasked with addressing the city’s severe housing shortage. Myers’ understanding of the intense need for affordable housing units may explain why he chose to develop a concentration of multi-family residential units at a time when the typical pattern of residential development in this area of the city was single-family residential tracts. In 1972, Myers was selected by the Los Angeles Area Chamber of Commerce as the “Construction Man of the Year,” in honor of his six-decade career in the construction industry. By the time of his death in 1976, Myers’ company had become one of the largest construction enterprises in Southern California.

This collection of multi-family residential development is distinguished from other apartment building developments from this period, which typically feature higher density types, such as garden apartments and stucco boxes. By contrast, this district is significant as an intact and cohesive collection of low-density multi-family residential development from the 1940s and 1950s.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	Multi-Family Residential Development, 1910-1980
Theme:	Multi-Family Residential, 1910-1980
Sub theme:	Multi-Family Residential District, 1910-1980
Property type:	Residential-Multi Family
Property sub type:	Multi-Family District
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent intact collection of one- and two-story multi-family residential development in North Hollywood.

Contributors/Non-Contributors:



Address: 10615 W WHIPPLE ST
 Type: Contributor
 Year built: 1947
 Property type/sub type: Residential-Multi Family; Courtyard Apartment
 Architectural style: Minimal Traditional



Address: 10623 W WHIPPLE ST
 Type: Contributor
 Year built: 1947
 Property type/sub type: Residential-Multi Family; Courtyard Apartment
 Architectural style: Minimal Traditional



Address: 10627 1/2 W WHIPPLE ST
 Type: Contributor
 Year built: 1955
 Property type/sub type: Residential-Multi Family; Apartment House
 Architectural style: Minimal Traditional; Modern, Mid-Century



Address: 10632 W WHIPPLE ST
 Type: Contributor
 Year built: 1946
 Property type/sub type: Residential-Multi Family; Apartment House
 Architectural style: Minimal Traditional



Address: 10633 W WHIPPLE ST
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Multi Family; Apartment House
 Architectural style: Minimal Traditional; Moderne, Streamline



Address: 10637 W WHIPPLE ST
 Type: Non-Contributor
 Year built: 1940
 Property type/sub type: Residential-Single Family; House
 Architectural style: Minimal Traditional



Address: 10638 W WHIPPLE ST
 Type: Non-Contributor
 Year built: 1941
 Property type/sub type: Residential-Multi Family; Apartment House
 Architectural style: Minimal Traditional; Moderne, Streamline



Address: 10640 W WHIPPLE ST
 Type: Contributor
 Year built: 1954
 Property type/sub type: Residential-Multi Family; Apartment House
 Architectural style: Minimal Traditional; Moderne, Streamline



Address: 10641 W WHIPPLE ST
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Multi Family; Apartment House
 Architectural style: Minimal Traditional; Moderne, Streamline



Address: 10645 W WHIPPLE ST
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Multi Family; Apartment House
 Architectural style: Minimal Traditional; Moderne, Streamline



Address: 10646 1/2 W WHIPPLE ST
 Type: Contributor
 Year built: 1947
 Property type/sub type: Residential-Multi Family; Apartment House
 Architectural style: Minimal Traditional



Address: 10651 W WHIPPLE ST
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Multi Family; Bungalow Court
 Architectural style: Minimal Traditional



Address: 10656 W WHIPPLE ST
 Type: Contributor
 Year built: 1941
 Property type/sub type: Residential-Multi Family; Bungalow Court
 Architectural style: Minimal Traditional



Address: 10659 W WHIPPLE ST
Type: Contributor
Year built: 1941
Property type/sub type: Residential-Multi Family; Bungalow Court
Architectural style: Minimal Traditional



Address: 10662 W WHIPPLE ST
Type: Contributor
Year built: 1942
Property type/sub type: Residential-Multi Family; Bungalow Court
Architectural style: Minimal Traditional



Address: 10665 W WHIPPLE ST
Type: Contributor
Year built: 1947
Property type/sub type: Residential-Multi Family; Bungalow Court
Architectural style: Minimal Traditional



Address: 10671 W WHIPPLE ST
Type: Contributor
Year built: 1947
Property type/sub type: Residential-Multi Family; Bungalow Court
Architectural style: Minimal Traditional

Name: 10714-10718 1/2 Aqua Vista St Residential Court

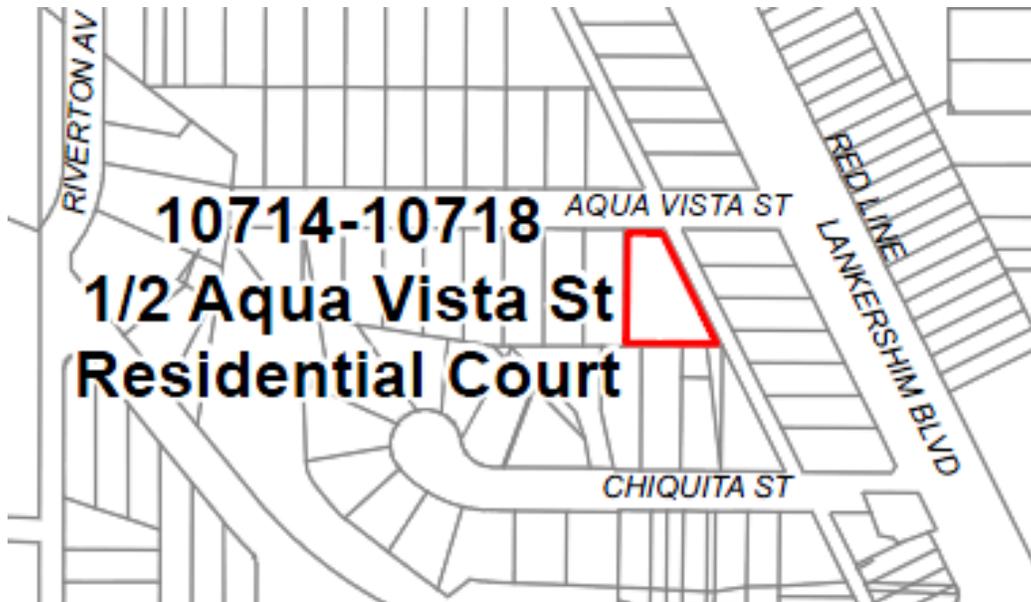


Description:

Composed of five detached one-story residential buildings oriented around a common landscaped courtyard designed in the Minimal Traditional style; detached garage building along the alley.

Significance:

Excellent example of a 1940s residential court in Studio City.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	Multi-Family Residential Development, 1910-1980
Theme:	Multi-Family Residential, 1910-1980
Sub theme:	Courtyard Apartments, 1910-1980
Property type:	Residential
Property sub type:	Mid-Century, One-Story Court
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of a 1940s residential court in Studio City. Once a common property type in this part of the San Fernando Valley, many have been altered or demolished over time; few intact examples remain.

Name: Blanchard Estate

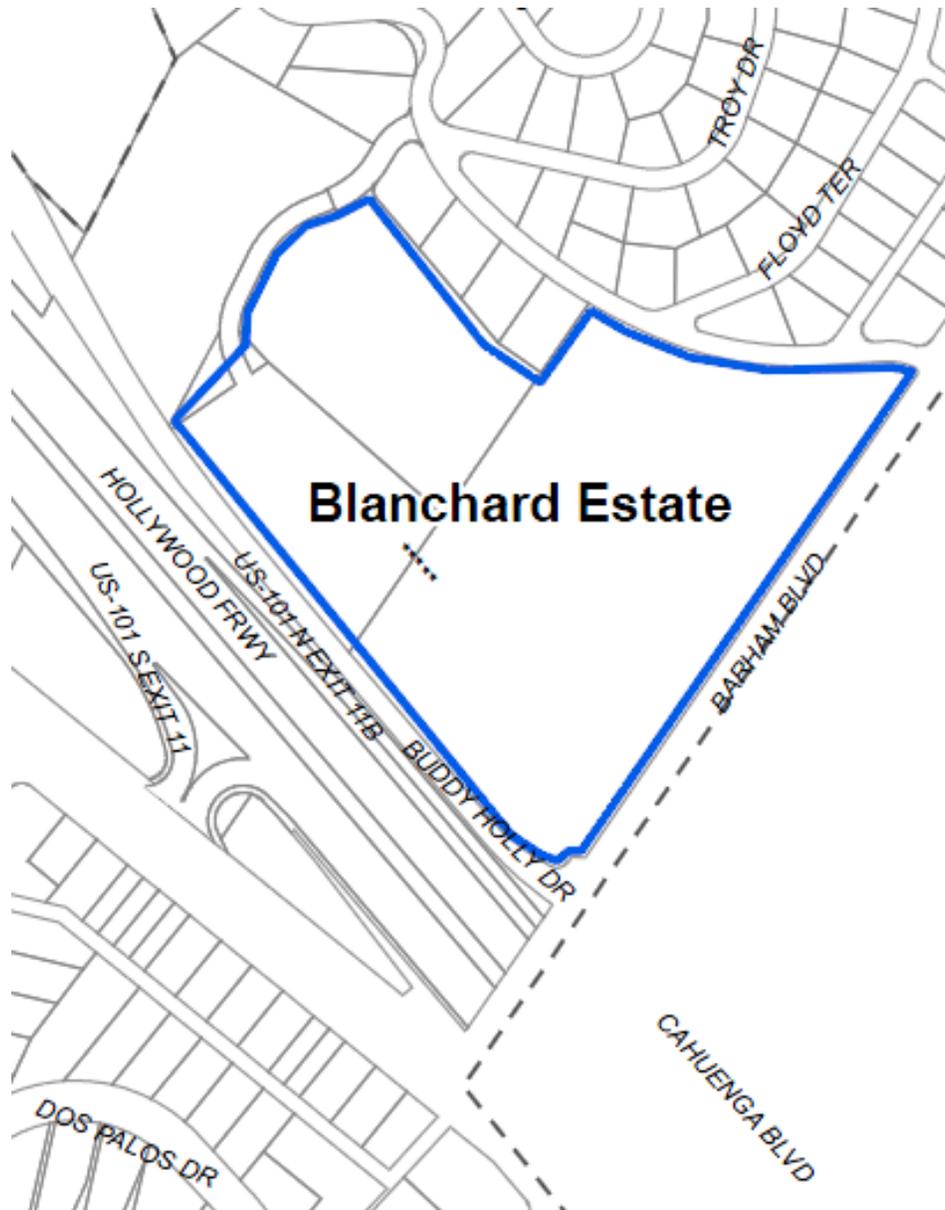


Description:

Site of the Blanchard Estate. Research indicates that the property contains the remains of three private residences and associated landscape features. However, these features are not visible from the public right-of-way.

Significance:

Site of the Blanchard Estate, this property may be significant as the earliest substantial residential development in the Cahuenga Pass area. This property was developed as part of a large estate covering approximately 67 acres, built by Frederick and Grace Blanchard and Frederick's sister, Elizabeth Hartwell. Frederick Blanchard was the first president of the Hollywood Bowl and is recognized as being instrumental in furthering the development of the cultural arts in Los Angeles in the early 20th century. The property originally contained three residences. Two of the residences were developed between 1915 and 1922; the third residence is a subterranean complex built by Paul Grosso in 1949. The original estate property extended to Cahuenga Boulevard on the south and included the area now occupied by the Hollywood Manor residential neighborhood. The estate was reduced when Blanchard sold 50 acres for the development of Hollywood Manor, and again after construction of the Hollywood Freeway and Coral Drive (now Buddy Holly Drive). The remainder of the property was purchased by MCA between 1961 and 1964; estate buildings were demolished sometime between 1963 and 1966. However, research indicates that remnants of these structures remain. This estate appears to be the earliest residential development in the Cahuenga Pass area, predating the adjacent Hollywood Knolls and Hollywood Manor developments by as much as a decade. However, additional research and access to the property would be needed in order to complete the evaluation.



Context 1:

Context:	Other Context, 1850-1980
Sub context:	No Sub-context
Theme:	Event or Series of Events, 1850-1980
Sub theme:	No SubTheme
Property type:	Residential
Property sub type:	Single-Family Residence
Criteria:	A/1/1
Status code:	QQQ
Reason:	Site of the Blanchard Estate, this property may be significant as the earliest substantial residential development in the Cahuenga Pass area. However, additional research and access to the property would be needed in order to complete the evaluation.

Name: Boathouse Thematic Group



Description:

The Boathouse Thematic Group is located in the hills along the south side of the Cahuenga Pass. This grouping is composed of twelve identical single-family residences occupying steep, narrow hillside lots and lining multiple discontinuous segments of Woodrow Wilson Drive and Pacific View Drive. Each of these compact residences is set at the street, with an open carport that shelters the main entrance. The lots are narrow, averaging 35 feet wide and 95 feet deep along Pacific View Drive, and 25 feet wide and 90 feet deep along Woodrow Wilson Drive. With the hillside descending steeply toward the rear of the parcels, the residences are perched upon pier supports. The canyon-facing facade reveals two stories of living space, enclosed with floor-to-ceiling glass to maximize canyon views. Other features include clipped gable roofs with deep, overhanging eaves on the canyon side; unpainted wood siding, and a full-width upper-story balcony. Of the 12 residences, 11 are contributors to the district; one is a non-contributor due to extensive alterations.

Significance:

The Boathouse Thematic Group is significant as a unique example of hillside residential design and for exhibiting technological innovations in engineering as applied to the modern hillside architecture of the San Fernando Valley. The grouping's period of significance is 1959, when all of the residences were constructed.

These residences were designed by Los Angeles native and self-taught architect Harry Gesner. Gesner is best known for his inventive, expressionistic residential designs, with many of his commissions located in the coastal community of Malibu. In the 1950s, Gesner designed a series of what he called "boathouses" in the hills above the Cahuenga Pass. The project began when landowner Ronald Buck contacted Gesner to ask for advice on how to develop a group of hillside lots he had purchased. (Buck was also responsible for developing the similarly challenging hillside lots of the Bridge House Residential Historic District, also in the Cahuenga Pass.) Although these lots were originally subdivided in 1911, the challenge posed by their size and hillside topography appears to have discouraged development for several decades. Ultimately, Gesner hired a team of Norwegian shipbuilders to assist in the construction. The use of hand-axes rather than saws for cutting wood helped achieve a handcrafted look.

A combination of complex engineering and Gesner's creative design solution has resulted in this collection of unique hillside residences which respond to the challenging circumstances of their sites while taking advantage of the picturesque canyon setting.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	Engineering, 1900-1985
Theme:	Technological Developments in Construction, 1900-1985
Sub theme:	Hill Houses, 1920-1985
Property type:	Residential
Property sub type:	District
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Grouping of twelve unique hillside houses, known as "Boathouses", designed by noted Malibu architect Harry Gesner in 1959.

Contributors/Non-Contributors:



Address: 6890 W PACIFIC VIEW DR
 Type: Non-Contributor
 Year built: 1959
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 6894 W PACIFIC VIEW DR
 Type: Contributor
 Year built: 1959
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 6900 W PACIFIC VIEW DR
 Type: Contributor
 Year built: 1959
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 6906 W PACIFIC VIEW DR
 Type: Contributor
 Year built: 1959
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 7229 W PACIFIC VIEW DR
 Type: Contributor
 Year built: 1959
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 7027 W WOODROW WILSON DR
 Type: Contributor
 Year built: 1959
 Property type/sub type: Residential-Single Family; House
 Architectural style: Modern, Mid-Century



Address: 7031 W WOODROW WILSON DR
Type: Contributor
Year built: 1959
Property type/sub type: Residential-Single Family; House
Architectural style: Modern, Mid-Century



Address: 7035 W WOODROW WILSON DR
Type: Contributor
Year built: 1959
Property type/sub type: Residential-Single Family; House
Architectural style: Modern, Mid-Century



Address: 7037 W WOODROW WILSON DR
Type: Contributor
Year built: 1959
Property type/sub type: Residential-Single Family; House
Architectural style: Modern, Mid-Century



Address: 7041 W WOODROW WILSON DR
Type: Contributor
Year built: 1959
Property type/sub type: Residential-Single Family; House
Architectural style: Modern, Mid-Century



Address: 7147 W WOODROW WILSON DR
Type: Contributor
Year built: 1959
Property type/sub type: Residential-Single Family; House
Architectural style: Modern, Mid-Century



Address: 7149 W WOODROW WILSON DR
Type: Contributor
Year built: 1959
Property type/sub type: Residential-Single Family; House
Architectural style: Modern, Mid-Century

Name: Bob and Dolores Hope Estate

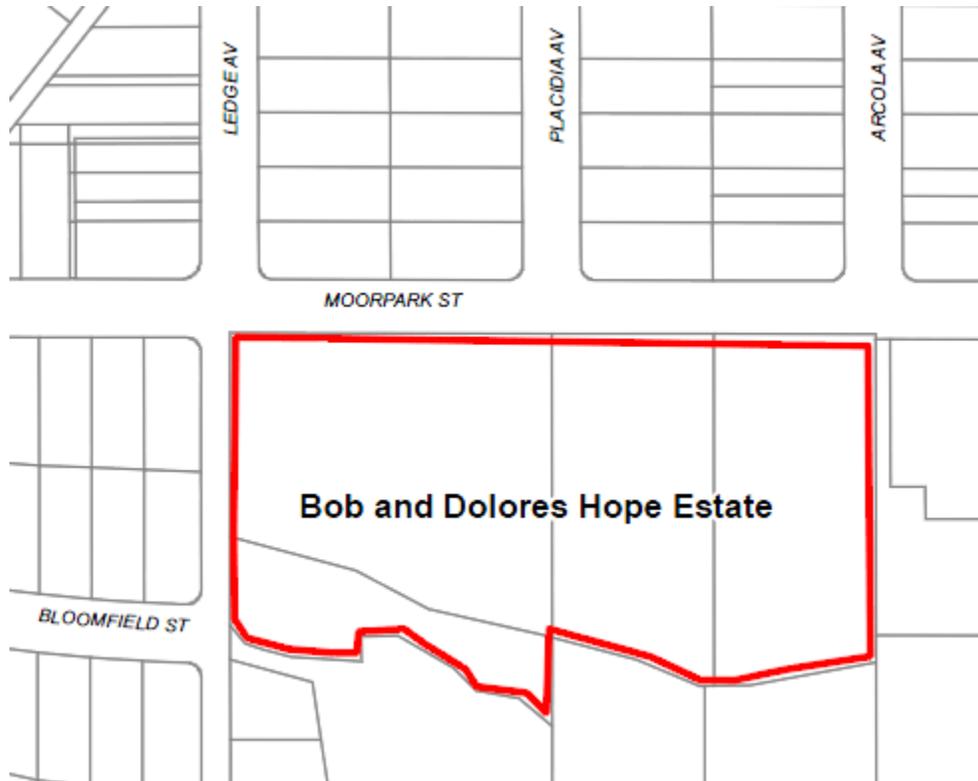


Description:

This residence at 10346 Moorpark Street is a large two-story single-family residence, designed in the French Revival style with Tudor Revival influences. It was designed by noted architect Robert Finkelhor. Finkelhor designed many homes for the Hollywood elite including Barbara Stanwyck, Harpo and Zeppo Marx, and Norma Talmadge. The home occupies a sprawling residential estate, which includes additional buildings, a swimming pool, and extensive landscaping. The property is not fully visible from the public right-of-way.

Significance:

Long-time residence of internationally-known entertainer Bob Hope and his wife Dolores. Hope was the original owner of this residence and he lived here with his family for over six decades. Hope resided here until his death in 2003 at the age of 100. In 2012, the property was put up for sale by the Bob and Dolores Hope Trust for the first time in its history, and may be threatened with redevelopment.



Context 1:

Context:	Entertainment Industry, 1908-1980
Sub context:	No Sub-context
Theme:	Residential Properties Associated with the Entertainment Industry, 1908-1980
Sub theme:	Residential Properties Associated with Significant Persons in the Entertainment Industry, 1908-1980
Property type:	Residential
Property sub type:	Single-Family Residence
Criteria:	B/2/2

Status code:	3S;3CS;5S3
Reason:	Longtime residence of internationally-known entertainer Bob Hope and his wife Dolores.

Context 2:

Context:	Architecture and Engineering, 1850-1980
Sub context:	No Sub-context
Theme:	Period Revival, 1919-1950
Sub theme:	French Norman, 1919-1950
Property type:	Residential
Property sub type:	Single-Family Residence
Criteria:	C/3/3
Status code:	QQQ
Reason:	Appears to be an excellent example of French Revival residential architecture with Tudor Revival influences in Toluca Lake, designed by noted architect Robert Finkelhor. However, the property is not fully visible from the public right-of-way; therefore the evaluation under this context could not be completed.

Name: Campbell Hall School

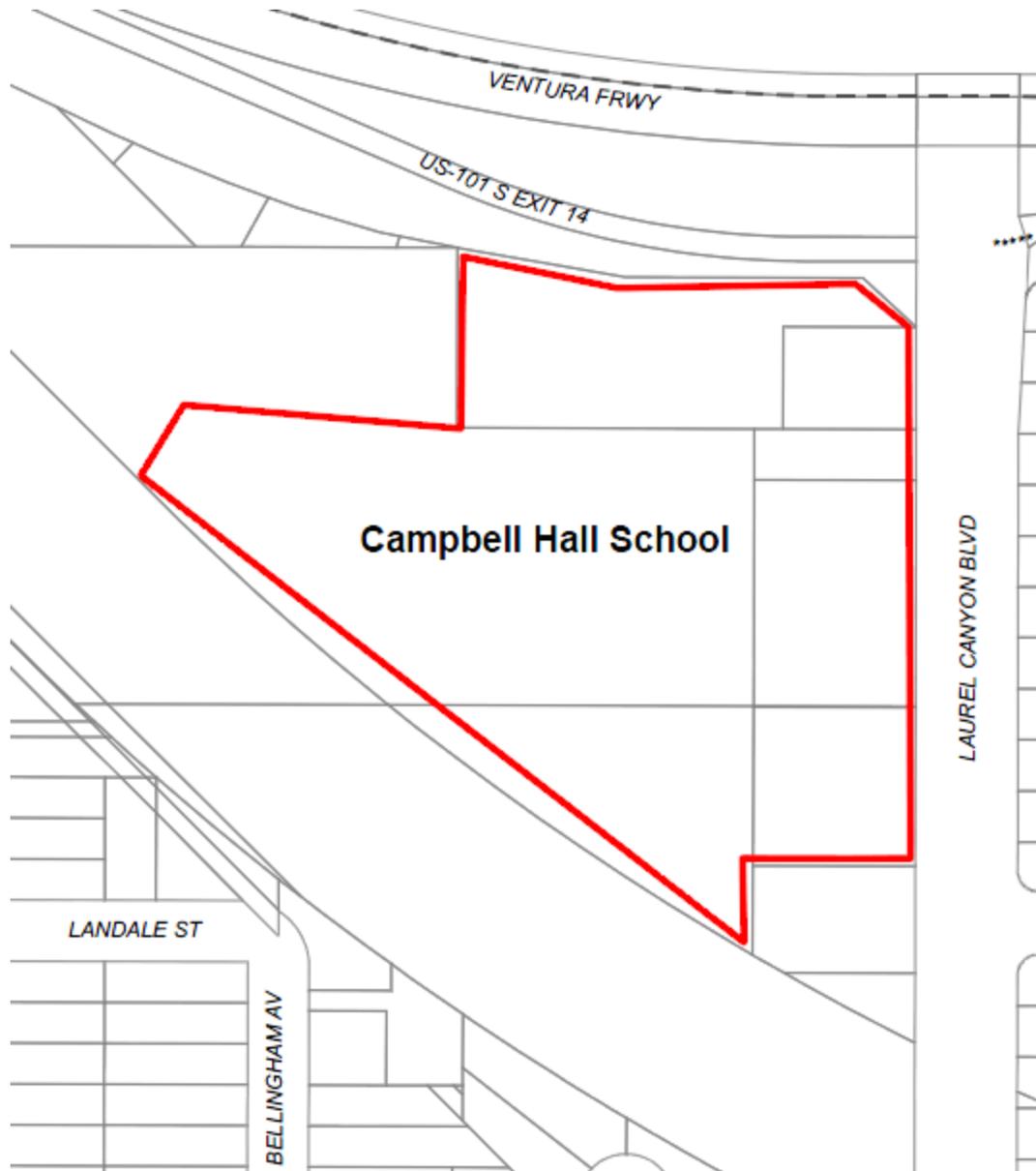


Description:

Located at 4533 Laurel Canyon Boulevard. Private K-12 school campus composed of multiple buildings designed in the Mid-Century Modern style; not all buildings are visible from the public right-of-way.

Significance:

Excellent example of Mid-Century Modern institutional architecture in Studio City; work of master architects Jones and Emmons. First established in 1944 nearby on Radford Street; relocated to the current site in 1945. The administration and first elementary school buildings were constructed in 1950-1951; additional buildings constructed over the next ten years.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	L.A. Modernism, 1919-1980
Theme:	Post-War Modernism, 1946-1976
Sub theme:	Mid-Century Modernism, 1945-1970
Property type:	Institutional
Property sub type:	No Sub-Type
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of Mid-Century Modern institutional architecture in Studio City; work of master architects Jones and Emmons.

Name: Carpenter Community Charter School

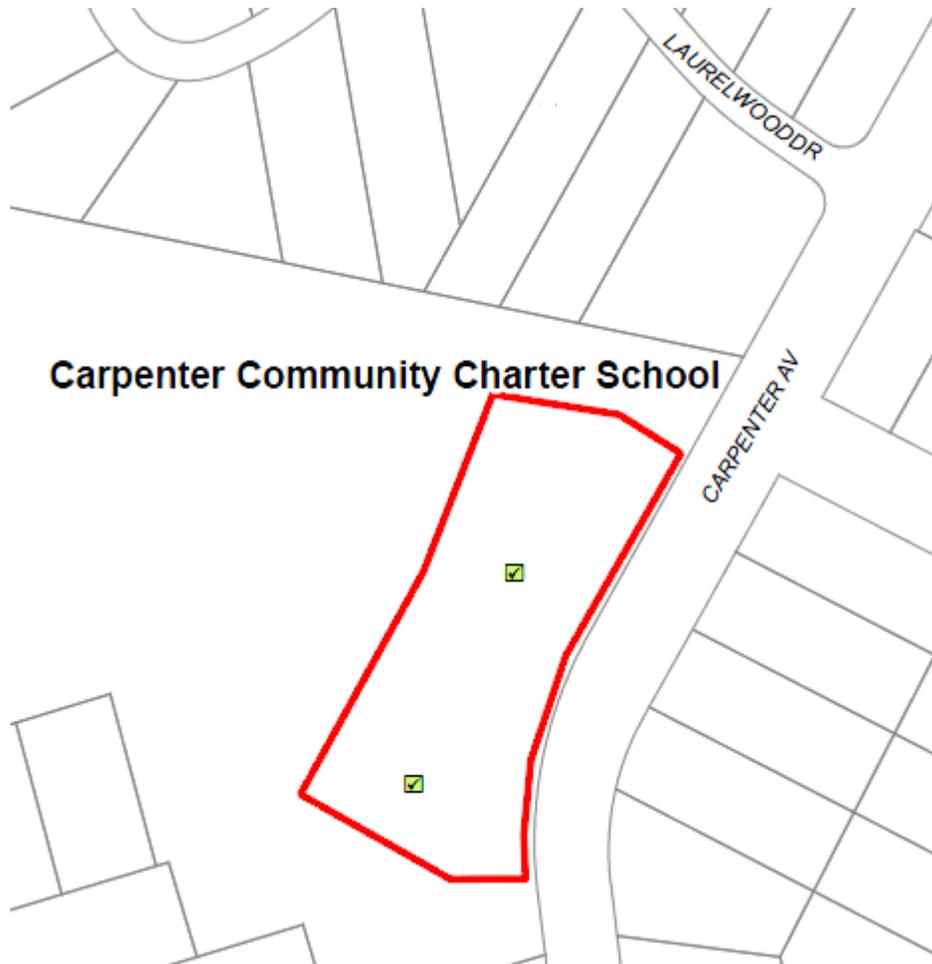


Description:

Two early school buildings constructed in 1938: the main building and the auditorium designed in the PWA Moderne style. Additional school buildings appear to have been constructed at a later date.

Significance:

Excellent example of an LAUSD elementary school representing the post-1933 Long Beach Earthquake period of school construction. The school was established on this site in 1924. The two earliest extant school buildings were constructed in 1938 in the PWA Moderne style. One of the oldest LAUSD elementary schools in the San Fernando Valley.



Context 1:

Context:	Public and Private Institutional Development, 1850-1980
Sub context:	Education, 1876-1980
Theme:	Public Schools and the LAUSD, 1876-1980
Sub theme:	Post-1933 Long Beach Earthquake, 1933-1945
Property type:	Institutional - Education

Property sub type:	Elementary School
Criteria:	A/1/1&C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of an LAUSD elementary school representing the post-1933 Long Beach Earthquake period of school construction.

Contributors/Non-Contributors:



Address: 3842 N LAUREL CANYON BLVD
 Type: Contributor
 Year built: 1938
 Property type/sub type: Institutional-Education; Elementary School
 Architectural style: Moderne, PWA



Address: 3842 N LAUREL CANYON BLVD
 Type: Contributor
 Year built: 1938
 Property type/sub type: Institutional-Education; Elementary School
 Architectural style: Moderne, PWA

Name: CBS Studio Center

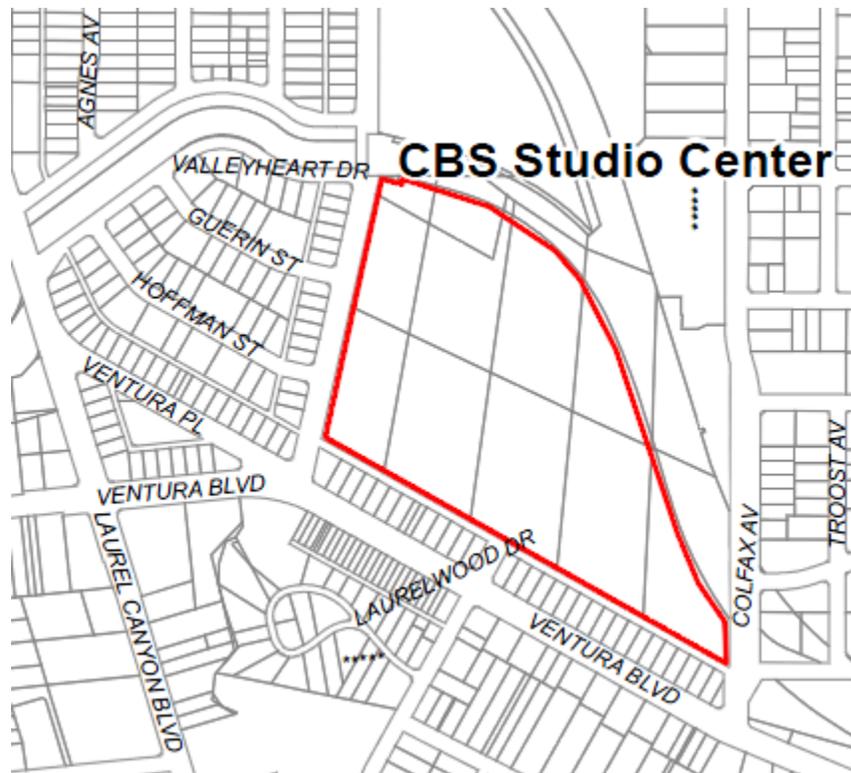


Description:

Walled motion picture/television studio lot. Not fully visible from the public right-of-way.

Significance:

Rare example of a working motion picture/television studio lot; one of the first motion picture studios established in the San Fernando Valley. Originally established in 1928 as Mack Sennett's Studioland; operated as Mascot Studios (1933-1935); Republic Studios (1935-1962); CBS Studio Center (1963-1981); CBS/Fox Studios (1982-1983); CBS/MTM Studios (1984-1991); CBS Studio Center 1992-present.



Context 1:

Context:	Entertainment Industry, 1908-1980
Sub context:	No Sub-context
Theme:	Industrial Properties Associated with the Entertainment Industry, 1908-1980
Sub theme:	Motion Picture Industry – Independent Studios and Rental Plants, 1919-1980
Property type:	Industrial
Property sub type:	Motion Picture Studio
Criteria:	A/1/1
Status code:	3S;3CS;5S3
Reason:	Rare example of a motion picture studio from the 1920s and one of the earliest studios in the San Fernando Valley; originally established as Mack Sennett's Studioland in 1928.

Name: Coldwater Curve Shops

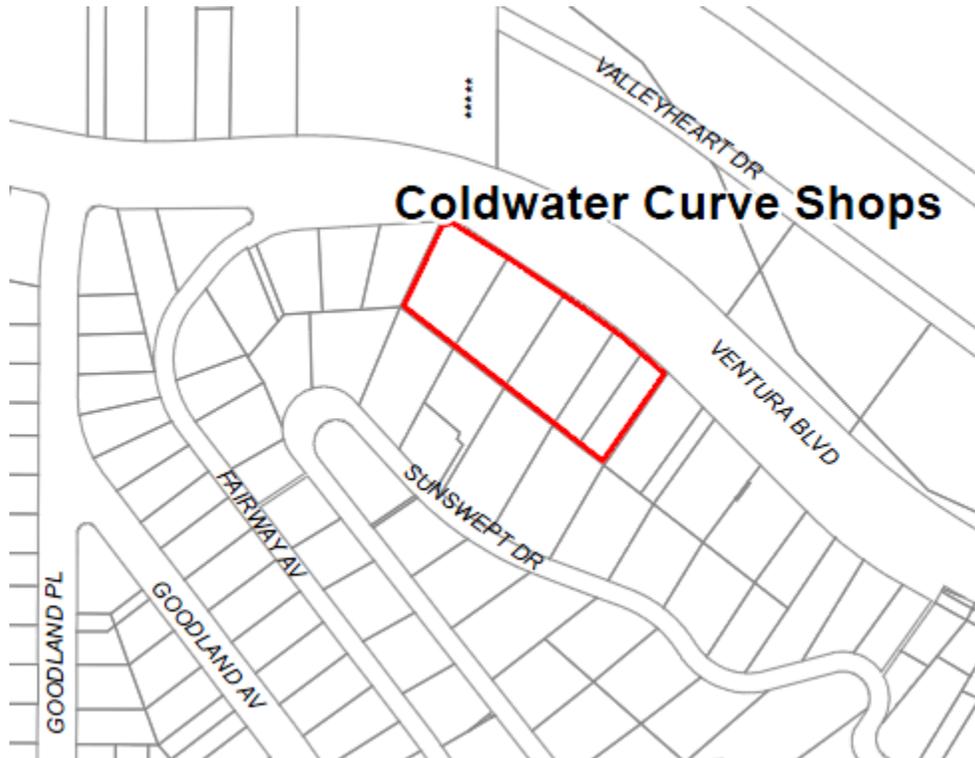


Description:

Commercial strip located at 12634-12672 Ventura Boulevard; composed of five detached one- and two-story buildings, arranged in a linear configuration and set back behind surface parking. Designed in the Mid-Century Modern style, each building comprises a unique configuration of intersecting rectilinear volumes in stucco, flagstone, and glass. Multiple flat roofs, wide eaves, and wall planes that extend above the roofline accentuate the overall geometry of the design. Each retail storefront is unique, with a distinctive combination of windows, integrated planters, and display cases.

Significance:

Excellent example of an early commercial strip in the San Fernando Valley; constructed between 1939 and 1942 as the Lingenbrunk Shops. Also an excellent and highly intact example of Mid-Century Modern commercial architecture by master architect R.M. Schindler.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	L.A. Modernism, 1919-1980
Theme:	Post-War Modernism, 1946-1976
Sub theme:	Mid-Century Modernism, 1945-1970
Property type:	Commercial
Property sub type:	No Sub-Type
Criteria:	C/3/3
Status code:	3S;3CS;5S3

Reason:	Excellent example of Mid-Century Modern commercial architecture by master architect R.M. Schindler.
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Context 2:

Context:	Other Context, 1850-1980
Sub context:	No Sub-context
Theme:	Design/Construction, 1850-1980
Sub theme:	No SubTheme
Property type:	Commercial
Property sub type:	No Sub-Type
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of an early commercial strip in the San Fernando Valley.

Name: Colfax Ardmore Co-Operative Estates



Description:

Located at 4311-4355 Colfax Avenue; garden apartment containing 44 units in four residential buildings; detached garage building at the rear. Designed in the Mid-Century Modern style.

Significance:

Excellent example of a 1960s garden apartment in Studio City. Developed by Ardmore Development, and designed by architect Robert Charles Lesser, designer of a number of early, large-scale condominium developments, including Wilshire Ardmore, and The Royce, also on Wilshire Boulevard.



Context 1:

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

Name: Corvallis High School

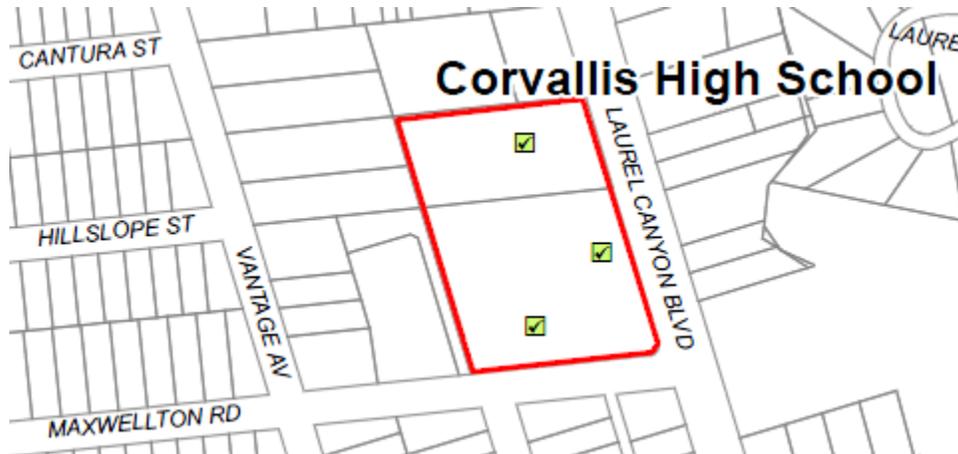


Description:

High school campus located at 3921 Laurel Canyon Boulevard; composed of three buildings associated with Corvallis High School. Buildings include the Henry Rothman residence, designed in the Spanish Colonial Revival style which served as the original school building; as well as, the main building and the auditorium building both designed in the Mid-Century Modern style. Additional buildings were constructed at the rear of the site in the 1990s.

Significance:

Corvallis High School is significant as the first Catholic high school in the San Fernando Valley. Operated by the sisters of the Religious Sacred Heart of Mary, the school was originally established on this site in 1941 as "Corvallis High School." The property was purchased from Henry Rothman, and for the first six years classes were held in Rothman's former residence (now the convent). As enrollment increased, a new school building was constructed in 1947 (now the main building). This building was designed by architect George J. Adams. From the 1920s through the 1950s, Adams designed a number of well-received commissions throughout Southern California. Among these were several ecclesiastical and education examples, including the Church of Our Lady of the Assumption in Claremont (1952), and St. Joseph's High School in Pomona (1952). At the time the new main building was constructed, the Rothman Residence became the convent so that the sisters would no longer have to commute daily from Westwood. A new auditorium building with chapel was constructed in 1962. In 1981, the school was renamed "Our Lady of Corvallis." Corvallis operated on this site as a Catholic girls school from 1941 until it closed in 1987. The property is now occupied by OSULA Education Center.



Context 1:

Context:	Public and Private Institutional Development, 1850-1980
Sub context:	Education, 1876-1980
Theme:	Educational Development, 1900-1980
Sub theme:	No SubTheme
Property type:	Institutional - Education
Property sub type:	No Sub-Type
Criteria:	A/1/1
Status code:	3S;3CS;5S3
Reason:	Rare example of an early Catholic high school in the San Fernando Valley; Corvalis High School was the Valley's first Catholic high school when it was established in 1941.

Contributors/Non-Contributors:



Address: 3921 N LAUREL CANYON BLVD
Type: Contributor
Year built: 1947
Property type/sub type: Institutional-Education; High School
Architectural style: Modern, Mid-Century



Address: 3921 N LAUREL CANYON BLVD
Type: Contributor
Year built: 1962
Property type/sub type: Institutional-Education; High School
Architectural style: Modern, Mid-Century



Address: 3925 N LAUREL CANYON BLVD
Type: Contributor
Year built: 1930
Property type/sub type: Residential-Single Family; House
Architectural style: Spanish Colonial Revival

Name: 14443-14449 Dickens Street Residential Court



Description:

Two linear one-story residential buildings oriented around a central landscaped courtyard designed in the Minimal Traditional style.

Significance:

Excellent example of a 1940s residential court in Sherman Oaks.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	Multi-Family Residential Development, 1910-1980
Theme:	Multi-Family Residential, 1910-1980
Sub theme:	Courtyard Apartments, 1910-1980
Property type:	Residential
Property sub type:	Mid-Century, One-Story Court
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of a one-story 1940s residential court in Sherman Oaks. Once a common property type in this part of the San Fernando Valley, many have been altered or demolished over time; few intact examples remain.

Name: El Patio Inn



Description:

Located at 11466 Ventura Boulevard; composed of six detached residential units oriented around a central parking area; designed in the Spanish Colonial Revival style.

Significance:

Excellent and rare example of an intact 1940s motel in Studio City along Ventura Boulevard, which was the original auto route from Hollywood through the San Fernando Valley to points north prior to the construction of the freeway; one of few remaining motels in the area that retains its integrity.



Context 1:

Context:	Commercial Development, 1850-1980
Sub context:	No Sub-context
Theme:	Motels, 1925-1970
Sub theme:	No SubTheme
Property type:	Commercial - Lodging
Property sub type:	Motel
Criteria:	A/1/1&C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent and rare example of an intact 1940s motel in Studio City.

Name: El Royale Motel



Description:

Located at 11117 Ventura Boulevard; composed of ten detached residential units oriented around a central paved parking area; designed in the Minimal Traditional style.

Significance:

Excellent and rare example of an intact 1930s motel in Studio City along Ventura Boulevard, which was the original auto route from Hollywood through the San Fernando Valley to points north prior to the construction of the freeway; one of few remaining motels in the area that retains its integrity. Constructed in 1937 and designed by architect J.J. Hurwitt.



Context 1:

Context:	Commercial Development, 1850-1980
Sub context:	No Sub-context
Theme:	Motels, 1925-1970
Sub theme:	No SubTheme
Property type:	Commercial - Lodging
Property sub type:	Motel
Criteria:	A/1/1&C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent and rare example of an intact 1930s motel along Ventura Boulevard in Studio City.

Name: Fantasy Cottage Thematic Group



Description:

Located across from Universal Studios in Studio City, the Fantasy Cottage Thematic Group consists of eight similarly-designed single-family residences with fanciful details. The cottages are non-contiguous, located on three adjacent residential streets: Denny Avenue, Valleyheart Drive, and Willowcrest Avenue. Constructed in 1950, these cottages display similar whimsical façade designs, each with a slightly different composition, applied to an otherwise simple stucco-clad house. Features of the façade include wood board-and-batten cladding, steeply-pitched roofs with flared eaves at the front facade, and divided-light wood-frame windows in a variety of shapes and configurations. The cottages’ most distinctive feature is the brick chimney placed prominently on the primary façade, each with its own unique design. Of the eight residences, six are contributors to this thematic group; two were evaluated as non-contributors due to extensive alterations.

Significance:

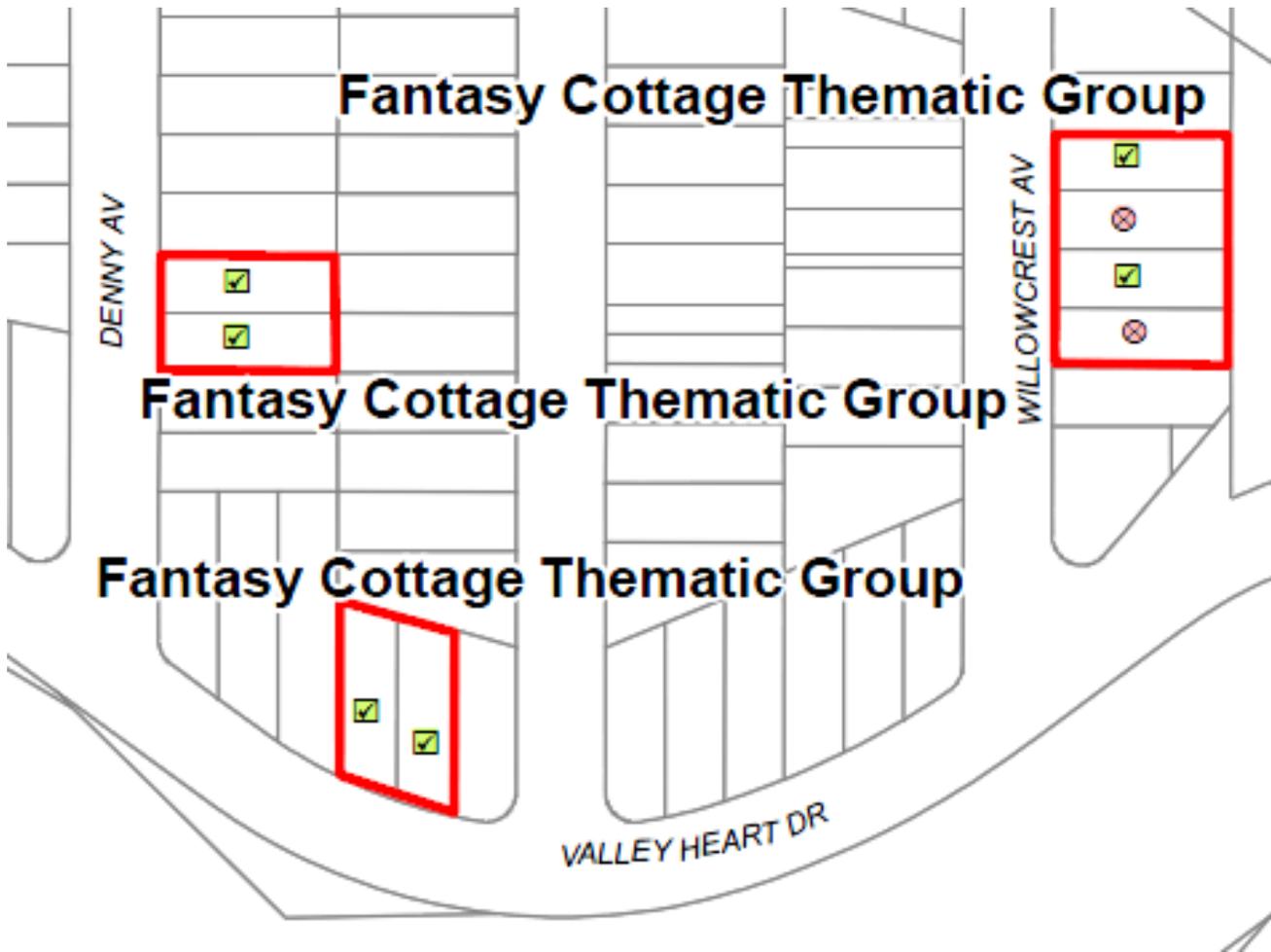
The Fantasy Cottage Thematic Group is significant as a highly unique collection of whimsical single-family residences with distinctive fanciful details in Studio City. The grouping’s period of significance is 1950, when all of the residences were constructed.

The area containing these residences was subdivided in 1924 by Pacific-Southwest Trust and Savings Bank. The tract consists of narrow residential parcels, measuring just 40 feet wide at the street by 120 feet deep. In spite of the early subdivision date, improvements did not arrive until the post-World War II era. The modest two-bedroom cottages were all constructed in 1950 by Karz Construction, a North Hollywood builder/developer established in 1914 by Erwin H. Karz. The area’s proximity to Universal Studios figured prominently in early 1950s advertisements for the tract.

Original building permits do not identify an architect for these residences. However, these cottages bear an unmistakable resemblance to a series of nine cottages located in the 200 and 300 blocks of Hollywood Way in Burbank, not far from Warner Bros. and Disney Studios. These cottages were constructed in 1950 and 1951 and share a similar design, including their overall scale and massing, steeply-pitched roof at the façade, and prominent chimney.

The cottages on Hollywood Way were designed by Kenneth Worthen, Sr. Though not a licensed architect, Worthen was responsible for number of more traditional Storybook and Period Revival residences throughout the Toluca Lake and Burbank areas. However, the cottages identified in this thematic group were constructed a few years after Worthen’s death in 1947, suggesting that his designs were sold to one or more builders. Two additional cottages have been identified in the 5600 and 5700 blocks of Whitnall Highway in nearby North Hollywood. These were constructed in 1953 and exhibit many of the same features, but do not display the distinctive chimney on the primary facade.

This thematic group is significant as a unique collection of similarly-designed residential cottages with fanciful details. The proximity of the cottages to major motion picture studios, and the “set design” approach which limits all architectural details to the primary façade, suggests a connection to the entertainment industry, although no definitive link could be established.



Context 1:

Context:	Other Context, 1850-1980
Sub context:	No Sub-context
Theme:	Design/Construction, 1850-1980
Sub theme:	No SubTheme
Property type:	Residential
Property sub type:	District
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Unique collection of modest single-family residences with distinctive fanciful details in Studio City.

Contributors/Non-Contributors:



Address: 4022 N DENNY AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 4026 N DENNY AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 10709 W VALLEYHEART DR
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 10711 W VALLEYHEART DR
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 4026 N WILLOW CREST AVE
 Type: Non-Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 4030 N WILLOW CREST AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 4034 N WILLOW CREST AVE
 Type: Non-Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other



Address: 4038 N WILLOW CREST AVE
 Type: Contributor
 Year built: 1950
 Property type/sub type: Residential-Single Family; House
 Architectural style: Other

Name: 11049-11055 Fruitland Dr Bungalow Court

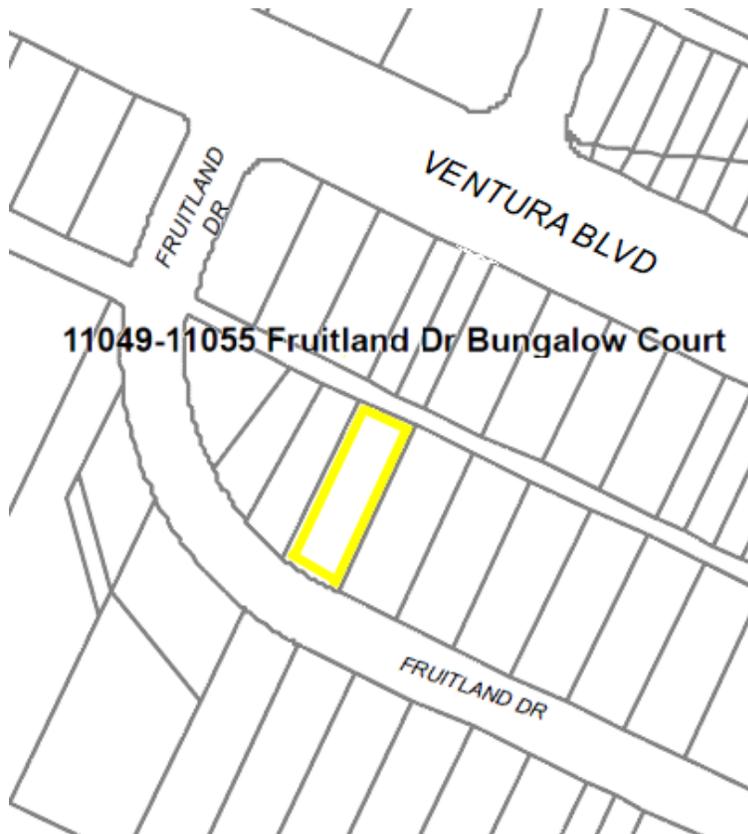


Description:

Composed of four detached residential bungalows set in a common landscape; vernacular in style.

Significance:

Excellent and rare example of a 1920s bungalow court in the San Fernando Valley.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	Multi-Family Residential Development, 1910-1980
Theme:	Multi-Family Residential, 1910-1980
Sub theme:	The Bungalow Court, 1910-1939
Property type:	Residential
Property sub type:	Bungalow Court
Criteria:	C/3/3
Status code:	3CS;5S3
Reason:	Excellent and rare example of a 1920s bungalow court in the San Fernando Valley; however, due to alterations, including replacement of windows and doors, the property does not retain sufficient integrity to be eligible for listing in the National Register.

Name: 4464-4478 Hazeltine Ave Courtyard Apartment



Description:

Courtyard apartment complex designed in the Minimal Traditional architectural style with American Colonial Revival details. Composed of two, two-story buildings in a U-shaped configuration, oriented around a central, landscaped courtyard. One-story garages are located at the rear of the parcel.

Significance:

Excellent example of a 1940s courtyard apartment in Sherman Oaks. While this is a late example, constructed in 1954 this building exhibits the features characteristic of 1940s courtyard apartments including its Minimal Traditional architectural style.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	Multi-Family Residential Development, 1910-1980
Theme:	Multi-Family Residential, 1910-1980
Sub theme:	Courtyard Apartments, 1910-1980
Property type:	Residential
Property sub type:	1940s Courtyard Apartment
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of 1940s courtyard apartment in Sherman Oaks. Once a common property type in this part of the San Fernando Valley, many have been altered or demolished over time; few intact examples remain.

Name: Holiday Manor Garden Apartment



Description:

Located at 11950-11956 Laurelwood Drive. Garden apartment composed of five three-story residential buildings oriented around a central swimming pool; contains 46 units; occupies a teardrop-shaped island lot designed in the Mid-Century Modern style.

Significance:

Excellent example of a 1950s garden apartment in Studio City. Constructed in 1953 by Louis Gould, designer and co-owner.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	Multi-Family Residential Development, 1910-1980
Theme:	Multi-Family Residential, 1910-1980
Sub theme:	Garden Apartments, 1938-1960
Property type:	Residential-Multi Family
Property sub type:	Garden Apartment
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of a 1950s garden apartment in Studio City.

Name: Lakeside Country Club

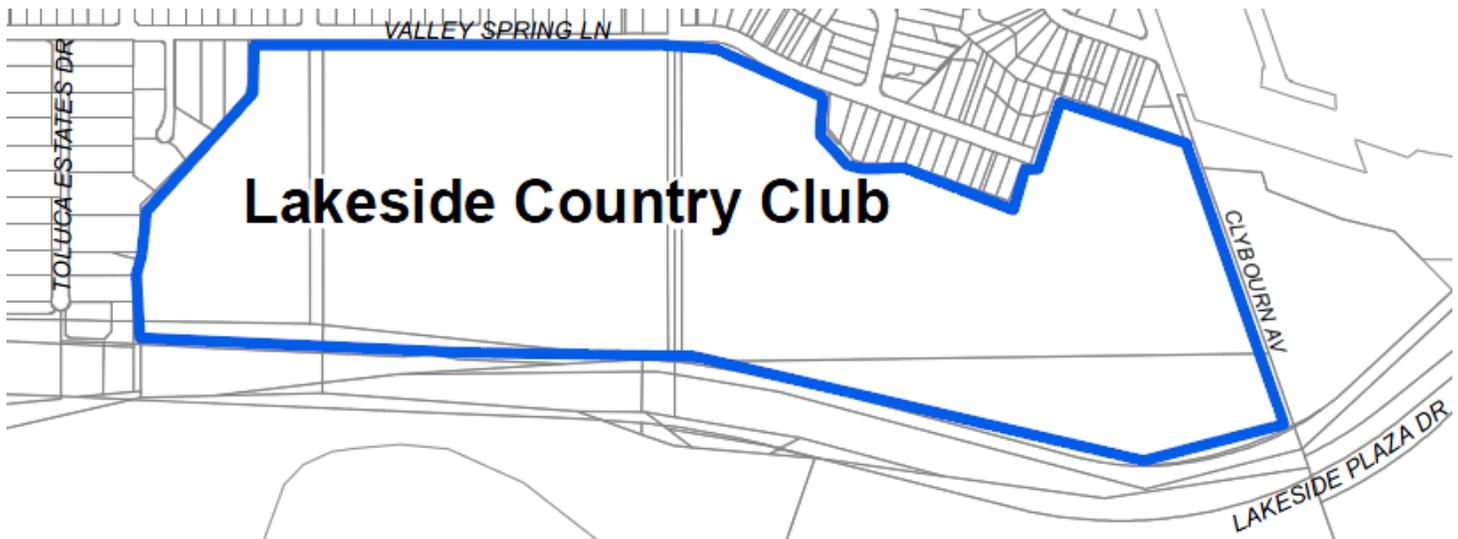


Description:

Private golf club; not accessible from the public right-of-way.

Significance:

Excellent example of a private golf club; designed by golf course architect Max Behr. Established as part of the Toluca Lake Park neighborhood, which was originally subdivided in 1924. Toluca Lake Park and the Lakeside Golf Club were owned and developed by Metropolitan Airport developers Heffron-McCray-St. John. Spanning 138 acres of former ranch land, the golf course opened in 1925. The property appears to meet the eligibility standards; however, because it is not fully visible from the public right-of-way the evaluation could not be completed.



Context 1:

Context:	Public and Private Institutional Development, 1850-1980
Sub context:	Private Recreation, 1880-1980
Theme:	Private Recreation Facilities, 1880-1980
Sub theme:	Country Clubs, 1880-1980
Property type:	Institutional - Recreation
Property sub type:	Country Club
Criteria:	A/1/1
Status code:	QQQ
Reason:	Excellent example of a private golf/country club. The property appears to meet the eligibility standards; however, because it is not fully visible from the public right-of-way the evaluation could not be completed.

Context 2:

Context:	Cultural Landscapes, 1875-1980
Sub context:	Designed Landscapes, 1875-1980

Theme:	Private Recreational Facilities, 1880-1980
Sub theme:	Golf Courses, 1880-1980
Property type:	Landscape
Property sub type:	Golf Course
Criteria:	C/3/3
Status code:	QQQ
Reason:	Excellent example of a designed cultural landscape in Toluca Lake. The property appears to meet the eligibility standards; however, because it is not fully visible from the public right-of-way the evaluation could not be completed.

Name: 10931-10939 Landale St Bungalow Court

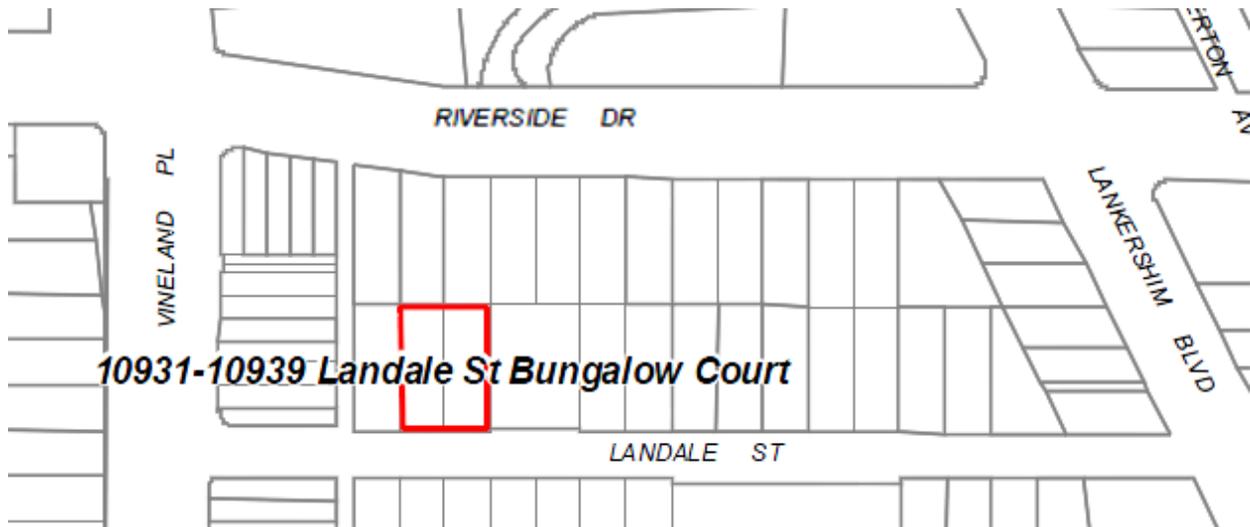


Description:

Composed of six residential units in four detached bungalows set in a common landscape; vernacular in style.

Significance:

Excellent and rare example of a 1930s bungalow court in the San Fernando Valley.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	Multi-Family Residential Development, 1910-1980
Theme:	Multi-Family Residential, 1910-1980
Sub theme:	The Bungalow Court, 1910-1939
Property type:	Residential
Property sub type:	Bungalow Court
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent and rare example of a 1930s bungalow court in the San Fernando Valley.

Name: 4524-4528 Laurel Canyon Blvd Courtyard Apartment

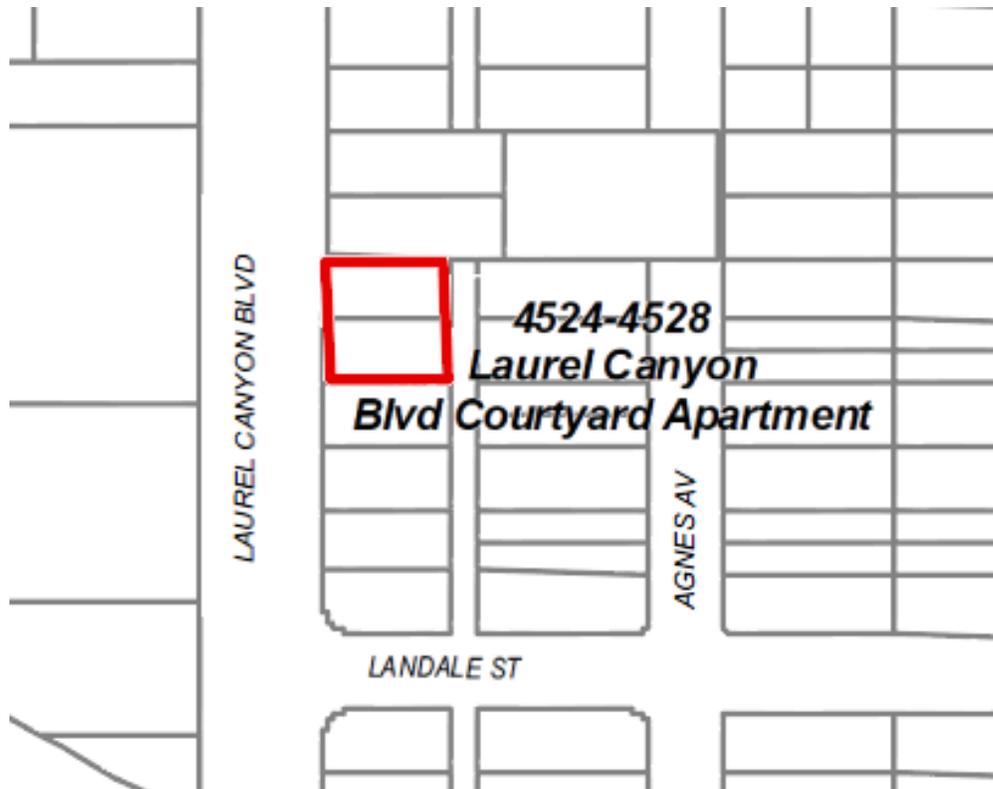


Description:

Courtyard apartment composed of four buildings arranged around a central courtyard with mature landscaping designed in the Traditional Ranch style.

Significance:

Excellent example of a 1940s courtyard apartment in Studio City.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	Multi-Family Residential Development, 1910-1980
Theme:	Multi-Family Residential, 1910-1980
Sub theme:	Courtyard Apartments, 1910-1980
Property type:	Residential
Property sub type:	1940s Courtyard Apartment
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of a 1940s courtyard apartment in Studio City. Once a common property type in this part of the San Fernando Valley, many have been altered or demolished over time; few intact examples remain.

Name: Lendway Manor

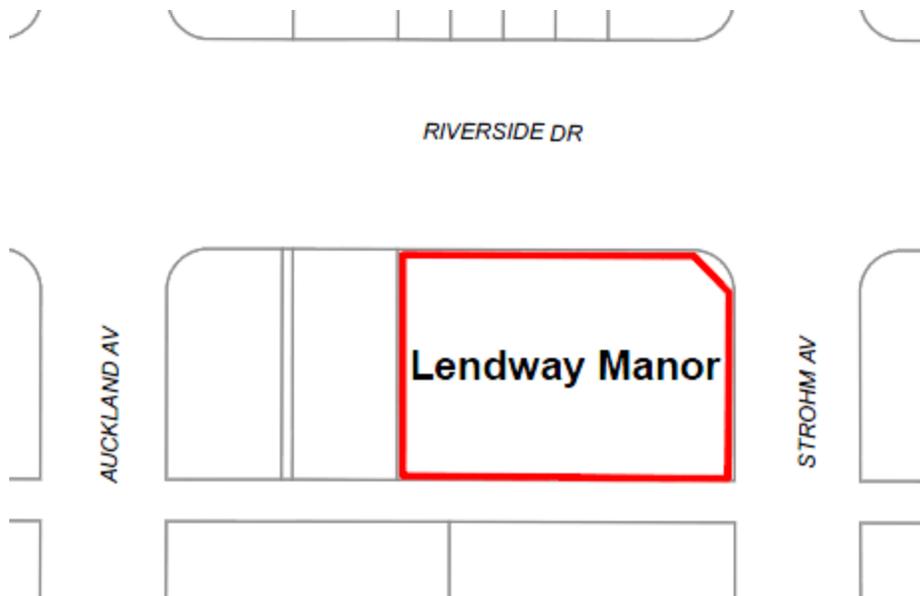


Description:

Garden apartment located at 10500-10516 Riverside Drive; composed of three buildings arranged around a central landscaped courtyard. The buildings are American Colonial Revival in style; landscape features include original brick planters, a low brick wall defining the courtyard, and mature vegetation.

Significance:

Excellent example of a 1940s garden apartment in Toluca Lake.



Context 1:

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

Name: Moorpark St Apartments

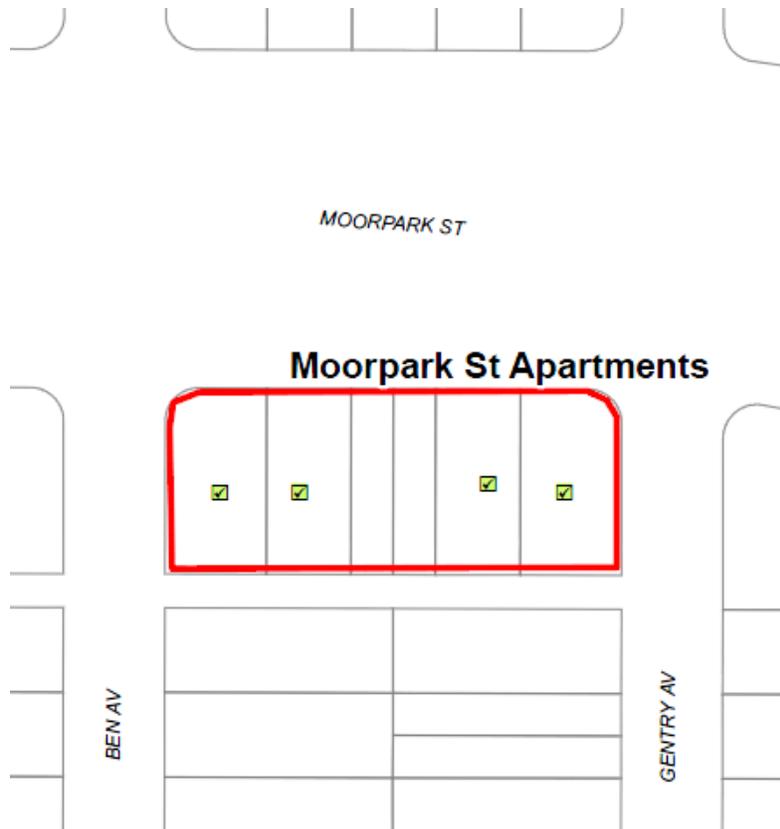


Description:

Located at 11954-11974 Moorpark Street; composed of four contiguous Traditional Ranch style multi-family residential properties with uniform setbacks, planters, and mature landscaping including mature palm trees. The two properties in the middle of the district are oriented around a landscaped courtyard.

Significance:

Excellent example of a 1950s garden apartment in Studio City.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	Multi-Family Residential Development, 1910-1980
Theme:	Multi-Family Residential, 1910-1980
Sub theme:	Garden Apartments, 1938-1960
Property type:	Residential-Multi Family
Property sub type:	Garden Apartment
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of a 1950s garden apartment in Studio City.

Contributors/Non-Contributors:



Address: 11956 W MOORPARK ST
Type: Contributor
Year built: 1953
Property type/sub type: Residential-Multi Family; Apartment House
Architectural style: Ranch, Traditional



Address: 11960 W MOORPARK ST
Type: Contributor
Year built: 1953
Property type/sub type: Residential-Multi Family; Apartment House
Architectural style: Ranch, Traditional



Address: 11966 W MOORPARK ST
Type: Contributor
Year built: 1953
Property type/sub type: Residential-Multi Family; Apartment House
Architectural style: Ranch, Traditional



Address: 11974 W MOORPARK ST
Type: Contributor
Year built: 1953
Property type/sub type: Residential-Multi Family; Apartment House
Architectural style: Ranch, Traditional

Name: 10903-10909 Moorpark St Residential Court

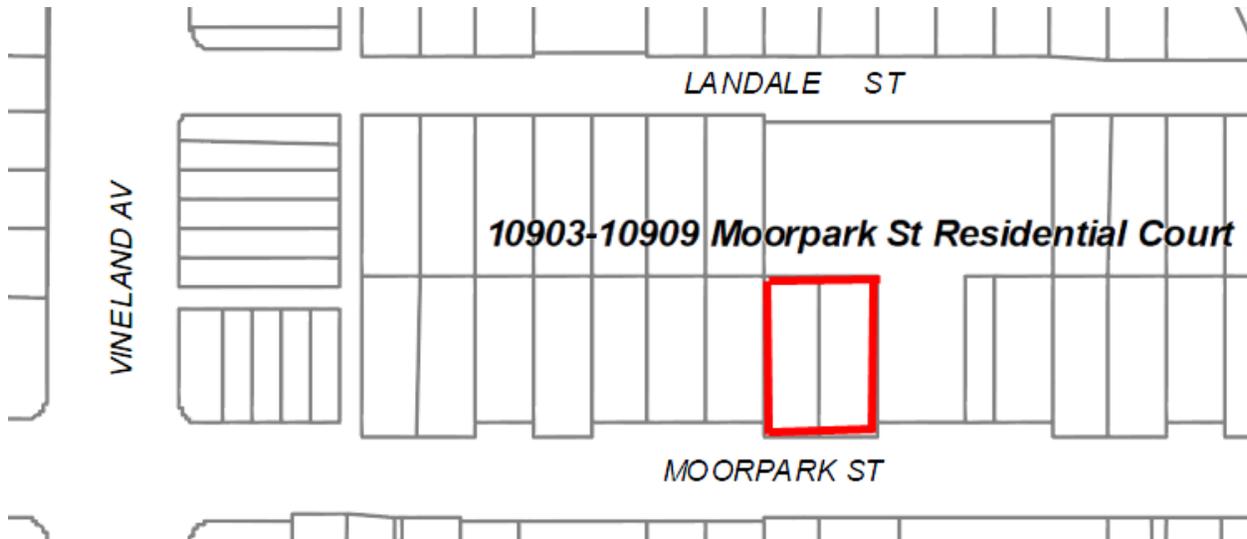


Description:

One-story residential court composed of two three-unit buildings, facing a central driveway designed in the Minimal Traditional style.

Significance:

Excellent example of a 1940s residential court in North Hollywood.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	Multi-Family Residential Development, 1910-1980
Theme:	Multi-Family Residential, 1910-1980
Sub theme:	Courtyard Apartments, 1910-1980
Property type:	Residential
Property sub type:	Mid-Century, One-Story Court
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of a 1940s residential court in North Hollywood. Once a common property type in this part of the San Fernando Valley, many have been altered or demolished over time; few intact examples remain.

Name: 10913-10919 Moorpark St Residential Court

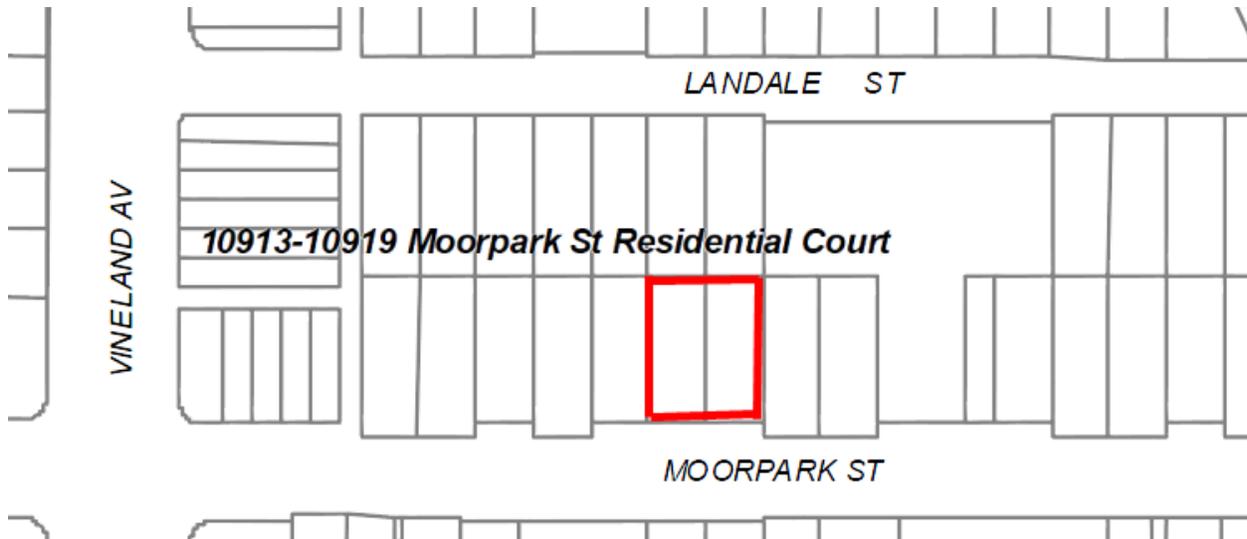


Description:

One-story residential court composed of two three-unit buildings, facing a central driveway designed in the Minimal Traditional style.

Significance:

Excellent example of a 1940s residential court in North Hollywood.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	Multi-Family Residential Development, 1910-1980
Theme:	Multi-Family Residential, 1910-1980
Sub theme:	Courtyard Apartments, 1910-1980
Property type:	Residential
Property sub type:	Mid-Century, One-Story Court
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of a 1940s residential court in North Hollywood. Once a common property type in this part of the San Fernando Valley, many have been altered or demolished over time; few intact examples remain.

Name: 12812-12820 1/2 Moorpark St/12811-12819 1/2 Bloomfield St Residential Court

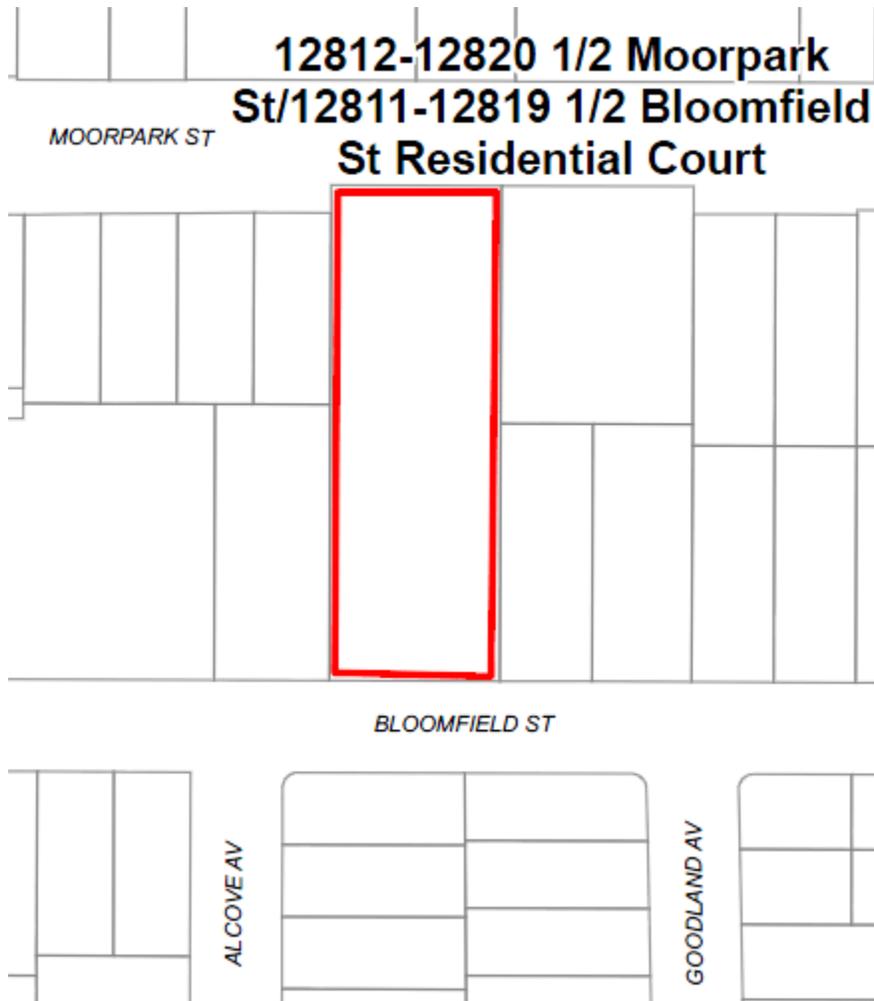


Description:

One-story residential court in the Spanish Colonial Revival style; composed of four buildings on a single parcel arranged around a central courtyard.

Significance:

Excellent example of a 1940s one-story residential court in Studio City.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	Multi-Family Residential Development, 1910-1980
Theme:	Multi-Family Residential, 1910-1980
Sub theme:	Courtyard Apartments, 1910-1980
Property type:	Residential

Property sub type:	Mid-Century, One-Story Court
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of a 1940s one-story residential court in Studio City. Once a common property type in this part of the San Fernando Valley, many have been altered or demolished over time; few intact examples remain.

Name: Patio Center Commercial Court

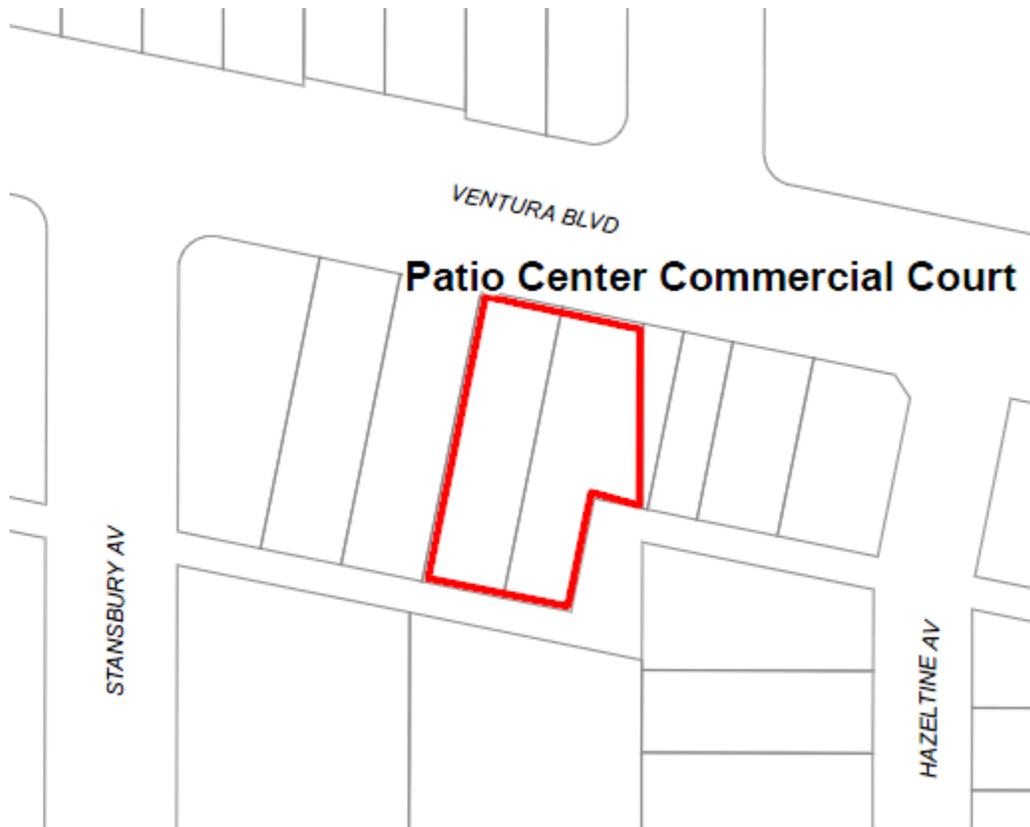


Description:

Located at 14106 Ventura Boulevard; composed of multiple one-story commercial buildings arranged around a central one- and two-story building. Designed in the Spanish Colonial Revival style, building features include gabled clay tile roofs, stucco wall cladding with brick accents, divided-light wood windows and doors, and bracketed shed roofs over building entrances. Other features of the site include elevated brick patios and planters, and a neon pole sign for the Rive Gauche restaurant.

Significance:

Excellent and rare example of a 1930s motel on Ventura Boulevard, which was the original auto route from Hollywood through the San Fernando Valley to points north prior to the construction of the freeway. Originally constructed as an "auto hotel", the property was converted to office/retail use in 1960, and is now occupied by the Rive Gauche restaurant and several retail shops. It is one of the few remaining motels on Ventura Boulevard that retains its integrity. The property is also an excellent example of 1930s Spanish Colonial Revival commercial architecture in Sherman Oaks, designed by architect W.J. Ballard.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	No Sub-context
Theme:	Mediterranean and Indigenous Revival Architecture, 1887-1952
Sub theme:	Spanish Colonial Revival, 1915-1942
Property type:	Commercial - Lodging

Property sub type:	Motel
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent and rare example of a 1930s motel on Ventura Boulevard; also an excellent example of Spanish Colonial Revival commercial architecture in Sherman Oaks.

Context 2:

Context:	Commercial Development, 1850-1980
Sub context:	No Sub-context
Theme:	Motels, 1925-1970
Sub theme:	No SubTheme
Property type:	Commercial - Lodging
Property sub type:	Motel
Criteria:	A/1/1&C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent and rare example of an intact 1930s motel in Sherman Oaks; one of the few remaining examples from this period along El Camino Real, which was the route for the Ventura Highway prior to the freeway.

Name: 10000 Riverside Dr Ranch Commercial Complex

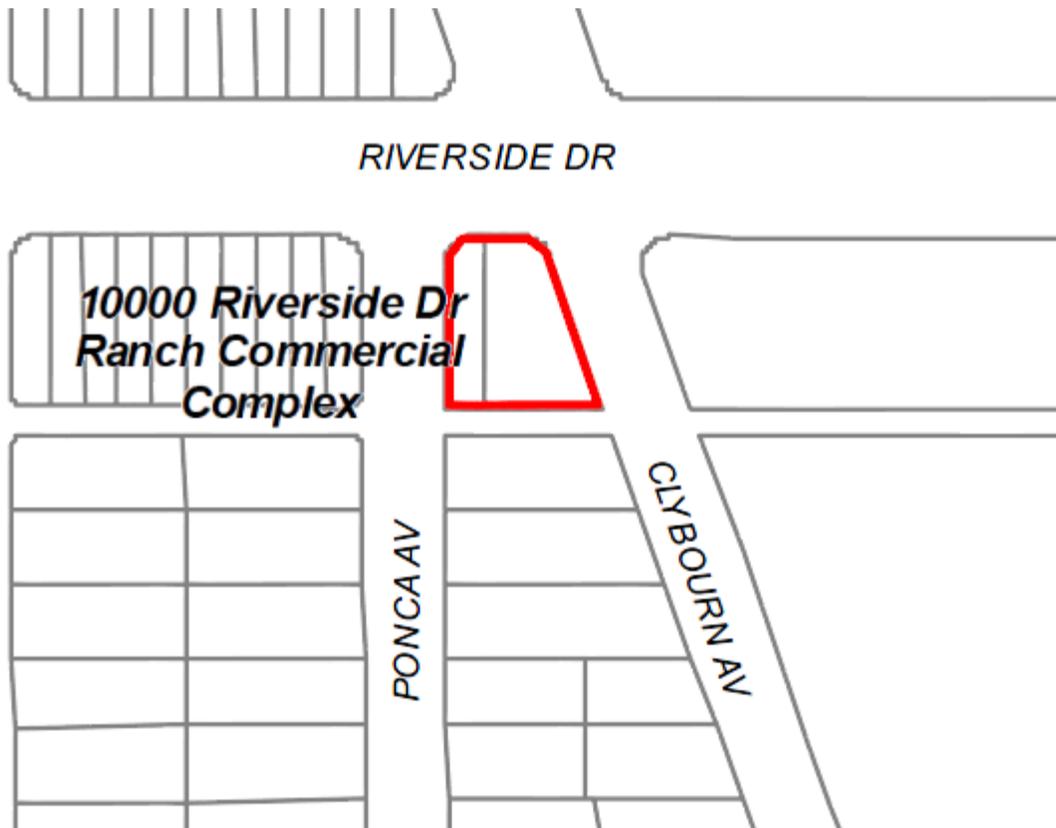


Description:

Commercial complex composed of three individual Ranch style buildings arranged around a central parking lot.

Significance:

Excellent example of a Ranch style commercial courtyard complex in Toluca Lake.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	No Sub-context
Theme:	The Ranch House, 1930-1975
Sub theme:	Commercial and Institutional Ranch House Style, 1930-1975
Property type:	Commercial
Property sub type:	Shopping Center
Criteria:	A/1/1
Status code:	3S;3CS;5S3
Reason:	Excellent example of Ranch style commercial architecture in Toluca Lake.

Context 2:

Context:	Other Context, 1850-1980
Sub context:	No Sub-context
Theme:	Design/Construction, 1850-1980
Sub theme:	No SubTheme
Property type:	Commercial
Property sub type:	No Sub-Type
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent and rare example of a 1930s commercial courtyard complex in Toluca Lake.

Name: Sportsmen's Lodge

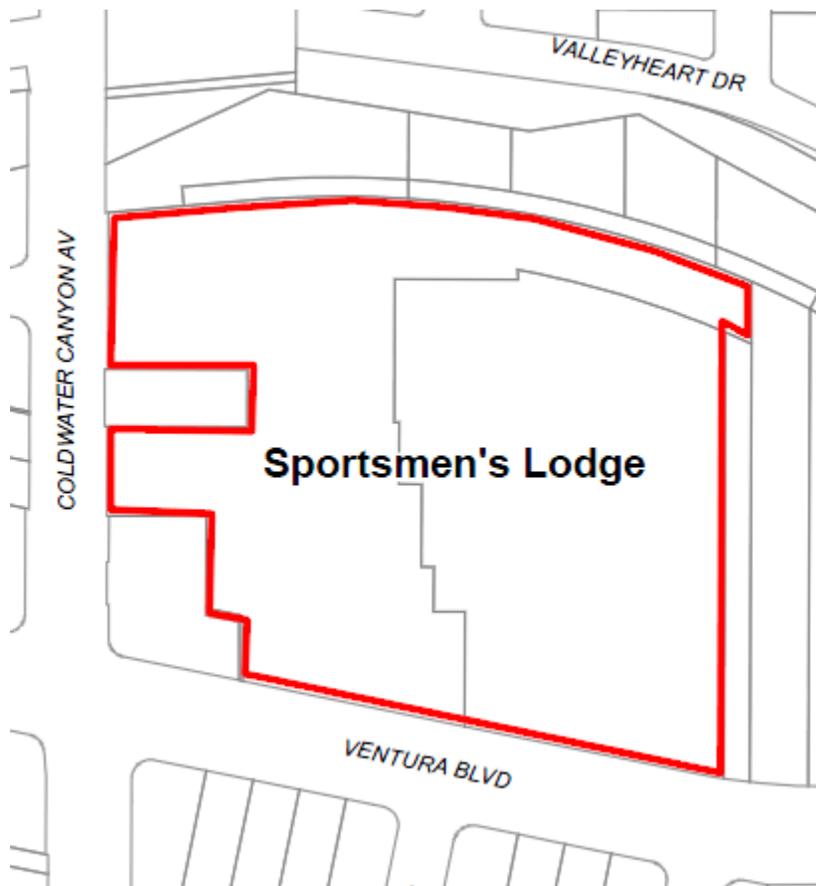


Description:

Large site located at 12825-12833 Ventura Boulevard; composed of multiple facilities, including a restaurant, cafe, banquet facility, and hotel. Other features include a swimming pool, waterfalls, lagoons, lily ponds, and gazebos.

Significance:

Rare and early private recreational facility in the San Fernando Valley, and a popular gathering place for people working in the entertainment industry. The site was a natural fishing area as early as the 1880s; in the early 1910s it became known as Hollywood Trout Farms; in the 1920s the natural ponds were supplemented with man-made lakes. The site became known as Trout Lakes and Lodge in 1938, where guests could catch their own dinner. This site was a popular hangout for Hollywood celebrities working at the nearby Republic Studios (now CBS Studio Center), including Clark Gable, Bette Davis, John Wayne, Humphrey Bogart, Spencer Tracy, and Katharine Hepburn. In 1945, the site was renamed Sportsmen's Lodge and a formal restaurant and lounge were added. The hotel was added in 1962 and the trout were replaced with swans. Today, the lakes are no longer extant. Sportsmen's Lodge is an important San Fernando Valley site for its evolving use from rural to urban which mirrored the Valley's growth; as a roadside attraction to the Valley's vibrant automobile culture; as one of the Valley's earliest fine dining locations; and as a reflection of the community's connection to the entertainment industry.



Context 1:

Context:	Other Context, 1850-1980
Sub context:	No Sub-context
Theme:	Event or Series of Events, 1850-1980
Sub theme:	No SubTheme
Property type:	Commercial
Property sub type:	No Sub-Type
Criteria:	A/1/1
Status code:	3S;3CS;5S3
Reason:	Rare and early private recreational facility in the San Fernando Valley.

Context 2:

Context:	Entertainment Industry, 1908-1980
Sub context:	No Sub-context
Theme:	Commercial Properties Associated with the Entertainment Industry, 1908-1980
Sub theme:	Social Scene Associated with the Entertainment Industry, 1908-1980
Property type:	Commercial
Property sub type:	Restaurant
Criteria:	A/1/1
Status code:	3S;3CS;5S3
Reason:	Important and popular gathering place for people working in the entertainment industry. Additional research would be needed to determine the period of significance.

Name: St. Charles Borromeo Religious Campus

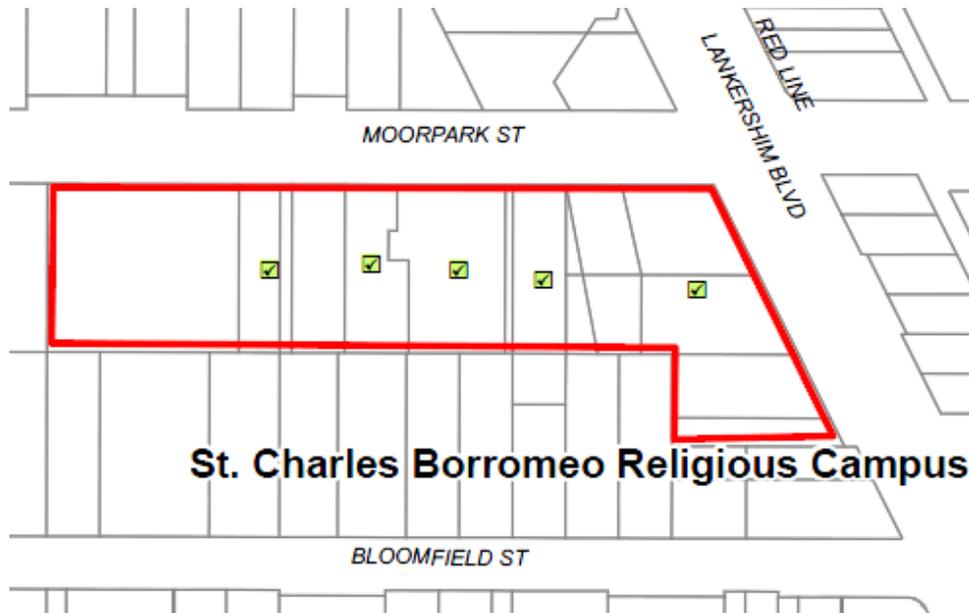


Description:

The district is composed of five buildings. St. Charles Borromeo Church (10800 Moorpark) was constructed in 1959 by architect J. Earl Trudeau in a Churrigueresque design. The Rectory (10828 Moorpark) was built in 1939, designed by architect Laurence D. Viole, with the firm Barker & Ott, which specialized in Spanish architecture. The Social Center (10830 Moorpark) was the original St. Charles Church, constructed in 1938, also designed by Laurence D. Viole. Viole designed the 600-seat church to be reminiscent of Mission San Carlos Borromeo in Carmel. Originally the church had a bell tower with a bell that dates from 1897; the bell tower has been removed and today the bell is mounted in the courtyard of the current church. The Parish Center (10834 Moorpark) was originally the convent, constructed in 1941. St. Charles School (10850 Moorpark) was constructed in 1939. Construction of the school was funded in part by parishioners Bob and Dolores Hope.

Significance:

Excellent and early example of a religious campus in the San Fernando Valley. The St. Charles Borromeo congregation was established in 1920, making it one of the oldest Catholic congregations in the San Fernando Valley. The congregation moved to this site in 1938. All five buildings are excellent and highly intact examples of the Spanish Colonial Revival style.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	No Sub-context
Theme:	Mediterranean and Indigenous Revival Architecture, 1887-1952
Sub theme:	Spanish Colonial Revival, 1915-1942
Property type:	Institutional - Religion/Spirituality
Property sub type:	Other
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent and rare collection of Spanish Colonial Revival religious architecture in the San Fernando Valley.

Context 2:

Context:	Public and Private Institutional Development, 1850-1980
Sub context:	Religion and Spirituality, 1850-1980
Theme:	Religious Property Types, 1850-1980
Sub theme:	No SubTheme
Property type:	Institutional - Religion/Spirituality
Property sub type:	Religious Campus
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent and early example of a religious campus in the San Fernando Valley.

Contributors/Non-Contributors:



Address: 10814 W MOORPARK ST
 Type: Contributor
 Year built: 1959
 Property type/sub type: Institutional-Religious/Spiritual; Church
 Architectural style: Spanish Colonial Revival, Churrigueresque



Address: 10820 W MOORPARK ST
 Type: Contributor
 Year built: 1939
 Property type/sub type: Institutional-Religious/Spiritual; Other
 Architectural style: Spanish Colonial Revival; Monterey Revival



Address: 10830 W MOORPARK ST
 Type: Contributor
 Year built: 1938
 Property type/sub type: Institutional-Religious/Spiritual; Church
 Architectural style: Spanish Colonial Revival



Address: 10834 W MOORPARK ST
 Type: Contributor
 Year built: 1941
 Property type/sub type: Institutional-Religious/Spiritual; Other
 Architectural style: Spanish Colonial Revival



Address: 10906 W MOORPARK ST
 Type: Contributor
 Year built: 1939
 Property type/sub type: Institutional-Education; Elementary School
 Architectural style: Spanish Colonial Revival

Name: Studio City Commercial Planning District



Description:

The Studio City Commercial Planning District consists of a linear commercial corridor along an approximately half-mile stretch of Ventura Boulevard, between Laurel Canyon Boulevard on the east and Whitsett Avenue on the west. The district is composed primarily of one-story retail storefronts, set at the sidewalk, along both sides of the street. Building features include large display windows, awnings and canopies, and projecting signage. Features of the district include wide concrete sidewalks and mature palm trees. Shops are mainly accessed from the street, with little or no parking at the rear. The landscaped median between Laurel Grove and Whitsett Avenues is a recent civic improvement.

Significance:

The Studio City Commercial Planning District is significant as Studio City's primary commercial shopping district. Composed of retail storefronts dating from the 1920s through the 1950s, the district is characterized by its pedestrian scale and orientation. However, the area does not retain sufficient integrity or cohesion to qualify as a historic district, but may warrant special consideration for local planning purposes.

This area spans two tracts, both subdivided in 1923 as the commercial strip for adjacent residential neighborhoods north and south of Ventura Boulevard. At the time of subdivision, the north side of the street had primarily 25-foot wide lots; lots on the south side of Ventura were mostly 50 feet in width. Parcels along the south side of Ventura Boulevard were subdivided in 1923 as part of the adjacent Laurel Terrace residential tract.

While the area was subdivided in the early 1920s, construction did not begin in earnest until the 1930s, and continued through the 1950s, with some later development from the 1970s to the present. Despite its significance, the area does not have sufficient integrity or cohesion to qualify as a historic district. A majority of individual buildings have undergone some degree of alteration. In addition, there are a number of buildings that have been demolished and replaced with new construction, often of a larger scale. The cumulative effect of these alterations is an overall lack of integrity and cohesion for the district as a whole.

However, the district does retain a strong sense of time and place. Its linear configuration, low-scale pedestrian orientation, and mature landscaping all contribute to an overall feeling of a mid-century commercial shopping street. For these reasons, this area may warrant special consideration for local planning purposes.



Context 1:

Context:	Commercial Development, 1850-1980
Sub context:	No Sub-context
Theme:	Neighborhood Commercial Development, 1875-1960
Sub theme:	Neighborhood Commercial Centers, 1875-1960
Property type:	Neighborhood/Village Commercial Center
Property sub type:	No Sub-Type
Criteria:	A/1/1
Status code:	6LQ
Reason:	The Studio City Commercial Historic District is Studio City's primary commercial shopping district, developed primarily from the 1920s through the 1950s. This area does not have sufficient integrity or cohesion to qualify as a historic district; however, it may warrant special consideration for local planning purposes.

Name: The Viking Apartments



Description:

Located at 15042-15048 Dickens Street; composed of two, two-story L-shaped residential buildings oriented around a central landscaped courtyard; designed in the American Colonial Revival style.

Significance:

Excellent example of a 1940s courtyard apartment building in Sherman Oaks. While this is a late example constructed in 1951, this building exhibits the features characteristic of 1940s courtyard apartments, including its American Colonial Revival architectural style, orientation around a central courtyard, interior staircases and detached garages.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	Multi-Family Residential Development, 1910-1980
Theme:	Multi-Family Residential, 1910-1980
Sub theme:	Courtyard Apartments, 1910-1980
Property type:	Residential
Property sub type:	1940s Courtyard Apartment
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of a 1940s courtyard apartment in Sherman Oaks. Once a common property type in this part of the San Fernando Valley, many have been altered or demolished over time; few intact

	examples remain.
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Name: Toluca Lake Park Residential Planning District



Description:

The Toluca Lake Park Residential Planning District is an early 20th-century residential subdivision located in the southeastern portion of Toluca Lake, immediately north of the Lakeside Country Club and along the border of the City of Burbank. The planning district contains approximately 220 parcels spanning ten, irregularly-shaped city blocks between Moorpark Street on the north, Clybourn Avenue on the east, Valley Spring Lane on the south, and Forman Avenue on the west.

Lot sizes range from modest-sized parcels of 50 by 125 feet to more generous lots of 120 by 140 feet. The district is composed of one- and two-story single family residences, many of them constructed in the 1920s through the 1940s, as well as many two-story residences constructed as later infill. The original residences exhibit a range of Period Revival styles – including American, Tudor, and Spanish Colonial – as well as Streamline Moderne, Mid-Century Modern, and Ranch designs. Features of the district include a curvilinear street plan, uniform setbacks, concrete sidewalks, landscaped parkways with mature street trees, and period light standards. The district’s most significant feature is Toluca Lake itself, a 6-acre natural lake which is completely surrounded by private residences and the Lakeside Country Club.

Significance:

The Toluca Lake Park Residential Planning District is significant as an excellent example of early 20th-century residential suburban planning in Toluca Lake. However, the area does not retain sufficient integrity or cohesion to qualify as a historic district, but may warrant special consideration for local planning purposes.

The area comprising the planning district was originally subdivided in 1923 as the first tract in Toluca Lake Park, one of Toluca Lake’s earliest residential subdivisions. The Toluca Lake Park development was created by Hollywood-based developers Heffron-McCray-St. John, and originally stretched north to Camarillo Street. Tracts were subdivided between in phases from 1923 to 1926, with a small tract of one-acre parcels, Toluca Lake Estates, added in 1928.

Advertisements promoted Toluca Lake Park, which had consisted of fruit orchards just a few years before, as now laying “directly in the path of [an] advancing population.” Also figuring prominently in early marketing was the tract’s “incomparable setting,” with oak and fruit trees lining curvilinear streets, as well as a 6-acre natural lake. Historically, the lake was fed by underground springs. Today, the water level is maintained by a series of community wells at the lake’s edge. As landscaping improvements began, developers announced plans for the tract’s own lakeside golf course. The Lakeside Golf Club (now Lakeside Country Club) was inaugurated in September 1925, a nearly 140-acre site that included a club designed by architect Max Behr.

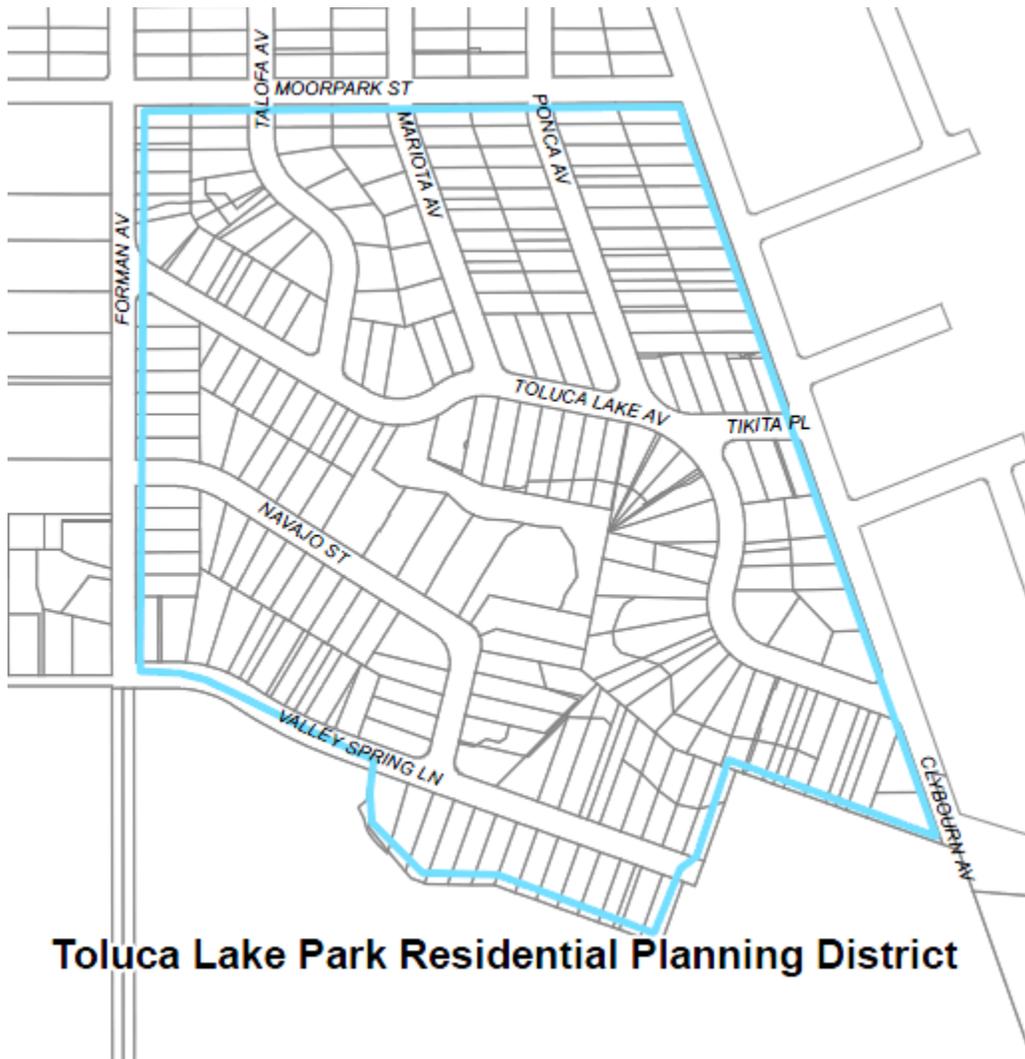
By 1939, the district had become one of the county’s “high grade ‘hot spots.’” Within walking distance of both Universal Studios and First National Motion Picture Studios (now Warner Brothers), residents were primarily “business and professional men, motion picture actors, writers, and executives.” Deed restrictions sought to create an aesthetic uniformity, requiring improvements of a minimum of \$4,000 to \$10,000, depending on the location of the lot, and provided for “architectural supervision and uniform set-backs.” With construction dates ranging primarily from the 1920s through the 1940s, the planning district includes a variety of Period Revival styles – including Tudor, American Colonial, and Spanish Colonial – as well as examples of Streamline Moderne, Mid-Century Modern, and Ranch styles.

Significant people in the entertainment industry that historically resided in Toluca Lake Park include Bing Crosby, Bob Hope, Frank Sinatra, Mary Astor, Tennessee "Ernie" Ford, Hoagy Carmichael, and Roy E. Disney, as well as various directors, screenwriters and other behind-the-scenes tradesmen. The district was also home to pioneering aviatrix Amelia Earhart, and

Toluca Lake real estate developer Stanley Summeril.

Despite its significance, the area does not have sufficient integrity or cohesion to qualify as a historic district. The majority of individual buildings have undergone some degree of alteration, including changes in massing and scale (including second-story and side additions) and replacement of original wall materials and windows. Also, a number of the original buildings have been demolished for new construction. The cumulative effect of these alterations is an overall lack of integrity and cohesion for the district as a whole.

However, the district is unified by shared planning features which convey a strong sense of time and place. An insular interior street pattern, uniform front setbacks, mature landscaping, and period light standards all contribute to an overall feeling of an early 20th-century residential suburb. For these reasons, this area may warrant special consideration for local planning purposes.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	No Sub-context
Theme:	Automobile Suburbanization, 1908-1937
Sub theme:	Suburban Planning and Development, 1908-1937
Property type:	Automobile Suburb

Property sub type:	Subdivision
Criteria:	A/1/1
Status code:	6LQ
Reason:	Example of early residential suburban planning in Toluca Lake. This subdivision does not have sufficient integrity or cohesion to qualify as a historic district; however, it may warrant special consideration for local planning purposes and individual examples were evaluated for their architectural merit.

Context 2:

Context:	Cultural Landscapes, 1875-1980
Sub context:	No Sub-context
Theme:	Natural Features, 1850-1980
Sub theme:	No SubTheme
Property type:	Natural Feature
Property sub type:	No Sub-Type
Criteria:	A/C;1/3;1/3
Status code:	
Reason:	

Name: TreePeople

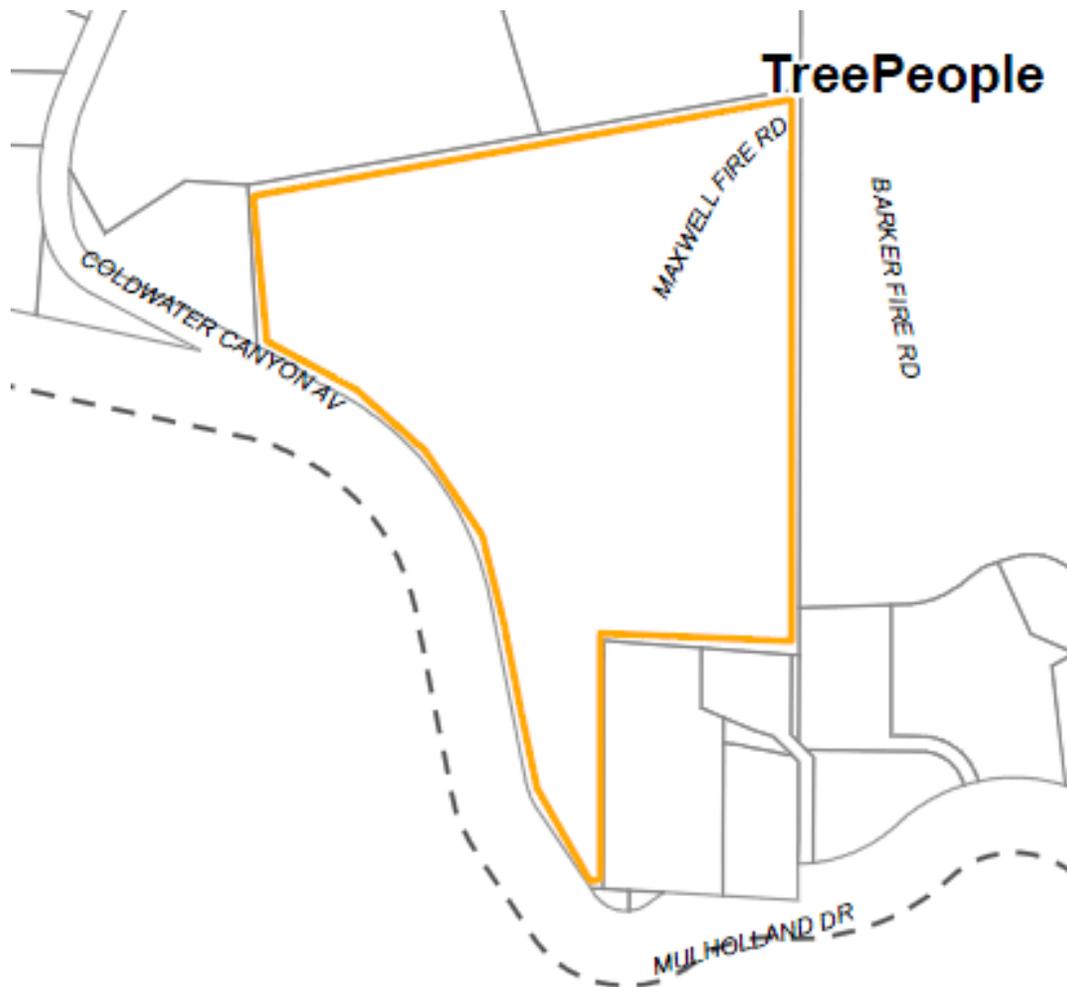


Description:

Large open space with mature vegetation and various outbuildings, including a learning center, greenhouse, and Quonset hut. Other features include walking paths, hiking trails, stone retaining walls, and a paved parking area.

Significance:

Headquarters of TreePeople, an environmental non-profit organization originally conceived as a tree planting sanctuary promoting citywide re-forestation. TreePeople has been in continuous operation at this site since 1977. Prior to that time this was the site of Mountain Fire Station No. 108. However, insufficient time has passed to determine the significance of the TreePeople organization. Also, buildings visible from the public right-of-way appear to be recent construction or temporary structures.



Context 1:

Context:	Other Context, 1850-1980
Sub context:	No Sub-context
Theme:	Event or Series of Events, 1850-1980
Sub theme:	No SubTheme
Property type:	Other
Property sub type:	No Sub-Type
Criteria:	A/1/1
Status code:	7Q
Reason:	Headquarters of TreePeople; however, insufficient time has passed to determine the significance of the TreePeople organization.

Name: 4441-4445 Tujunga Ave Courtyard Apartment



Description:

Courtyard apartment composed of two residential buildings oriented around a common landscaped courtyard designed in the Traditional Ranch style; detached garage building at the rear.

Significance:

Excellent example of a 1940s courtyard apartment in North Hollywood.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	Multi-Family Residential Development, 1910-1980
Theme:	Multi-Family Residential, 1910-1980
Sub theme:	Courtyard Apartments, 1910-1980
Property type:	Residential
Property sub type:	1940s Courtyard Apartment
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of a 1940s courtyard apartment in North Hollywood. Once a common property type in this part of the San Fernando Valley, many have been altered or demolished over time; few intact

	examples remain.
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Name: 4321-4323 Tujunga Ave Residential Court

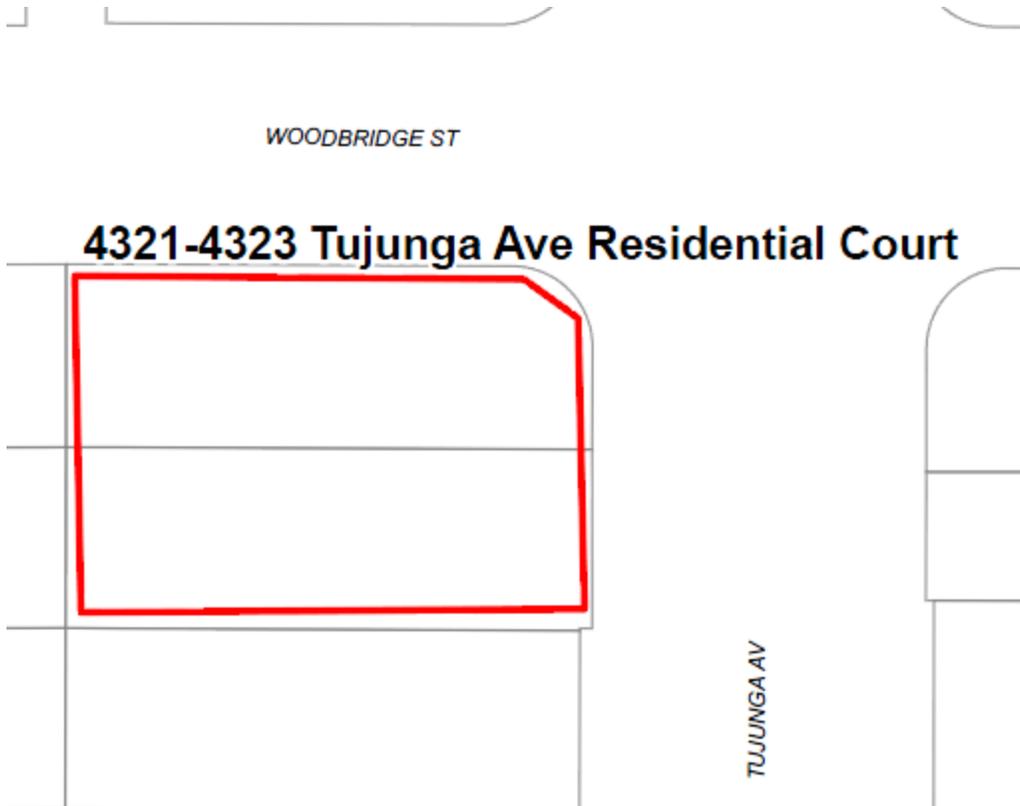


Description:

Casa de Paz; located at 4321-4323 Tujunga and 11404-11410 Woodbridge; composed of two residential buildings oriented around a common landscaped courtyard designed in the Minimal Traditional style.

Significance:

Excellent example of a 1950s residential court in North Hollywood.



Context 1:

Context:	Residential Development and Suburbanization, 1850-1980
Sub context:	Multi-Family Residential Development, 1910-1980
Theme:	Multi-Family Residential, 1910-1980
Sub theme:	Courtyard Apartments, 1910-1980
Property type:	Residential
Property sub type:	Mid-Century, One-Story Court
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of a 1950s residential court in North Hollywood. Once a common property type in this part of the San Fernando Valley, many have been altered or demolished over time; few intact

examples remain.

Name: Valley Center Freeway Building and Garage

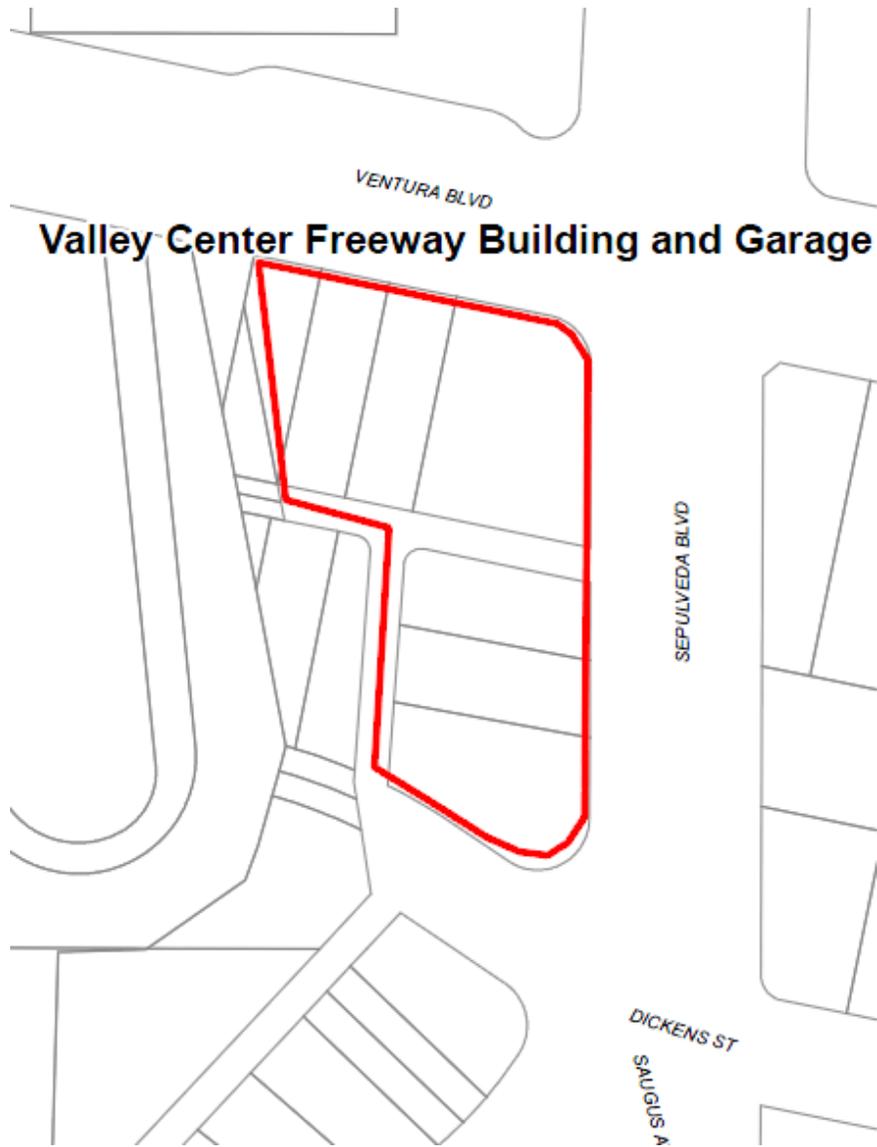


Description:

Five-story office building and associated four-story parking garage at 15300-15310 Ventura Boulevard. Designed in the Corporate International architectural style. Building features include simple rectangular volumes, horizontal ribbon windows, metal panels on the primary facades with bands of brick on the secondary facades, projecting vertical mullions, and a recessed ground story with pilotis. The parking garage features a curved corner facade and vertical wood slat screens.

Significance:

Excellent example of a high-rise commercial office building, and of Corporate International commercial architecture, in Sherman Oaks. Constructed in 1964 and designed by architectural firm Mathew Lapota & Associates. One of the earliest large-scale office buildings along Ventura Boulevard; includes an associated parking garage on the adjacent parcel.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	L.A. Modernism, 1919-1980
Theme:	Post-War Modernism, 1946-1976
Sub theme:	Corporate International, 1946-1976
Property type:	Commercial
Property sub type:	No Sub-Type
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of Corporate International commercial architecture in Sherman Oaks.

Context 2:

Context:	Commercial Development, 1850-1980
Sub context:	No Sub-context

Theme:	The Rise of Corporations and Corporate Types, 1945 - 1980
Sub theme:	Corporate Office Buildings, 1945-1980
Property type:	Commercial - Office
Property sub type:	High Rise Office
Criteria:	A/1/1 & C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of a commercial high-rise office building in Sherman Oaks.

Name: 4324-4328 Van Nuys Blvd Commercial Building



Description:

One-story commercial office building designed in the Ranch House style; composed of one U-shaped building and a small detached building at the rear; accommodates a number of professional offices.

Significance:

Excellent example of the Ranch House style applied to a commercial retail building; displays many of the features characteristic of the Ranch House, including heavy roof shingles, half-timbering, and diamond-pane wood windows.



Context 1:

Context:	Architecture and Engineering, 1850-1980
Sub context:	No Sub-context
Theme:	The Ranch House, 1930-1975
Sub theme:	Commercial and Institutional Ranch House Style, 1930-1975
Property type:	Commercial
Property sub type:	Shopping Center
Criteria:	A/1/1
Status code:	3S;3CS;5S3
Reason:	Excellent example of the Ranch House style applied to a commercial retail building.

Name: Viole Property



Description:

A large property in Fryman Canyon composed of three separate parcels, fronting Fryman Road and Iredell Street. The property contains a modest Craftsman cottage, constructed circa 1915; a one-story Spanish Colonial Revival residence at the corner of the property, constructed in 1926; and a larger Spanish Colonial Revival residence generously set back from the street and not visible from the public right-of-way, constructed in 1940. The rest of the property retains natural landscaping, including a variety of mature trees.

Significance:

Viole property, named for Jules Viole (1864-1948), a Los Angeles pioneer and early local pharmacist. Viole operated a drug store in The Plaza in downtown Los Angeles from 1885 to 1925. The Viole family was a "first century family", referring to those who settled in Los Angeles during the first one hundred years after the city's founding. Viole purchased this property in Fryman Canyon from a French sheep herder in the early twentieth century and erected a mansion which he used as a summer home. Members of the Viole family continue to own the property today. Additional research would be needed to determine the exact extent of the original Viole property, whether the Viole mansion is extant, and the significance of the three existing buildings on the property.



Context 1:

Context:	Other Context, 1850-1980
Sub context:	No Sub-context
Theme:	Important Persons/Individuals, 1850-1980
Sub theme:	No SubTheme
Property type:	Residential
Property sub type:	Single-Family Residence
Criteria:	B/2/2
Status code:	QQQ
Reason:	Property of Los Angeles pioneer Jules Viole; however, additional research would be needed to determine the significance of the existing buildings.

Name: Walter Reed Middle School

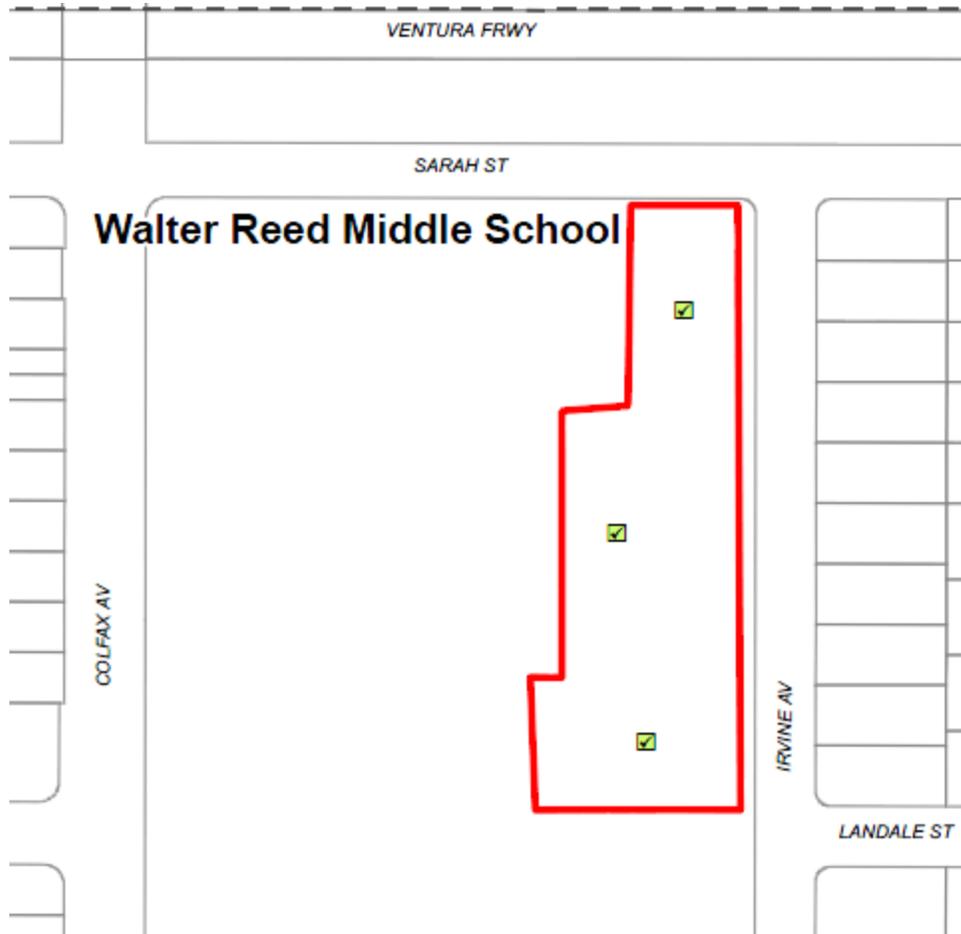


Description:

School campus located at 4525 Irvine Av; composed of three early school buildings. The administration building and classroom building were both constructed in 1939, designed in the Renaissance Revival style; the auditorium building was constructed some time later in the Mid-Century Modern style.

Significance:

Excellent example of an LAUSD middle school representing the post-1933 Long Beach Earthquake period of school construction. One of the oldest public schools in the San Fernando Valley; the original buildings were constructed in 1939 and designed by master architect John C. Austin. It was originally called North Hollywood Junior High School; the name was change Walter Reed Junior High in 1957.



Context 1:

Context:	Public and Private Institutional Development, 1850-1980
Sub context:	Education, 1876-1980
Theme:	Public Schools and the LAUSD, 1876-1980
Sub theme:	Post-1933 Long Beach Earthquake, 1933-1945
Property type:	Institutional - Education
Property sub type:	Campus - Middle School
Criteria:	A/1/1&C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of an LAUSD middle school campus representing the post-1933 Long Beach Earthquake period of school construction.

Context 2:

Context:	Architecture and Engineering, 1850-1980
Sub context:	No Sub-context
Theme:	Mediterranean and Indigenous Revival Architecture, 1887-1952

Sub theme:	Renaissance Revival, 1895-1935
Property type:	Other
Property sub type:	No Sub-Type
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of Renaissance Revival institutional architecture in North Hollywood (administration and classroom buildings only); designed by master architect John C. Austin.

Contributors/Non-Contributors:



Address: 4446 N TROOST AVE
 Type: Contributor
 Year built: 1939
 Property type/sub type: Institutional-Education; Middle School
 Architectural style: Renaissance Revival



Address: 4446 N TROOST AVE
 Type: Contributor
 Year built: 1939
 Property type/sub type: Institutional-Education; Middle School
 Architectural style: Renaissance Revival



Address: 4446 N TROOST AVE
 Type: Contributor
 Year built: 0
 Property type/sub type: Institutional-Education; Middle School
 Architectural style: Modern, Mid-Century

Name: Weddington Golf and Tennis



Description:

Private recreational facility consisting of a golf course, driving range, tennis courts, tennis clubhouse, and golf clubhouse. Site includes brick wall, mature trees and other landscaping, and light standards designed to look like golf balls.

Significance:

Excellent and rare example of a 1950s recreational facility (golf and tennis club) in Studio City. Built on the former sheep ranch

of San Fernando Valley pioneer Wilson C. Weddington. In 1955, Weddington's son Fred, a real estate developer, leased the property to actor Joe Kirkwood, who built the golf course. The tennis courts were added in the 1970s. This property is a rare remaining example of a recreational landscape in Studio City from this period. The property appears to meet the eligibility standards; however, because it is not fully visible from the public right-of-way the evaluation could not be completed.



Context 1:

Context:	Public and Private Institutional Development, 1850-1980
Sub context:	Private Recreation, 1880-1980
Theme:	Private Recreation Facilities, 1880-1980
Sub theme:	Tennis Clubs, 1880-1980
Property type:	Institutional - Recreation
Property sub type:	Tennis Club
Criteria:	A/1/1

Status code:	3S;3CS;5S3
Reason:	Excellent example of a 1950s private recreational facility/tennis club in Studio City. The property appears to meet the eligibility standards; however, because it is not fully visible from the public right-of-way the evaluation could not be completed.

Context 2:

Context:	Cultural Landscapes, 1875-1980
Sub context:	Designed Landscapes, 1875-1980
Theme:	Private Recreational Facilities, 1880-1980
Sub theme:	Golf Courses, 1880-1980
Property type:	Landscape
Property sub type:	Golf Course
Criteria:	C/3/3
Status code:	3S;3CS;5S3
Reason:	Excellent example of a 1950s private recreational facility/golf course in Studio City. The property appears to meet the eligibility standards; however, because it is not fully visible from the public right-of-way the evaluation could not be completed.