

ASIAN AND PACIFIC ISLANDER NEIGHBORHOODS BECOME “PRESERVE AMERICA” COMMUNITIES

Three Asian and Pacific Islander neighborhoods have become the first Los Angeles communities to receive official status from the Federal government as “Preserve America” communities.

Preserve America is a White House program, with the support of First Lady Laura Bush, and in partnership with the Advisory Council on Historic Preservation and several other Federal agencies, to support and encourage efforts to preserve the nation’s cultural heritage. The Preserve America designation makes these neighborhoods eligible to apply for Federal grants of between \$20,000 and \$250,000 for programs in heritage tourism, cultural interpretation, and historic preservation planning.

The three new Los Angeles Preserve America communities are:



New neon lights have helped revitalize Central Plaza, a centerpiece of the Chinatown “Preserve America” community

* **Little Tokyo**, which has served as the heart of Los Angeles’ Japanese-American community since 1885 and includes the First Street National Historic Landmark District. The Little Tokyo Service Center Community Development Corporation, which took the lead on the Preserve America application, has undertaken significant historic rehabilitation projects in the community, including the Far East Café and the Union Center for the Arts in the Old Union Church.

* **Chinatown**, which has celebrated its 70th anniversary this year and has begun to undertake significant efforts in historic preservation and adaptive reuse. At Chinatown’s annual Moon Festival in September, the Office of Historic Resources unveiled a plaque recognizing Chinatown’s first City Historic-Cultural Monument – the West Gate and East Gate of Central Plaza. The Chi-

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TELL US ABOUT YOUR HISTORIC L.A.!

Do you have information about a lesser-known building or place in your community that has great historic significance? Perhaps a home associated with early builders or shapers of your community? A site associated with important social or political movements? A particularly intact district of early homes or commercial buildings? A building associated with the early settlement of the many immigrant groups that helped contribute to Los Angeles’ diversity? An old farmhouse that is a lone remnant of the City’s long-abandoned agricultural heritage?

If so, the OHR wants to hear about it. We want to have this information on-hand for SurveyLA to help profes-

sional survey teams identify and evaluate potential resources and districts in your community. We’ve therefore created the “**MyHistoricLA**” initiative of SurveyLA to tap into your knowledge.

How can you pass along this information? Simply go to the SurveyLA web site today and click on the “MyHistoricLA” form at <http://www.preservation.lacity.org/survey/historic-identification>.

The OHR has already received some fascinating MyHistoricLA submissions about hidden Los Angeles gems. Here are a few of the submissions:

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"PRESERVE AMERICA" COMMUNITIES (CONTINUED)

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natown Coalition, a newly-formed consortium of all of Chinatown's prominent community-based organizations, helped spearhead the Chinatown Preserve America application.

* **Thai Town** in East Hollywood, was recognized for its historic and cultural layers as a point-of-entry for Thai immigrants since 1965 and as the site of several historic buildings, including the Don Carlos and Trianon Apartments. The Thai Community Development Corporation, which has pursued signifi-

cant adaptive reuse projects, took the lead in submitting Thai Town's application.



Councilmember Bernard Parks and representatives of the Thai community celebrate Thai Town's "Preserve America" designation.

Koreatown and **Historic Filipinotown** are in the process of applying for their designations.

This citywide initiative to achieve Preserve America status for the Asian and Pacific Islander communities has resulted from the leadership of several individuals and organizations, including City Councilmember Ed Reyes, the Community Redevelopment Agency of Los Angeles, and consultant Sharon Lowe.

YOUR HISTORICLA (CONTINUED)

(Continued from page 1)

Laura Friedman submitted the former **Capitol Records record pressing plant** in Glassell Park on San Fernando Road. It was constructed in the 1930s in the Art Deco style and has an intact frieze on the façade. The building now houses several galleries and artists and may have originally been a sewing machine factory. Ms. Friedman writes that the building is significant, not only for its architecture, but because it forms "part of the historic fabric of San Fernando Road, which is...listed as an historically significant highway."

North of LAX, west of Lincoln Boulevard and south of Ballona Creek is **Playa del Rey**, "the last small beach community within the City of Los Angeles that has not undergone gentrification or development," writes Lesley Elwood. The area has stunning views and vistas as a result of the wetlands and low-rise buildings. A number of historic buildings from the 20s and 30s line Culver Boulevard, along with several hand-painted signs by a well known local painter "that add great visual character to the street." Ms. Elwood feels that this pedestrian-friendly community would benefit greatly from the establishment of a historic district.

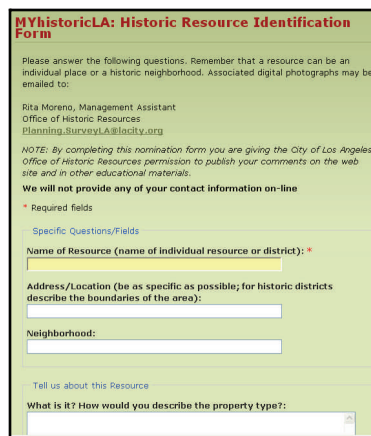
Catalina Orozco writes that the **first bakery in Los Angeles** was constructed in the late 1890s or early 1900s, and is located on Pleasant Avenue, in a residential neighborhood in Boyle Heights.

An anonymous entry writes about **two Tujunga homes** on Greeley Street that predate Bolton Hall (1913). Both houses were built in 1910 as part of the Los Terrenitos Tract and have mature oak trees. A "main house was built in 1947 by the original owner's oldest daughter, Mrs. Essie Heath, who was married to Robert Lee Health,...[Los Angeles] Chief of Police...during the 1920s."

Billie J. Green submitted a Craftsman house located on Oxford Avenue, in the Harvard Heights HPOZ. The single-family residence is over 100 years old, built in 1903 or 1904. It was "the **home of the first African American who ran for City Council** in 1953, for Council District 10."

The hillside neighborhoods of Silver Lake and Echo Park are traversed by **historic staircases** built around the turn-of-the-last-century through the 1920s. Diane Ed-

wardson writes that these staircases were "built by different developers in exchange for subdivision approvals...[and] for easy access to the Red Car Trolleys often between residential and commercial neighborhoods as well as within residential neighborhoods. They made for more convenient access to public transportation in difficult to walk hillside neighborhoods like Silver Lake...and Echo Park [that] grew up around the Red Car Lines." Ms. Edwardson points out that "the staircases encourage people to walk their neighborhoods."


 A screenshot of the MYhistoricLA: Historic Resource Identification Form. The form is titled "MYhistoricLA: Historic Resource Identification Form" and includes instructions to answer questions about a resource. It lists contact information for Rita Moreno, Management Assistant, Office of Historic Resources, Planning.SurveyLA@lacity.org. A note states that by completing the form, the user is giving the City of Los Angeles permission to publish comments on the web and in educational materials. It also states that contact information will not be provided on-line. The form has sections for "Required fields" and "Specific Questions/Fields". The "Specific Questions/Fields" section includes fields for "Name of Resource (name of individual resource or district)", "Address/Location (be as specific as possible; for historic districts describe the boundaries of the area)", "Neighborhood", and "Tell us about this Resource". The "Tell us about this Resource" section includes a field for "What is it? How would you describe the property type?".

"MYhistoricLA" page on SurveyLA website

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SURVEYLA SPEAKERS BUREAU

Are you part of an organization that wants to learn more about SurveyLA, the Los Angeles Historic Resources Survey Project – perhaps a neighborhood council, a homeowners organization, a service club, a church or synagogue, or a business organization? The OHR has a volunteer Speakers Bureau available to make a presentation to your organization.

The Speakers Bureau includes nearly 20 trained volunteers who are available to make presentations about the citywide survey and to get your organization interested in participating. The Speakers Bureau materials include the SurveyLA Video, which explains the survey project by taking viewers to significant historic places and neighborhoods throughout Los Angeles. The video, which is also airing regularly on LA Cityview, Channel 35 on all cable television systems in the City of Los Angeles, is available to your group in a 10-minute or half-hour version, and in English and Spanish.

To schedule a presentation from the Speakers Bureau, please contact Rita Moreno at (213) 978-1192 or rita.moreno@lacity.org.

YOUR HISTORICLA (CONTINUED)

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Filling out the form only takes a few minutes, and the information you provide will be kept by the OHR as part of our survey's database for years to come.

BECOME AN INTERN WITH THE OHR

The Office of Historic Resources has an active, year-round volunteer internship program for undergraduate and graduate students who wish to explore the fields of historic preservation, urban planning, architecture, and/or local history. Interns will have the opportunity to become an integral part of the SurveyLA project, receive exposure to all aspects of a multi-faceted municipal historic preservation program, and provide overall support to the preservation office of the nation's second-largest city.

An educational background in historic preservation, architectural history, urban planning, architecture, history, or other related discipline is preferred. Strong written and oral communications skills are essential along with an interest in learning about historic preservation and urban planning. Recent college graduates and those considering graduate degrees in historic preservation or related fields are welcome to apply.

To apply, send a resume and writing sample to: Ken Bernstein, Manager, Office of Historic Resources, Department of City Planning, 200 N. Spring St., Rm. 620, Los Angeles, CA 90012; ken.bernstein@lacity.org.

The OHR wishes to thank and recognize Katie Frost, who has served as an OHR summer intern and is continuing on this fall while a junior at UCLA. Katie is a Political Science major with a minor in Urban and Regional Studies. She is Chief Justice of the Judicial Board of the organization that oversees all UCLA sororities and is Executive Director of Scholar Relations for the UCLA Alumni Scholars Club. At the OHR, Katie has been providing invaluable research support for SurveyLA.



SurveyLA Background

SurveyLA: The Los Angeles Historic Resources Survey Project is the first-ever comprehensive inventory of our city's historic resources. The project will bring together all that is known—and much that is presently unknown—about Los Angeles' built heritage and make this information readily accessible on the web to shape decisions by policymakers, developers, planners, community organizations, and property owners.

The survey findings will have a multiplicity of benefits and uses: it will help direct future growth, shape the revision of Los Angeles' 35 Community Plans, streamline environmental review processes, provide opportunities for public education, assist in disaster planning, and spur heritage tourism and the marketing of historic neighborhoods and properties.

The J. Paul Getty Trust and the City of Los Angeles have entered into a grant agreement for SurveyLA under which the Getty has committed to providing up to \$2.5 million to the project, subject to certain matching requirements by the City. The survey is organized in two phases, to be completed over a multi-year period. The first two years of the project comprise the "Initiation Phase" during which survey tools and methods will be developed and tested. Field surveys and evaluations will occur in the "Implementation Phase," years three through five of the project (2009 to 2011). The Getty Conservation Institute (GCI) is also providing technical and advisory support for SurveyLA separate and apart from the grant funding. For more information visit the SurveyLA website, www.surveyla.org.

NEW HPOZs PROCEED TOWARD CITY APPROVAL

2008 has been a busy year with the City's Historic Preservation Overlay Zone (HPOZ), or historic district, program, with several Los Angeles neighborhoods moving toward HPOZ status.

Stonehurst

On August 12, the Los Angeles City Council adopted the City's 23rd Historic Preservation Overlay Zone, in the Stonehurst area of Sun Valley, a neighborhood of 92 homes located in the Northeast San Fernando Valley. The Stonehurst HPOZ features a remarkable collection of stone-clad bungalows that were mostly built between 1923 and 1925 by Dan Montelongo, a local artisan and stonemason, using river rock from nearby washes and foothills.

The neighborhood, which is roughly bounded by Sheldon Street on the north, Stonehurst Avenue on the east, Wicks Street on the south and Dronfield Avenue on the west, boasts the highest concentration in Los Angeles of homes utilizing native river rock as a primary building material. Stonehurst's homes are often on horse-keeping or animal-keeping properties, giving this neighborhood a unique, rustic character among Los Angeles' historic districts.

Wilshire Park

In recent weeks, the Cultural Heritage Commission and City Planning Commission have held hearings on the adoption of the Wilshire Park HPOZ.

Wilshire Park includes 527 parcels and is roughly bounded by Wilshire Boulevard to the north, Olympic Boulevard to the south, Wilton Place to the east, and both sides of Bronson Avenue on the west. The proposed Wilshire Park HPOZ has a high concentration of Contributing, or historic structures (approximately 74%) built between 1905 to 1941, in an array of architectural styles including Craftsman, Mediterranean Revival, Colonial Revival, Spanish Colonial Revival, and the largest collection of Dutch Colonial Revival within a single HPOZ.



Home in the Stonehurst HPOZ

The Wilshire Park community organized itself to conduct its own historic resources survey to serve as the basis for the HPOZ. The survey was then professionally vetted by the firm Architectural Resources Group and by City staff. The Wilshire Park HPOZ is likely to go before the City Council for final adoption this fall.

Hancock Park

On August 13, the City Council formally re-adopted the Hancock Park HPOZ, a neighborhood of approximately 1,200 homes roughly bounded by Melrose Avenue, Wilshire Boulevard, Highland Avenue and Rossmore Avenue. Hancock Park, largely developed in the 1920s, includes some of the most elegant Period Revival style homes in Los Angeles. The Hancock Park HPOZ had originally been approved by the City Council in 2006 and had been operating under interim regulations, but the HPOZ was challenged by litigation from opponents alleging that its adoption would result in significant environmental impacts. The City of Los Angeles prevailed earlier this year in similar litigation challenging the adjacent Windsor Square HPOZ, and chose to re-adopt the Hancock Park HPOZ while incorporating beefed-up environmental findings. The Hancock Park HPOZ will now begin full-fledged operations and is forming their five-member HPOZ Board.

Proposed HPOZs

Three proposed HPOZs that had been awaiting historic resources surveys for several years to initiate their effort have now begun survey activities:

- * **Garvanza**, a neighborhood of nearly 1,500 parcels in Northeast Los Angeles, adjacent to Highland Park;
- * **Jefferson Park**, a neighborhood of approximately 2,300 homes in South Los Angeles between Adams Boulevard, Exposition Boulevard/Jefferson Boulevard, Arlington/Western Avenue to the East, and 7th Avenue;

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NEW HPOZS (CONTINUED)

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* **Balboa Highlands**, a small, remarkably intact Modernist neighborhood of 108 homes in Granada Hills, the only tract in the City of Los Angeles developed by Joseph Eichler and designed by A. Quincy Jones and Frederick Emmons.

These proposed HPOZs are likely to proceed to the approval process during 2009.



Home in Balboa Highlands

In addition, Councilmember Jan Perry has introduced City Council motions to initiate two new HPOZs in South Los Angeles, within Council District Nine. The **52nd Place Historic District**, located between McKinley Avenue and Avalon Boulevard, is an intact neighborhood of one-story Craftsman homes constructed between 1911 and 1914. The **27th Street Historic District**, located near the intersection of East 27th Street and Paloma Avenue, is a neighborhood from the turn-of-the 20th century with Victorian Queen Anne-style residential architecture.

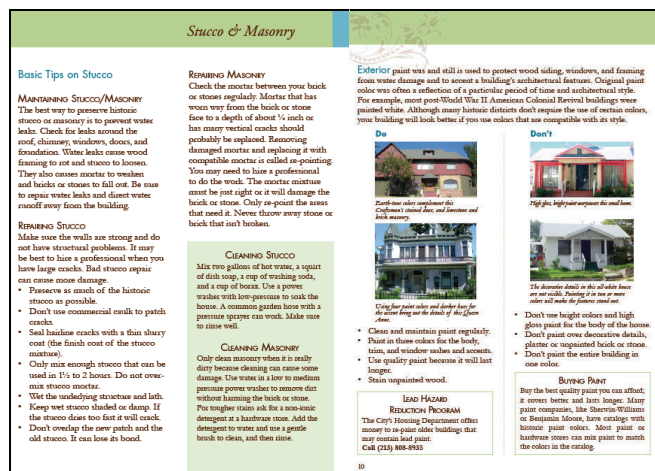
HISTORIC HOMEOWNER EDUCATION PROGRAM WINS STATE PLANNING AWARD

The American Planning Association California Chapter (APA California) has honored the City of Los Angeles Department of City Planning with an Award of Excellence for its Historic Homeowner Education Program. The annual Planning Awards are APA California's highest honors, and winners are eligible to submit their project to the National APA Planning Awards.

The City's award-winning educational program was recognized for its creative approach to community outreach and preservation education, using attractive, multi-lingual publications designed to reach homeowners in Los Angeles' Historic Preservation Overlay Zones (HPOZs), or historic districts. Los Angeles' historic districts are heavily concentrated in neighborhoods with significant low-income and immigrant populations.

This award is shining a spotlight on a little-known reality about preservation in Los Angeles. Contrary to the misperception that historic preservation only serves the elite, Los Angeles' historic districts are actually among the city's most ethnically and economically diverse neighborhoods. Approximately 61% of all structures within an HPOZ are located in economically disadvantaged communities, with median incomes approximately half that of Los Angeles County. Moreover, 93% of the residents in these communities are non-white, primarily Latino,

often with language barriers. The Historic Homeowner Education Program is helping to make preservation relevant, feasible, and understandable for all residents in our historic neighborhoods.



The "Caring for Your Historic Home" booklet offers homeowners tips on basic maintenance and repair work.

To address this, the Department of City Planning created the three-component Historic Homeowner Education Program: (1) an "HPOZ Living" brochure to demystify the City's HPOZ program; (2) a 32-page booklet, "Caring for your Historic Home" that provides illustrations, photos and basic tips on historic rehabilitation techniques; and (3) a comprehensive distribution and outreach program to HPOZ neighborhoods using these materials.

To reach out to large concentrations of limited English speakers who lack access to preservation information, the materials have been translated into both Spanish and Korean. The distribution of these publications has had a "spin-off" effect, creating the basis for new partnerships to support preservation outreach and education. Neighborhood councils, HPOZ Boards, and preservation and community-based organizations are now eagerly conducting their own outreach programs using the materials. Copies of the publication are available for pick-up in Room 620 of City Hall and are also available on-line at www.preservation.lacity.org.

LOS ANGELES' NEWEST HISTORIC-CULTURAL MONUMENTS

The Cultural Heritage Commission and City Council have designated five new Historic-Cultural Monuments between July and October 2008. Los Angeles' newest monuments include the following:



Garment Capitol Building, HCM # 930 (217-221 East 8th Street): This twelve-story commercial building in downtown Los Angeles was designed by architect William Douglas Lee, who also designed the El Royale Apartments (HCM # 309). Florence Casler, who helped finance the building, was the only woman in 1920s Los Angeles to be involved with the construction of high-rise buildings and went on to become the

only female director of a bank in the area. Gothic Revival high-rises are a rare find in Los Angeles and the Garment Capitol Building stands out as a well-preserved example, exhibiting significant features such as terra cotta cladding as well as decorative tracery forms including trifolys, quatrefoils, shields, and figureheads.



Castle Crag, HCM # 931 (5027 El Verano Avenue): This two- and one-half story Queen Anne style residence in Eagle Rock was built around 1888, when the surrounding area was almost entirely farmland and peach orchards. Although the architect and builder remain unknown, the house exhibits many contributing features of the Queen Anne style such as the bay turret with pointed finial rising from the

partial third story, which demonstrates the asymmetrical style typical of buildings of the Victorian era. Additional decorative elements such as classical banding, stained glass windows and ornamental corbels around the turret and shed dormer enhance the structure's charm and contribute to its authenticity.



Clarence G. Badger Residence, HCM # 932 (7128 Woodrow Wilson Dr.): In 1916 this Spanish Colonial Revival style residence in the Hollywood Hills was constructed by Clarence G.

Badger, a celebrated early

Hollywood film director credited for discovering actress Clara Bow. Badger directed over eighty films in his nearly thirty

years in the business (1915-1941) and worked with many of Hollywood's biggest stars. Significant architectural features include a hand-carved wooden front door, an outdoor staircase with customized tile flooring, and two double-tiered concrete chimneys. Although the architect and builder remain unknown, this residence is an excellent early example of Spanish Colonial Revival architecture, which became wildly popular in the 1920s and '30s.



Kramer House, HCM # 933 (12556 North Middlecoff Place): Designed by Joseph A. Kramer, this Granada Hills single-story residence, built in 1966, is a particularly distinctive and intact example of the Mid-Century Modern Ranch style. With significant features

such as a window-less façade, dual "glacier rock" chimneys, and large rear patio, the house displays the popular design of its time. The open and adaptable interior features a two-level living room with no interior support columns, a sunken "conversation pit," and many original built-ins.



Park Wilshire Building, HCM # 934 (2424 Wilshire Boulevard): Built in 1923, this eight-story multi-residential building in the Westlake-MacArthur Park neighborhood was designed by Clarence H. Russell and Norman W. Alpaugh, who together designed numerous buildings including

the Town House Hotel (HCM # 576). The Park Wilshire Building is characteristic of the Italian Renaissance Revival style with significant features including French doors on some of the top floor units, and terra cotta embellishments. Two neon signs reading "Park Wilshire" in Gothic text were added in the 1930s, among several similar rooftop neon signs lighting up the Wilshire corridor. The Park Wilshire evokes a time when Wilshire Boulevard was flanked with apartment hotels representing cosmopolitan living for Los Angeles.

