

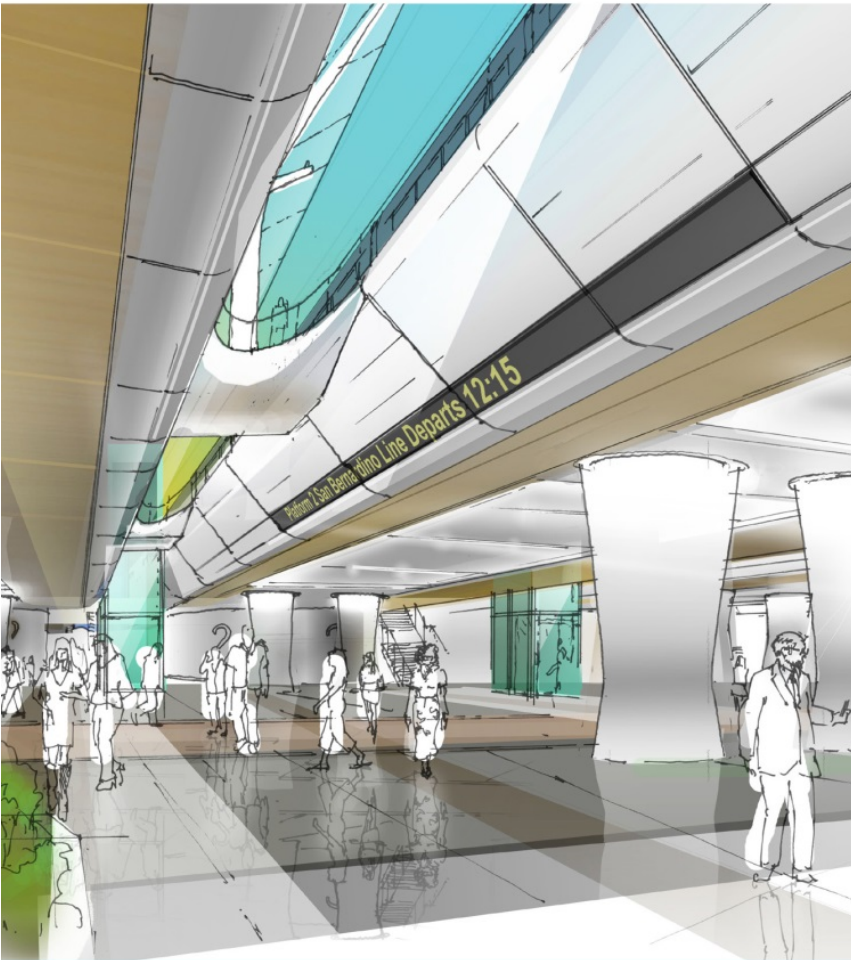
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Attachment A:
Map of Archaeological Site
CA-LAN-1575/H (CONFIDENTIAL)

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**Attachment B:
Historical Resources Evaluation Report**

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DRAFT
Historical
Resources
Evaluation Report
Link Union Station

July 2018

Prepared for:



Prepared by:



Link US

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Summary of Findings

The Federal Railroad Administration (FRA) is the federal agency with responsibility for compliance with Section 106 of the National Historic Preservation Act (Public Law 89-665; 54 U.S.C. 300101 et seq.). FRA has determined that the Link Union Station Project (Link US) is an undertaking that has the potential to effect historic properties. The Los Angeles County Metropolitan Transportation Authority (Metro) is the applicant for federal assistance and is the lead agency pursuant to the California Environmental Quality Act (CEQA).

The purpose of this investigation is to identify and evaluate built environment resources in the proposed Link US Area of Potential Effects (APE) by applying the eligibility criteria of the National Register of Historic Places (NRHP) and the definitions of historical resources established under CEQA.

Previous Undertaking and Findings: The Link US APE is similar but larger to that of an undertaking FRA considered in 2005—the Run-Through Tracks project (refer to Attachment A of the Historic Property Survey Report [HPSR], Figure 3, APE Map). In a letter dated January 15, 2004, the State Historic Preservation Officer (SHPO) concurred with FRA’s NRHP eligibility determinations for built resources properties within the Run-Through Tracks APE (see Attachment G of the HPSR—2004 SHPO letter).

Current Undertaking: The FRA and Metro are proposing the Link Union Station Project (project) to transform LAUS from a “stub-end tracks station” into a “run-through tracks station” with a new passenger concourse that would improve the efficiency of the station and accommodate future growth and transportation demands in the region. Major project components associated with Link US would include an elevated rail yard, reconstructed throat segment, new at-grade or above-grade passenger concourse, and extend up to ten run-through tracks (including a new loop track) constructed on a common structure/deck over U.S. Highway (US) 101 and embankment south of US-101 to connect to main line tracks along the west bank of the Los Angeles River (refer to Section 1.1 of this Historical Resources Evaluation Report (HRER) for a detailed project description and Attachment A of the HPSR, Figures 1 and 2 for the project location and regional vicinity map).

The scope of this HRER confirms and updates the previous NRHP eligibility determinations for built environment resources within the APE, incorporates existing historic context information where applicable, and includes new or updated Department of Parks and Recreation (DPR) forms for all properties within the Link US APE. Prehistoric and historic archaeological resources are identified in the Archaeological Survey Report (ASR) for Link US (refer to Attachment D of this HPSR) and evaluated in Attachment J of the HPSR.

The majority of the determinations of eligibility for built environment resources appear to be unchanged since the 2004 determinations were made, as follows.

- Three properties were previously listed in the NRHP
- Eight properties were previously determined eligible for listing in the NRHP

- Three properties were evaluated for this study and recommended eligible for listing in the NRHP
- Two properties were previously determined ineligible for listing in the NRHP, but are considered to be historical resources under CEQA
- Eight properties were previously determined ineligible for listing in the NRHP and that ineligibility is confirmed in this study
- Six properties were evaluated for this study and recommended ineligible for listing in the NRHP

Regarding built environment resources, the following 14 historic properties and two additional CEQA-only historical resources, listed in order of map reference number, are located within the Link US APE (Map reference numbers are assigned to each property in Attachment A of the HPSR, Figure 3, APE Map):

1. **Los Angeles Department of Water and Power (LADWP) Main Street Center** (Map Reference #1), 1630 N. Main Street, Los Angeles, is a substantially scaled, multi-building yard owned and operated by the LADWP. The eight earliest buildings on the property were constructed from 1923 to 1937 and seven of those eight buildings are located outside the APE. The original period of significance was 1923 to 1937. On the property are numerous shops, test labs, warehouses, repair facilities, garages, crane aisles, and offices designed in the industrial style. A Determination of Eligibility prepared by the Federal Emergency Management Agency (FEMA) after the Northridge Earthquake in 1994, found the eight earliest buildings on the property to be contributors to a historic district eligible for the NRHP under Criteria A and C. In 1995, SHPO concurred with FEMA's DOE through the mechanism of a Programmatic Agreement. The district record prepared in 1994 established the period of significance as 1923 to 1944, stating "the district boundaries incorporate a group of historic industrial buildings which are over 50 years old and retain a sense of time and place." While not explicitly stated, the close of the period of significance was set as 50 years before the evaluation in accordance with guidance in NRHP Bulletin 16A, and was not linked to the construction years of any of the buildings on the facility. This study for Link US confirms those findings from the 1995 FEMA DOE and recommends the close of the period of significance be extended to 1965 to encompass the construction dates of four more buildings that share similar historic associations and design quality, also meet NRHP Criteria A and C and that those four buildings be added as contributing features to the district. The property is not a state landmark or local monument.
2. **William Mead Homes** (Map Reference #2), 1300 Cardinal Street, Los Angeles, is a seventeen-acre, multiple family public housing complex designed in the Modern "garden apartments" style and constructed from 1943 to 1952. The period of significance was established as 1943 to 1952, based on the years of construction. William Mead Homes was determined eligible for the NRHP on June 3, 2002, with SHPO consensus, at the local level of significance through the Department of Housing and Urban Development (HUD) Section 106 Programmatic Agreement for the City of Los Angeles. It was determined to meet

Criterion A for its association with the development of public and defense worker housing in Los Angeles during World War II, and to meet Criterion C as a Los Angeles public housing development based on the planning and design principles of the Garden City and Modern movements. The property is not a state landmark or local monument.

3. **Mission Tower** (Map Reference #3), 1436 Alhambra Avenue, Los Angeles, was constructed in 1916 and enlarged in 1938. Its design was influenced by the Spanish Colonial Revival style. The period of significance is 1916 to 1938, based on when original construction was completed by the Atchison, Topeka and Santa Fe Railway and when it was enlarged for LAUS. Mission Tower was determined to be eligible for the NRHP by FRA and SHPO concurred on January 15, 2004, as a result of the previous Run-Through Tracks Project Section 106 process. Mission Tower was determined to meet NRHP Criteria A and C, at the local level of significance. The SHPO concurrence letter is included in Attachment G of the HPSR prepared for Link US. The property is not a state landmark or local monument.
4. **Vignes Street Undercrossing** (Bridge #53C 1764, Map Reference #4) was constructed from 1933 to 1939 as part of LAUS, but is just outside of that historic property's NRHP boundary. It was designed essentially in the Streamline Moderne style with Spanish Colonial Revival influence. Its period of significance is 1933 to 1939, based on the years of construction. The Vignes Street Undercrossing contributes to the significance of LAUS and is being recommended eligible for the NRHP under Criterion A, at the local level of significance, as a result of this study for Link US. The property is not a state landmark or local monument.
5. **United States Post Office—Los Angeles Terminal Annex** (Map Reference #5), 900 Alameda Street, Los Angeles, was the central mail processing facility for Los Angeles from 1940 to 1989. Constructed in 1937 to 1938, the architectural style is Mission/Spanish Colonial Revival, and it was intentionally designed to be consistent in style with LAUS. The period of significance is 1938, the year construction was completed. Los Angeles Terminal Annex was found to meet NRHP Criterion C when it was listed in the NRHP on January 11, 1985 (NRHP SID #85000131), as part of the U.S. Post Office Thematic Resource nomination. The property is not a state landmark or local monument.
6. **Macy Street School** (Map Reference #8), 900 N. Avila Street, Los Angeles (alternate address 505 Clara Street), was constructed in 1915 and designed in the English Renaissance Revival style. The period of significance is 1915 to 1930. The Macy Street School is being recommended eligible, as a result of this study for Link US, for the NRHP at the local level of significance under Criterion A for associations to the Progressive Era and with ethnic settlement and assimilation in this part of Los Angeles, and under Criterion B for associations with early Principal Nora Sterry. The property is not a state landmark or local monument.
7. **Los Angeles Union Passenger Terminal** (a.k.a. LAUS or Union Station, Map Reference #9), 800 Alameda Street, Los Angeles, was constructed from 1934 to 1939 and was designed in the Spanish Colonial Revival and Streamline Moderne styles. The period of significance is 1939, the year construction was completed. It was listed in the NRHP on

November 13, 1980. (NRHP SID #80000811), under NRHP Criteria A and C. Union Station was also found to be of exceptional importance and therefore met NRHP Criteria Consideration G for properties achieving significance within 50 years prior to the time of listing. LAUS was declared City of Los Angeles Historic-Cultural Monument (LAHCM) #101 on August 2, 1972.

8. **Cesar Chavez Avenue Viaduct** over the Los Angeles River (formerly Macy Street Viaduct, Bridge #53C 0130, Map Reference #10) was constructed in 1926 and designed in the Spanish Colonial Revival architectural style. The period of significance is 1926, the year construction was completed. It was previously determined to be eligible for the NRHP in 1986 through a consensus determination process by FHWA and SHPO as a result of the California Department of Transportation (Caltrans) Historic Bridge Inventory (HBI), under NRHP Criteria A and C, at the local level of significance. The bridge was declared LAHCM #224 on August 1, 1979.
9. **Thomas R. Barabee Store and Warehouse (CEQA only)** (Map Reference #16), 611–615 Ducommun Street, Los Angeles, was constructed in 1926, and was designed in the Commercial/Industrial Vernacular style. The period of significance is 1926, based on the year it was constructed. It is not eligible for the NRHP but is being considered a CEQA historical resource. The building was previously surveyed in 2002, was determined not eligible for the NRHP by FRA, and SHPO concurred with this finding on January 15, 2004 (FRA031117A). In an email on December 19, 2014, responding during the Section 106 process for SCRIP (the predecessor project to Link US), the City of Los Angeles OHR stated that it believed the Thomas R. Barabee Store and Warehouse is a historical resource for the purposes of CEQA. In 2014, OHR believed that the property was a significant example of commercial architecture and provided information related to context, theme, and property type for citywide commercial architecture. However, when OHR completed its SurveyLA findings for the Central City North nearly two years later in September 2016, it did not include this property among those individual resources found to be significant in this area. Because of the information provided by OHR in 2014, it is, considered a historical resource under CEQA. The property is not a state landmark or local monument. FRA has determined that this property remains ineligible for listing in the NRHP.
10. **Friedman Bag Company—Textile Division Building (CEQA only)** (Map Reference #22), 801 E. Commercial Street, Los Angeles. The oldest portion of this building was constructed in 1902, with additions in 1906, 1941, and 1954. It is designed in the Industrial/Utilitarian style. The period of significance is 1902, based on the year the oldest extant portion of the building was constructed. The building was previously surveyed in 2002, was determined not eligible for the NRHP by FRA, and SHPO concurred with this finding on January 15, 2004 (FRA031117A). As a result, the entire property is considered not to be eligible for the NRHP because of a previous Section 106 consensus determination. However, the northwest portion of the building that was originally constructed in 1906, was identified as significant in 2016 by the OHR's City of Los Angeles Historic Resources Survey (SurveyLA) program for associations to early industrial development in Los Angeles between 1880 and 1945. Therefore, the northwest portion of the building constructed in 1902 is a historical resource under CEQA because it was found to be significant in a historical resources survey

conducted by a local government agency. The property is not a state landmark or local monument. FRA has determined that this property remains ineligible for listing in the NRHP

11. **Los Angeles Plaza Historic District** (a.k.a. El Pueblo de Los Angeles Historic District or El Pueblo, Map Reference #29), is roughly bounded by Cesar Chavez Avenue to the north, Alameda and Los Angeles Streets to the east, Arcadia Street to the south, and Spring Street to the west. The buildings feature an extensive range of 19th and early 20th century architectural styles, including some from the Spanish Colonial and Mexican eras. The oldest extant resources remaining in the district were constructed in 1822: Nuestra Señora La Reina de Los Angeles (Old Plaza Church), and the Plaza Church Cemetery, site of the first cemetery of Los Angeles. The period of significance is 1818 to 1932. Los Angeles Plaza Historic District was first listed in the NRHP on November 3, 1972 (NRHP SID #72000231), its boundary was amended on November 12, 1981, and the resource count was revised on June 21, 2016. Los Angeles Plaza Historic District was found to meet NRHP Criteria A and C, at the local level of significance. The approximately 9.5 acre site is comprised of twenty contributing buildings, two contributing sites, six non-contributing buildings, and one non-contributing structure. Many of the individual resources have been designated at the national, state and local level, including the Los Angeles Plaza itself, which is California Historical Landmark No. 156. Six resources are listed as California Historical Landmarks (CHL): Nuestra Señora La Reina de Los Angeles (no. 144); Avila Adobe (no. 145); Los Angeles Plaza (no. 156); Pico House (Hotel) (no. 159); Merced Theatre (no. 171); and Old Plaza Firehouse (no. 730). Under the name Los Angeles Plaza Park, the Olvera Street and Plaza portions are also listed as Los Angeles Historic Cultural Monument (HCM) no. 64.
12. **Denny's Restaurant** (Map Reference #30) 530 East Ramirez Street, Los Angeles, was constructed in 1965. It is an excellent example of a "Googie" style coffee shop designed by architect Larry A. Ray based on the Armet & Davis prototype design from 1958. The period of significance is 1965. As a result of this study for Link US, it is being recommended eligible for the NRHP at the local level of significance under Criterion C. This NRHP eligibility determination is consistent with the findings of SurveyLA, the Los Angeles Historic Resources Survey, published in September 2016. The property is not a state landmark or local monument.
13. **First Street Viaduct** over the Los Angeles River (Bridge #53C 1166, Map Reference #25), located 0.6 mile west of US-101, was constructed from 1926 to 1929 and was designed in the Neo-Classical architectural style. The period of significance is 1929, the year construction was completed. It was determined to be eligible for the NRHP in 1986 at the local level of significance under Criterion C through a consensus determination process by FHWA and SHPO as a result of the Caltrans HBI. Furthermore, on December 5, 2001, SHPO concurred with a finding that the bridge was eligible for the NRHP under Criterion C. The bridge was declared LAHCM #909 on January 30, 2008.
14. **Fourth Street Viaduct** (Bridge #53C 0044, Map Reference #26), spanning the Los Angeles River from Mission Road on the east to Santa Fe Ave on the west, was constructed from 1930 to 1931 and was designed in the Beaux Arts and Gothic Revival architectural styles. The period of significance is 1930 to 1931, the years of construction. It was determined eligible for inclusion in the NRHP in 1986 at the local level of significance under Criterion C

through a consensus determination process by FHWA and SHPO as a result of the Caltrans HBI. The Fourth Street Viaduct was declared LAHCM #906 on January 30, 2008.

15. **Seventh Street Viaduct** (Bridge #53C 1321, Map Reference #27), spanning the Los Angeles River from approximately Myers Street on the east to Santa Fe Avenue on the west, was initially constructed in 1910 with subsequent work in 1927. Its was originally designed in the Beaux-Arts style. The period of significance is 1910 to 1927. It was previously determined eligible for inclusion in the NRHP in 1986 at the local level of significance under Criterion C through a consensus determination process by FHWA and SHPO as a result of the Caltrans HBI. The Seventh Street Viaduct was declared LAHCM #904 on January 30, 2008.
16. **Olympic Boulevard (Ninth Street) Viaduct** (Bridge #53C 0163, Map Reference #28), spanning the Los Angeles River from Rio Vista Avenue on the east to Enterprise Street on the west, was constructed in 1925 as the Ninth Street Viaduct and was re-named in commemoration of the 1932 Olympic Games. The period of significance is 1925, the year construction was completed. Its design features Classical style structural elements combining Doric and Corinthian orders. It was previously determined eligible for inclusion in the NRHP in 1986 at the local level of significance under Criterion C through a consensus determination process by FHWA and SHPO as a result of the Caltrans HBI. The Olympic Boulevard Bridge was declared LAHCM #902 on January 30, 2008.

All other resources in the Link US APE are recommended not eligible for the NRHP and not to be historical resources under CEQA.

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APPENDICES

Appendix A: California Department of Parks and Recreation Forms: DPR 523
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List of Abbreviated Terms

ADA	Americans with Disabilities Act
APE	Area of Potential Effects
ASR	Archaeological Survey Report
BNSF	Burlington Northern and Santa Fe
Caltrans	California Department of Transportation
CEQA	California Environmental Quality Act
CFR	Code of Federal Regulations
CRHR	California Register of Historical Resources
CP	Control Point
DPR	Department of Parks and Recreation
LADWP	Los Angeles Department of Water and Power
FRA	Federal Railroad Administration
HABS	Historic American Buildings Survey
HBI	Caltrans Historic Bridge Inventory
HPSR	Historic Property Survey Report
HRER	Historical Resources Evaluation Report
HSR	California High-Speed Rail
HUD	Department of Housing and Urban Development
LAHCM	City of Los Angeles Historic-Cultural Monument
LAUS	Los Angeles Union Station
Link US	Link Union Station Project
Metro	Los Angeles County Metropolitan Transportation Authority
NRHP	National Register of Historic Places
OHR	City of Los Angeles Office of Historic Resources
PTC	Positive Train Control
ROW	Right-of-way
SCCIC	South Central Coastal Information Center
SCRIP	Southern California Regional Interconnector Project
SCRRRA or Metrolink	Southern California Regional Rail Authority
SCRTD	Southern California Rapid Transit District
SHPO	State Historic Preservation Officer
SurveyLA	City of Los Angeles Historic Resources Survey
US	U.S. Highway

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1.0 Project Description

1.1 Introduction

The Federal Railroad Administration (FRA) is the lead federal agency with responsibility for compliance with Section 106 of the National Historic Preservation Act (NHPA). FRA has determined that the Link Union Station Project (Link US) is an undertaking that has the potential to affect historic properties. The Los Angeles County Metropolitan Transportation Authority (Metro) is the applicant for federal assistance and is the lead agency pursuant to the California Environmental Quality Act (CEQA). The California Department of Transportation (Caltrans) is a cooperating agency under NEPA and will also be a CEQA Responsible Agency in light of the need for Link US to obtain an encroachment permit for the new track structures that would cross U.S. Highway (US) 101. The cultural resources technical studies reports are prepared in the general format of a Historical Resources Evaluation Report (HRER) in accordance with Caltrans standards to assist Caltrans in an efficient review (Caltrans Volume 2—Standard Environmental Reference Handbook: Exhibit 5.1).

1.2 Project Location and Project Study Area

Los Angeles Union Station (LAUS) is located at 800 Alameda Street in the City of Los Angeles, California. LAUS is bounded by US-101 to the south, Alameda Street to the west, Cesar Chavez Avenue to the north, and Vignes Street to the east. Attachment A in the Historic Property Survey Report (HPSR), Figure 1 depicts the regional location and general vicinity of LAUS.

HPSR Attachment A, Figure 2 depicts the project study area, which encompasses the anticipated extent of environmental study associated with the project. The project study area includes three main segments (Segment 1: Throat Segment, Segment 2: Concourse Segment, and Segment 3: Run-Through Segment). The existing conditions within each segment are summarized north to south below.

- **Segment 1: Throat Segment** – This segment, known as the LAUS “throat”, includes the area north of the platforms, from Control Point (CP) Chavez and Mission Tower at the north to Cesar Chavez Avenue at the south. In the throat segment, all arriving and departing trains traverse five lead tracks into and out of the rail yard, except for one location near the Vignes Street Bridge where the tracks reduce to four lead tracks. Currently, special track work consisting of multiple turnouts and double-slip switches are used in the throat to direct trains into and out of the appropriate assigned terminal platform tracks.
- **Segment 2: Concourse Segment** – This segment is between Cesar Chavez Avenue and US-101; and includes LAUS, the rail yard, the East Portal building, the baggage handling building with aboveground parking areas and access roads, the historic ticketing/waiting halls, and the historic pedestrian passageway with connecting ramps and stairways below the rail yard.

- **Segment 3: Run-Through Segment** – This segment is south of LAUS and extends east/west from Alameda Street to the west bank of the Los Angeles River and north/south from US-101 to CP Olympic. This segment includes US-101, the Commercial Street/Ducommun Street corridor, BNSF West Bank Yard, Keller Yard, and main line tracks that extend along the west bank of the Los Angeles River, south of US-101 to CP Olympic. Businesses within the run-through segment are primarily industrial and manufacturing-related.

The project study area has a dense street network ranging from major highways to local city streets. The roadways within the project study area include the El Monte Busway, US-101, Bolero Lane, Leroy Street, Bloom Street, Cesar Chavez Avenue, Commercial Street, Ducommun Street, Jackson Street, East Temple Street, Banning Street, First Street, Alameda Street, Garey Street, Vignes Street, Aliso Street, Avila Street, Bauchet Street, and Center Street.

1.3 Project Description

The FRA and Metro are proposing the Link Union Station Project (project) to transform LAUS from a “stub-end tracks station” into a “run-through tracks station” with a new passenger concourse that would improve the efficiency of the station and accommodate future growth and transportation demands in the region. Major project components associated with the project are described below:

Throat and Elevated Rail Yard – The project includes new track and subgrade improvements in the throat segment (Segment 1) to increase the elevation of the tracks leading to the LAUS rail yard in the concourse segment (Segment 2). The throat would be reconstructed in the interim condition with a shared or dedicated track alignment for regional/intercity trains and High-Speed Rail trains north of LAUS. The project also includes new passenger platforms and canopies on the elevated rail yard; with an underlying assumption that the project will be constructed in phases.

New Passenger Concourse – To meet the requirements of a modern station, the project includes a new passenger concourse in Segment 2 that would include space dedicated for passenger circulation and waiting areas with ancillary support functions (“back of house” uses, baggage handling, etc.), transit-serving retail, office/commercial uses, and civic/cultural open spaces and terraces. The new passenger concourse would create an opportunity for an outdoor, community-oriented space and enhance Americans with Disabilities Act (ADA) accessibility at LAUS with new vertical circulation elements such as stairs, escalators, and elevators.

Run-Through Tracks – The project includes up to ten new run-through tracks in Segment 3 (including a new loop track) that would be constructed on a common structure/deck over US-101. Construction will happen in phases (e.g. interim improvements), and would include regional/intercity rail (Metrolink/Amtrak) run-through tracks, and multiple run-through track

configuration options that accommodate the planned HSR system (with a maximum of ten run-through tracks).

Link US would also require modifications to two existing bridges at Vignes Street and Cesar Chavez Avenue for new elevated tracks; modifications to US-101 and local streets (including potential street closures, geometric modifications, and parking improvements); railroad signal, positive train control (PTC), and communications-related improvements; modifications to the Gold Line light rail platforms and tracks; modifications to the main line tracks along the west bank of the Los Angeles River; modifications to the existing Keller Yard and BNSF West Bank Yard (First Street Yard); modifications to the Amtrak lead track; new access roadways to the railroad right-of-way (ROW); additional ROW; new utilities; utility relocations, replacements, and abandonments; and new drainage facilities/water quality improvements.

1.4 Area of Potential Effects

As defined in Section 800.16 of the Section 106 regulations, *area of potential effects* (APE) means: “the geographic area or areas within which an undertaking may directly or indirectly cause alterations in the character or use of historic properties, if any such properties exist. The [APE] is influenced by the scale and nature of an undertaking and may be different for different kinds of effects caused by the undertaking.”

The Link US APE contains approximately 248 acres. It is determined both horizontally and vertically as follows, and is documented on the APE map in Attachment A, Figure 3, of the HPSR.

1.4.1 Horizontal APE

The APE for archaeological resources includes any ground area that would potentially be directly impacted by excavation, grading, construction, demolition, temporary access and staging activities, utility relocation, or railroad track reconfiguration. Additional properties that may be directly affected as a result of Link US, such as the potential alteration of bridges and a highway, are also included. This area of potential direct impacts is employed for the identification, evaluation, and assessment of effects for archaeological resources and is referred to as the Direct APE.

The APE for architectural and historical resources includes the parcels encompassing the Direct APE. If any portion of a parcel is included in the Direct APE, that entire parcel is included within the APE. Additionally, the APE includes any adjacent parcels containing resources sensitive to permanent visual effects or to noise and vibration effects. For example, two prominent structures proposed for the project range in height from approximately 38 feet above the existing ground surface (for the maximum height of the run-through tracks parapet) and approximately 76 feet above the current top of rail (the maximum roof height for the concourse) which resulted in the inclusion of additional parcels within the APE to account for their potential indirect visual effect.

The Link US APE is in a dense urban setting northeast of downtown Los Angeles that includes LAUS buildings and its associated right-of-way that includes rail yard, tracks, and undercrossings. Along the east side of the APE in existing right-of-way are railroad tracks and several bridges that cross the Los Angeles River, from Cesar Chavez Avenue in the north to Olympic Boulevard in the south (Map References #10, #25, #26, #27, and #28.). Throughout Link US, the APE accommodates the physical footprint of the proposed California HSR.

The project APE includes the entirety of LAUS—both the primary building and an expanded historic district of associated resources, which were listed in the National Register of Historic Places (NRHP) in 1980. North of the LAUS terminal building, the APE includes the throat, with incoming rail alignments, plus properties near and at Avila Street. At the LAUS terminal, the APE includes the footprint of a proposed concourse, and a new plaza area immediately behind the LAUS building at the present location of the passageway, in addition to various ramps, butterfly sheds, and track alignments above it. Patsaouras Plaza and adjacent parcels to the east are also within the APE. The southern part of the APE includes US 101 (Map Reference #11) and, to its south, undeveloped lots and early- to mid-twentieth-century industrial buildings. In this area, elevated run-through tracks structures are presently proposed that are located along the alignment of existing Commercial Street (which will be relocated to the north) reconnecting to extant rail ROW along the west shoulder of the Los Angeles River channel.

1.4.2 Vertical APE

Further, the proposed APE for Link US includes a vertical APE that ranges from just below current ground surface to up to 100 feet to take into account the total depth of ground disturbance associated with the construction of the undertaking. See Section 3.2.2 of the ASR for detailed information about the vertical extent of the APE.

2.0 Research Methods

2.1 Sources of Information

In addition to property research and other information that has been incorporated from the Run-Through Tracks analysis, the following standard sources of information were reviewed in the process of compiling this report:

- NRHP (National Park Service, 2018, <http://www.cr.nps.gov/nr>)
- California Points of Historical Interest (State of California, 2018a, http://ohp.parks.ca.gov/?page_id=21750 and <http://ohp.parks.ca.gov/ListedResources/?view=county&criteria=19>)
- California Historical Landmarks (State of California, 2018b, http://ohp.parks.ca.gov/?page_id=21387)
- California Register of Historical Resources (CRHR) (State of California, 2018c, http://ohp.parks.ca.gov/?page_id=21238)
- California Historic Resource Inventory System, 2014, http://ohp.parks.ca.gov/?page_id=28063
- Caltrans Historic Highway Bridge Inventory, 2018, <http://www.dot.ca.gov/hq/structur/strmaint/historic.htm>

ICF International (ICF) conducted a records search for the proposed project at the South Central Coastal Information Center (SCCIC) was conducted at California State University, Fullerton on November 17 and 19, 2014, and August 4, 2016. The records search included a review of the SCCIC databases for previously identified built resources in or near the APE and existing cultural resources reports pertaining to the project vicinity.

The following additional resources were consulted in the process of compiling this report:

- City of Los Angeles Historic Resources Survey (SurveyLA) (<https://preservation.lacity.org/survey>)
- Caltrans As-Built Drawing Archives
- Historic Aerials (www.historicaerials.com)
- Online Archive of California
- Sanborn Fire Insurance Company maps
- City directories
- Los Angeles Department of Building and Safety permits
- Los Angeles County archives, including the county assessor's improvement books
- ProQuest Historic *Los Angeles Times* Database

- Newspapers.com database
- Metro documents library

Southern California Rapid Transit District (SCRTD) Metro Rail project construction drawings (c. 1987)

2.2 Themes to Establish Historic Context

Historic context is not being provided for properties that were previously listed or determined eligible for listing in the NRHP. However, historic context is being provided to evaluate or reevaluate five properties in the APE. Four industrial properties that were constructed in 1963 or thereafter are being evaluated, and one property is being reevaluated because of historic context information provided by an interested party.

To establish the historic context, appropriate research was conducted to evaluate the resources within the APE. The following research themes were pursued:

- Notable early landowners
- Subdivision and development of property in the American period
- The Macy Street Neighborhood
- The East Side Industrial District

2.3 Public Participation and Consultation

On August 24, 2016, letters were sent to government agencies and consulting and interested parties who may have knowledge or concerns about historic properties in the area (HPSR Attachment E). The letters requested information regarding historic buildings, districts, sites, objects, and archeological sites of significance in the project vicinity. The letters were sent to the recipients listed below.

2.4 Entities Consulted

2.4.1 Local Government

Los Angeles County
Metropolitan Transportation Authority
Jeanet Owens, Executive Officer-Regional
Rail
One Gateway Plaza
Los Angeles, CA 90012

Los Angeles County Historic Landmarks and
Records Commission
Louis Skelton, Chairman
500 W. Temple Street
Los Angeles, CA 90012

City of Los Angeles Planning Department
Michael LoGrande, Director of Planning
City Hall, Mail Stop 395
200 N. Spring Street
Los Angeles, CA 90012

City of Los Angeles Cultural Heritage
Commission
Richard Barron, President
City Hall, Mail Stop 395
200 N. Spring Street
Los Angeles, CA 90012

City of Los Angeles Office of Historic
Resources
Ken Bernstein, Manager
City of Los Angeles
200 N. Spring Street, Room 620
Los Angeles, CA 90012

Housing Authority of Los Angeles
Patricia Davis, General Services Assistant
Director 2600 Wilshire Blvd.
Los Angeles, CA 90057

2.4.2 Preservation Organizations

California Preservation Foundation
Tom Neary, President
5 Third Street, Suite 424
San Francisco, CA 94103

Los Angeles Conservancy
Linda Dishman, Executive Director
523 W. Sixth Street, Suite 826
Los Angeles, CA 90014

2.4.3 Historical Societies

California Historical Society
Anthea M. Hartig, Executive Director
678 Mission Street
San Francisco, CA 94105

Chinese Historical Society of Southern
California
Donald Loo, President
415 Bernard Street
Los Angeles, CA 90012

Historical Society of Southern California
P.O. Box 93487
Pasadena, CA 91109

Society of Architectural Historians,
Southern California Chapter
Sian Winship, President
P.O. Box 56478
Sherman Oaks, CA 91413

Boyle Heights Historical Society
435 South Boyle Avenue
Los Angeles, California 90033

Little Tokyo Historical Society
319 E. Second St., Suite 203
Los Angeles, CA 90012

El Pueblo de Los Angeles Monument
Commission
125 Paseo de la Plaza
Los Angeles, CA 90012

Los Angeles City Historical Society
P.O. Box 862311
Los Angeles, CA 90086-2311

2.4.4 Architectural Organizations

AIA Los Angeles
Nicci Solomons, Executive Director
3780 Wilshire Boulevard, Suite 800
Los Angeles, CA 90010

Los Angeles Forum for Architecture and Urban
Design
P.O. Box 291774
Los Angeles, CA 90026

2.4.5 Environmental Organizations

Friends of the Los Angeles River
Lewis MacAdams, President
570 W. Avenue 26, #250
Los Angeles, CA 90065

2.4.6 Museums

Japanese American National Museum
100 N. Central Avenue
Los Angeles, CA 90012

Natural History Museum
William D. Estrada, Curator
900 Exposition Boulevard
Los Angeles, CA 90007

Chinese American Museum
Michael Truong, Director of Education and
Programs
125 Paseo de la Plaza, Suite 300
Los Angeles, CA 90012

2.4.7 Railroad Organizations

Pacific Railroad Society
210 W. Bonita Avenue
San Dimas, CA 91773

Southern Pacific Historical and Technical
Society
1523 Howard Access Road
Upland, CA 91786

San Bernardino Railroad Historical Society
Paul Prine, President
121 Alabama Street
Huntington Beach, CA 92648

California State Railroad Museum
125 I Street
Sacramento, CA 95814

Train Riders Association of California
Paul Dyson
1025 Ninth Street
Sacramento, CA 95814

The Transit Coalition
ATTN: Bart Reed
P.O. Box 567
San Fernando, CA 91341

Lomita Railroad Museum
Julie Klarin, Curator
2137 W 250th Street
Lomita, CA 90717

Travel Town Planning and Development
Department of Recreation and Parks
Park Services Division
4800 Griffith Park Drive, Mail Stop 663
Los Angeles, CA 90027

Los Angeles Railroad Heritage Foundation
Wendell Mortimer, President
1500 W. Alhambra Road
Alhambra, CA 91801

In addition, another railroad organization, the Los Angeles Union Station Historical Society, P.O. Box 411682, Los Angeles, CA 90041 was added because of their attendance at a July 2016 Metro meeting regarding the Los Angeles Union Station Master Plan and because of their letter addressed to Metro dated December 31, 2016.

2.4.8 Additional Interested Parties

Central City Association
Carol Schatz, President
626 Wilshire Boulevard
Los Angeles, CA 90017

Chinatown BID
727 N. Broadway, Suite 208
Los Angeles, CA 90012

JACCC
Little Tokyo Community Council
244 S. San Pedro Street
Los Angeles, CA 90012

East Los Angeles Community Corporation
530 S. Boyle Avenue
Los Angeles, CA 90033

Boyle Heights Neighborhood Council
Carlos Montes, President
2130 E. First Street, Suite 110
Los Angeles, CA 90033

Central City East Association
Raquel Beard, Executive Director
725 S. Crocker Street
Los Angeles, CA 90021

Los Angeles River Artists and Business
Association
Steve Allwright, Board Member
801 E. Fourth Place
Los Angeles, CA 90013

Downtown Los Angeles Neighborhood Council
Patricia Berman, President
P.O. Box 13096
Los Angeles, CA 90013

Historic Downtown Business
Improvement District
453 S. Spring Street, Suite 1116
Los Angeles, CA 90013

El Pueblo Historic Cultural Neighborhood
Council
Attn. Brian Kito
307 E. First Street
LA, CA 90012

A follow up email was sent to the invited consulting parties and interested parties on March 29, 2017. As a result, the Los Angeles River Artists and Business Association, was added to the list of active consulting parties because of their willingness to participate in consultation regarding

potential impact to historic structures and areas within the Arts District as expressed in their response to the follow-up e-mail.

2.5 Comments Received

Copies of comments received are provided in full in Attachment E of the HPSR, and are summarized below in this HRER.

2.5.1 Comment from City of Los Angeles Office of Historic Resources, via email

In an email on December 19, 2014, regarding SCRIP (the predecessor project to Link US), the OHR stated that it believed the Thomas R. Barabee Store and Warehouse at 611–615 Ducommun Street is a historical resource for the purposes of CEQA. The OHR believes that the property is a significant example of commercial architecture and sent information related to context, theme, and property type for citywide commercial architecture. The City of Los Angeles is currently conducting a citywide historic resources survey (SurveyLA). Although the subject property has not yet been surveyed by OHR, the property appears to have eligibility with respect to significant context, theme, and property type, as follows:

- Context: architecture and engineering, 1850–1980
- Theme: late nineteenth- and early twentieth-century architecture, 1865–1950
- Sub-theme: early twentieth-century commercial vernacular, 1900–1950
- Property type: commercial
- Property sub-type: two-part commercial block

2.5.2 Comment from AIA/LA, via email

In an email dated January 11, 2017, Will Wright, Hon., Director, Government Public Affairs of the American Institute of Architects/Los Angeles Chapter (AIA/LA) provided comments that Link US be coordinated with other plans and projects being considered at LAUS, and to consider a Red Line/Purple Line station in the Arts District. Generally, he supported the historic findings, suggested advice be sought from the LA OHR and LA Conservancy, and to proceed with the overall Link US schedule.

2.5.3 Comment from Los Angeles River Artists and Business Association, via email

In an email dated March 29, 2017, Yuval Bar-Zemer, Vice president for the Los Angeles River Artists and Business Association, requested that the organization “would like to actively participate and voice concerns on potential impact to Historic structures and areas within the Arts District.”

2.5.4 Comment Regarding the Macy Street School, from the NEPA/CEQA scoping meeting

On June 2, 2016, Eugene Moy, an interested party, provided comments at the NEPA/CEQA scoping meeting that research should be included to evaluate impacts on pre-Union Station development including Chinatown and the adjacent Mexican American neighborhood north of Cesar Chavez Avenue. Mr. Moy also provided information on the historic Macy Street School building, and this information led to it being proposed as eligible for the NRHP under the Section 106 process for Link US. (HPSR Attachment E).

2.5.5 Comments Regarding LAUS and US-101 from the NEPA/CEQA scoping meeting

On June 2, 2016, Joshua Knudson, an interested party, provided comments at the NEPA/CEQA scoping meeting inquiring if US-101 will be evaluated, and expressed concerns about effects on effects on the NRHP listed Los Angeles Union Station, including removal of the original platforms and heavy alterations. (HPSR Attachment E).

2.5.6 Comments Regarding a Stone Wall at Bauchet Street, via email

On June 14, 2016, subsequent to the NEPA/CEQA scoping meeting, an interested party provided information via email regarding an existing buttressed stone wall within the APE along the former extension of Bauchet Street, north of Cesar Chavez Avenue, and suggested that if the wall had to be removed, that the stones could be incorporated into a new structure associated with the proposed project.

2.5.7 Comments from the Los Angeles Union Station Historical Society, via letter

A letter was received by Metro regarding other planned projects at LAUS, but the comments are also relevant to Link US. In a letter dated December 31, 2016, Tom Savio, Executive Director of the Los Angeles Union Station Historical Society (LAUSHS), provided comments about information shared at a LAUSHS board meeting on July 25, 2016, in regards to the former Los Angeles Union Station Master Plan.

LAUSHS' comments largely focused on the space beneath the tracks, currently occupied by the historic pedestrian tunnel, which is proposed to be impacted by the new passenger concourse options, and their concerns are summarized as:

- Stating concerns that LAUS' Spanish Colonial Revival and Art Deco elements are not being incorporated into the proposed passenger concourse
- Questioning the functionality of the proposed passenger concourse for the transfer and flow of passengers at LAUS

- Discussing an alternative of two new pedestrian tunnels on each side of the existing passenger tunnel, which would obviate an enlarged central tunnel mall space and the need to raise the terminal tracks.

In a letter dated March 9, 2017, LAUSHS accepted FRA's invitation (dated February 13, 2017) to consult under Section 106.

2.5.8 Letter from TRAC

In a letter dated January 11, 2017, the Train Riders Association of California (TRAC) expressed concerns that the vertical relationship between the platform tracks and the mainline tracks may risk runaway trains. TRAC requested an alternative be studied without a new passenger concourse, and suggested constructing two new tunnels, parallel to the existing passenger tunnel. Other concerns were raised about:

- Constructability of the proposed new passenger concourse and difficulty of phasing on an operating rail terminus
- Accessibility by elderly and disabled passengers resulting from the demolition of existing ramps without identified replacements and
- Effects on the historic bridges crossing the Los Angeles River.

2.5.9 Letter from HACLA

In a letter dated February 28, 2017, the Housing Authority of the City of Los Angeles (HACLA) provided comments on the proposed project encroachment onto the William Mead Homes property along Bolero Lane and through the current softball field. Issues and concerns that would adversely affect the residents of William Mead Homes were itemized in the letter, including the following related to Section 106:

- Handball Court: request that the facility be relocated.
- Clotheslines: can be shortened but must remain intact for residents to dry clothes since many residents cannot afford to buy dryers.
- Softball field currently has no scheduled leagues; however, it is a major play area for residents. Potentially it could be converted to a soccer field but must remain green space.

To date, no other comments have been received (see Attachment E of the HPSR: Public Participation).

3.0 Field Methods

Field surveys of all developed properties with buildings or structures within the Link US APE were initially undertaken between November 2014 and July 2016 by ICF. Daniel Paul, architectural historian, acted as principal investigator for this project and also conducted the fieldwork and research. Andrew Bursan, historian, conducted the historic research analysis. Jessica Feldman, architectural historian, conducted fieldwork at the bridges and undercrossings. Salli Hosseini, architectural historian, prepared the analysis of US-101.

Additional field work was undertaken in April 2018 to confirm current conditions and determinations for two previously documented properties that were added to the APE:

1. Los Angeles Plaza Historic District (Map Reference #29) because of indirect visual effects from the above-grade passenger concourse option.
2. Denny's Restaurant (Map Reference #30) because of proposed temporary staging areas in the parking lot.

The field work of those two properties was conducted by Margaret Roderick and Katrina Castaneda, both of whom have the necessary education in architectural history, but are still working towards the necessary years of experience required under 36 CFR Part 61. Their work was assigned and reviewed by fully qualified architectural historians and historians.

Daniel Paul, architectural historian, and Andrew Bursan, historian, prepared the DPR 523 forms. Elizabeth Hilton, architectural historian, consultant with ICF, helped prepare the technical reports. Rick Starzak, architectural historian, provided quality assurance and quality control. All persons, except as noted above, meet the Secretary of the Interior's Professional Qualifications Standards (36 CFR Part 61) in the disciplines of architectural history and/or history.

All parcels were observed from the public ROW or with owner permission, and digital photographs were taken of all buildings and structures that were visible on each property.

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4.0 Historic Overview

The 2004 Run-Through Tracks HRER provided a thorough historic context for the variety of properties evaluated within that specific project's APE. The historic context for Run-Through Tracks provided information regarding the early history of Los Angeles, railroad history in Los Angeles, and more detailed information regarding the Spanish and Mexican periods.

This HRER for the Link US APE evaluates four additional industrial properties that are similar to one another as simple and commonplace small to medium sized vernacular buildings, primarily from the post-World War II era. Accordingly, the historic context provided below is highly specific to the subject properties and correspondingly focuses on specific early landowners as well as the nature of the area during key periods, including the ethnic character of the Macy Street neighborhood. The context statement also discusses the APE's predominant property type: light industrial architecture.

4.1 Notable Early Landowners

4.1.1 Don Louis Vignes

In the late nineteenth century, years before its development as one of the city's first industrial areas, the Aliso Tract area (Figure 1), which comprises much of the project APE, was agricultural with a low population density, but it included some significant early figures in Los Angeles history. Among these figures was Don Louis Vignes.

An early map of the area (Figure 5) shows lands between today's Aliso Street and a field of willows, bordering Rio Porciuncula, as the vineyard of Don Jean-Louis Vignes, who would become one of the first significant property owners in the area. Vignes joined Spanish dons in planting the fields with cuttings obtained from the "mother vineyard" at Mission San Gabriel Archangel, located at 428 South Mission Drive, in what is now the City of San Gabriel.¹ Pioneer Los Angeles merchant Harris Newmark reminisced about Jean-Louis Vignes in his seminal history, *Sixty Years in Southern California*:

Don Louis Vignes came to Los Angeles in 1829 and set out the Aliso Vineyard on 104 acres. The vineyard derived its name, as did the street, from a previous and incorrect application of the Castilian "aliso," meaning "alder," to the sycamore tree, a big specimen of which stood on the place. This tree, possibly a couple of hundred years old, long shaded Vignes' wine cellars; it was finally cut down a few years ago to make room for the Philadelphia Brew House. From a spot about 50 feet away from the Vignes adobe extended a grape arbor, perhaps 10 feet in width and fully a quarter of a mile long, thus reaching to the river; this arbor was associated with many of the early celebrations of Los

¹ Carlisle, Alma. 2002. *Los Angeles Run-Through Tracks Project*. DPR 523 form. August.

Angeles. The northern boundary of the property was Aliso Street; its western boundary was Alameda. Part of it was surrounded by a high adobe wall, inside of which, during the troubles of the Mexican War, Don Louis enjoyed a far safer seclusion than many others.²

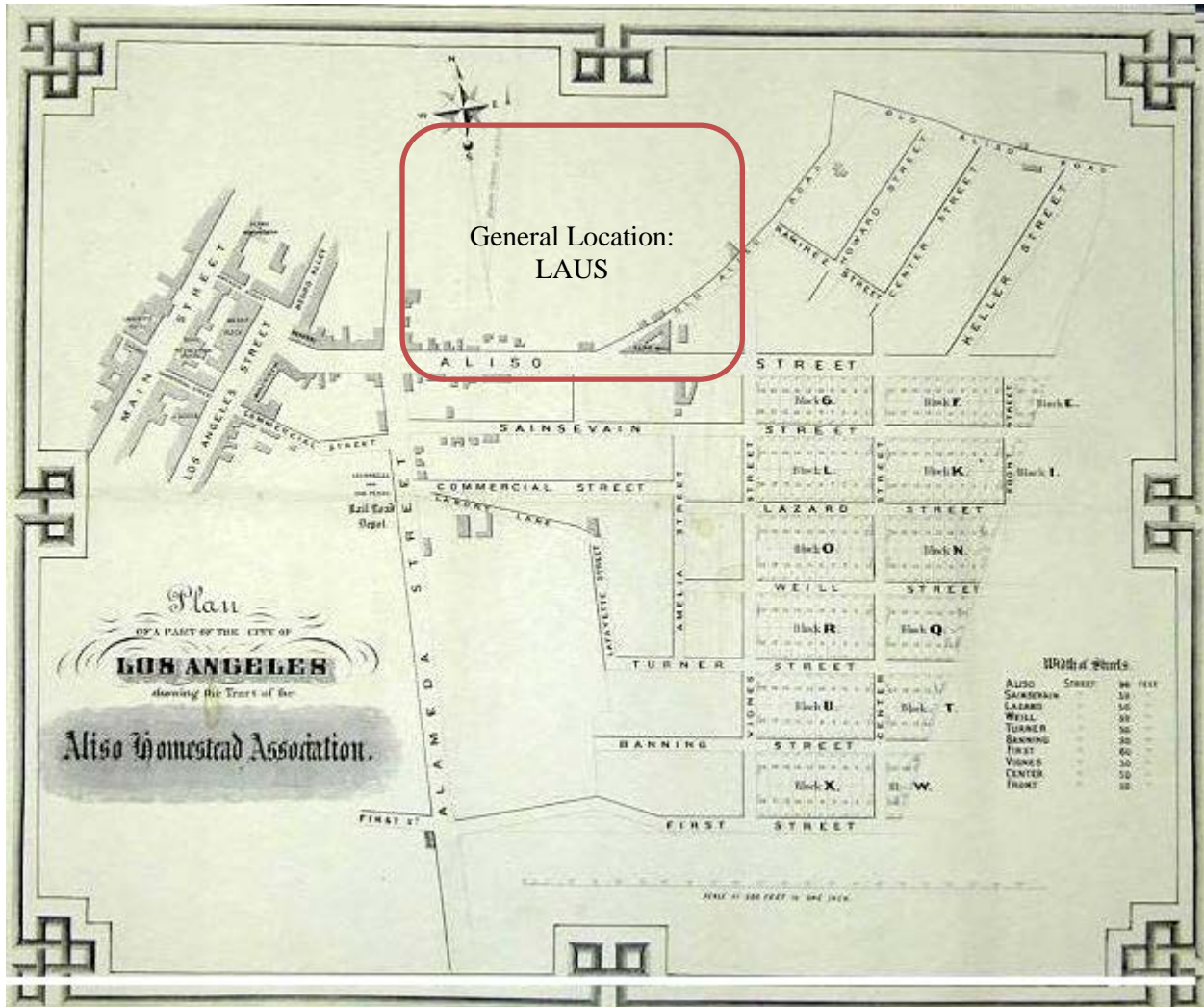


Figure 1: The Aliso Tract, circa 1869, from the Aliso Homestead Association.

This maps the area now bisected by the Santa Ana Freeway (US-101) where it crosses Alameda Street and shows the future LAUS site. Commercial Street and Arcadia Street are access roads, still in existence. First Street is on the south, Old Aliso Road (now under Union Station) is on the north, Main Street is on the west, and Center Street is on the east. The Bella Union Hotel and Arcadia Block are also shown. (Huntington Digital Library)

According to Newmark, Don Louis Vignes transferred his property to his nephew, Jean-Louis Sainsevain, in 1855, including the vineyard and the wine cellars. Sainsevain's brother, Pierre,

² Newmark, Harris. 1984. *Sixty Years in Southern California: 1853–1913*. Fourth edition. Los Angeles: Dawson's Book Shop. p. 197.

joined him in the wine business, and together they produced the first California champagne in 1857.

4.1.2 Johann Groningen and Juan Ramirez

Vignes' neighbor to the west was Dutchman Johann Groningen, or "Juan Domingo" as he was locally known. Groningen's property, acquired around 1838, stretched from Vignes' Aliso Vineyard west to Alameda Street and from Aliso Street on the north to Commercial Street. Another landowner of the period was Juan Ramirez (or "Ramires," as it appears in some early documents), who apparently occupied the parcel where Union Station is now located, immediately north of Aliso. Ramirez owned this property from at least 1838 to 1880. Although the possibility that the property was transferred from communal fields to another owner before Juan Ramirez cannot be entirely discounted, it nonetheless seems likely that Juan Ramirez was the first property owner of the Union Station portion of the APE.

Ramirez's use of his property for agrarian purposes is demonstrated from three early documents dating from the Mexican-American period's transition. The first is an 1847 sketch of Los Angeles by William Rich Hutton, with a view of the plaza looking eastward (Figure 2). The proposed project would be located in the background at the far right of the frame (La Nopalera n.d.). Supposedly accurate in most or all details, the sketch shows the study area as being devoid of any construction or development at the end of the Mexican period.

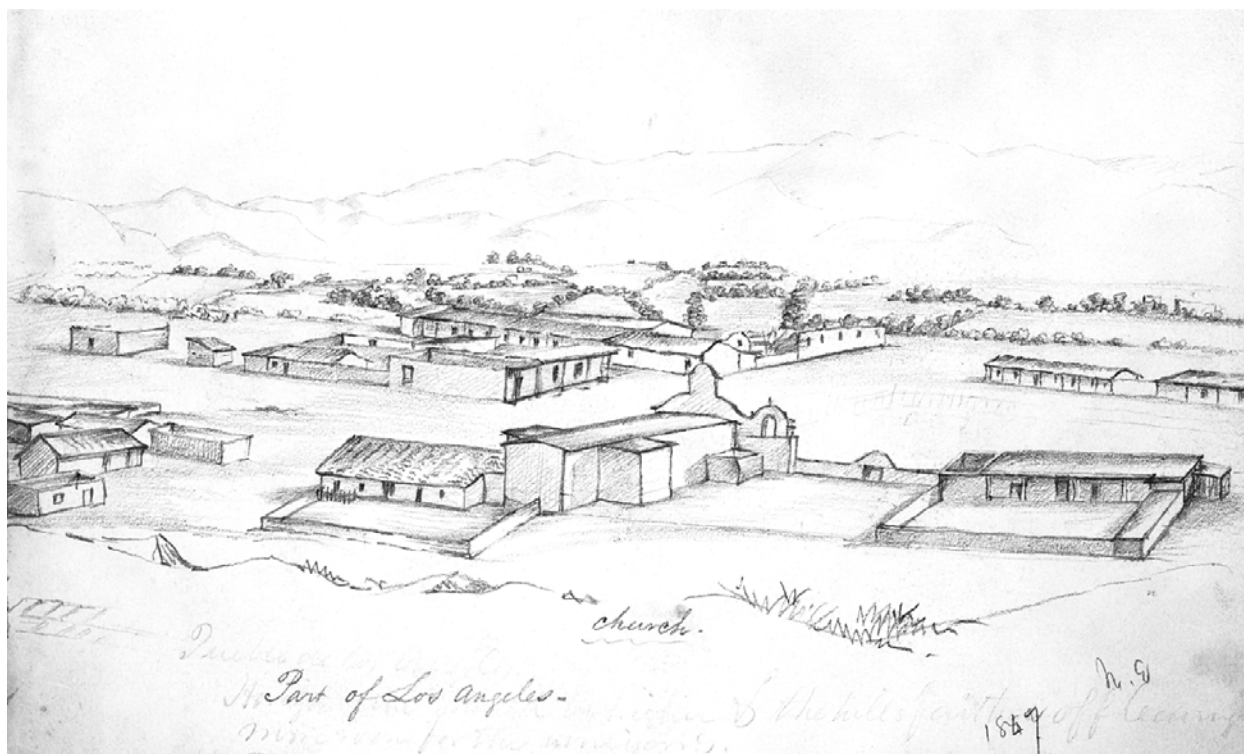


Figure 2: 1847 sketch of Los Angeles, looking eastward at the plaza, by William Rich Hutton

The second document is the first map of greater Los Angeles, prepared by Lieutenant E.O.C. Ord for the U.S. Army on August 29, 1849. It portrays the area bounded by what would become Alameda Street on the west, Aliso Street on the south, Old Aliso Road on the east, and Cesar Chavez Avenue on the north (the Union Station area) as entirely agricultural fields. Notably, developments are shown on the Vignes and Groningen properties, implying that none were present in the fields to the north (Figure 3) (University of Southern California. n.d.).



Figure 3: 1849 survey of Los Angeles by Lt. E.O.C. Ord.

The third document, another Hutton sketch, was completed in 1852. Like the earlier sketch, it, too, portrays the study area and its immediate surroundings as entirely agrarian, with no

evidence of development³ (Figure 4). Bell's Row was located at the southeast corner of Los Angeles Street and Aliso Street. It is believed that the residence in the far left corner is the Vignes adobe, and the one slightly closer to Bell's Row is that of Johann Groningen, or "Juan Domingo."

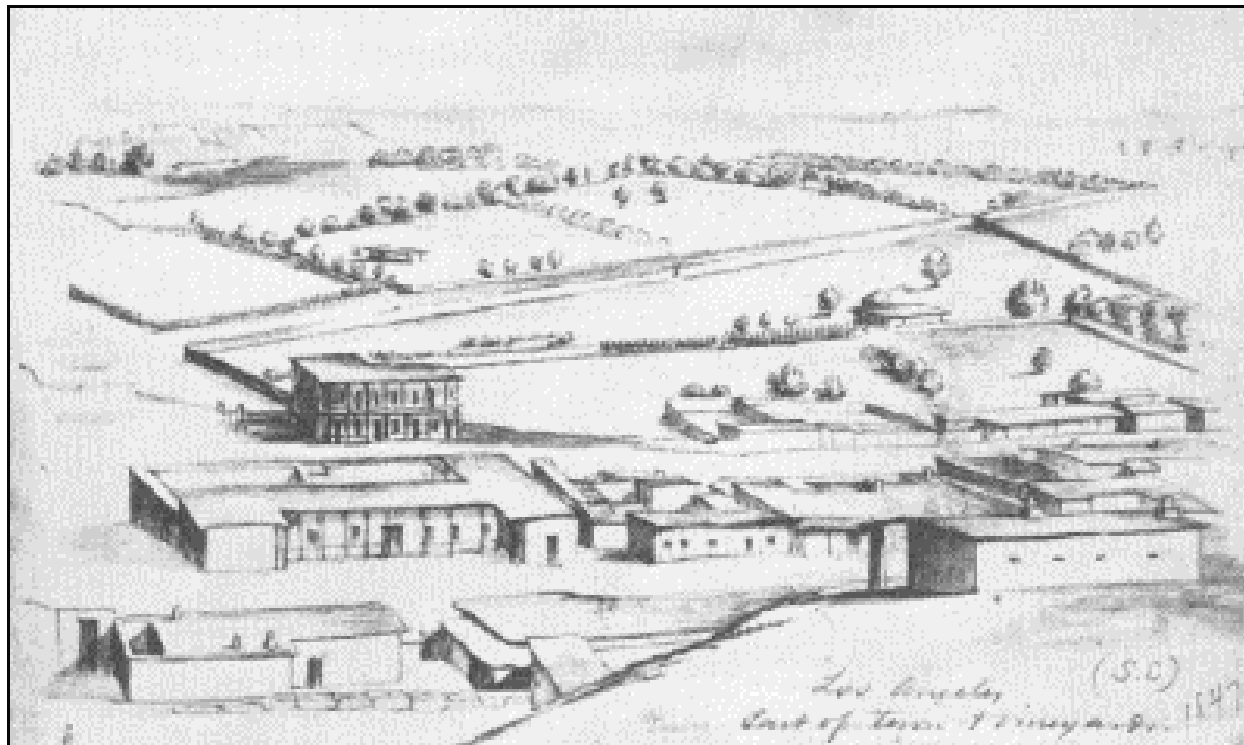


Figure 4: 1847 (or 1852) sketch of Bell's Row in Los Angeles, facing east.

4.2 Subdivision and Development of Property in the American Period

The APE remained agricultural and ranch land through the end of the Mexican period. After California became a state in 1850, the transformation of southern California began. Subdivision of former agricultural lands in the APE began in the 1870s. The APE changed from agricultural to residential uses, and later, because of the influence of the railroads and its proximity to the Los Angeles River, the subject project became the city's first industrial area.

In 1878, the former property of Don Louis Vignes was subdivided into the Aliso Tract by a French immigrant, Eugene Meyer, grandfather of *Washington Post* publisher Katharine Graham. Vignes Street and Sainsevain Street were named after the original landowners⁴ (see illustrations). Figure 5 shows a portion of a panorama of Los Angeles as it appeared in 1871

³ Myra L. Frank & Associates, Inc. 1995. Metropolitan Water District of Southern California DEIR. pp. 3-173 and 3-174.

⁴ Newmark, 1984, p. 198.

(Library of Congress, Control Number 7569023)⁵. Figure 6 is a photograph of the Vignes property taken in 1865 (Los Angeles Public Library Photo Database, Photo No. 31390.) Ten years later, a Sanborn map dated 1888 indicates dwellings on the former willow fields and the presence of the Philadelphia Brewery at the site where Don Louis Vignes' aliso tree once stood.⁶

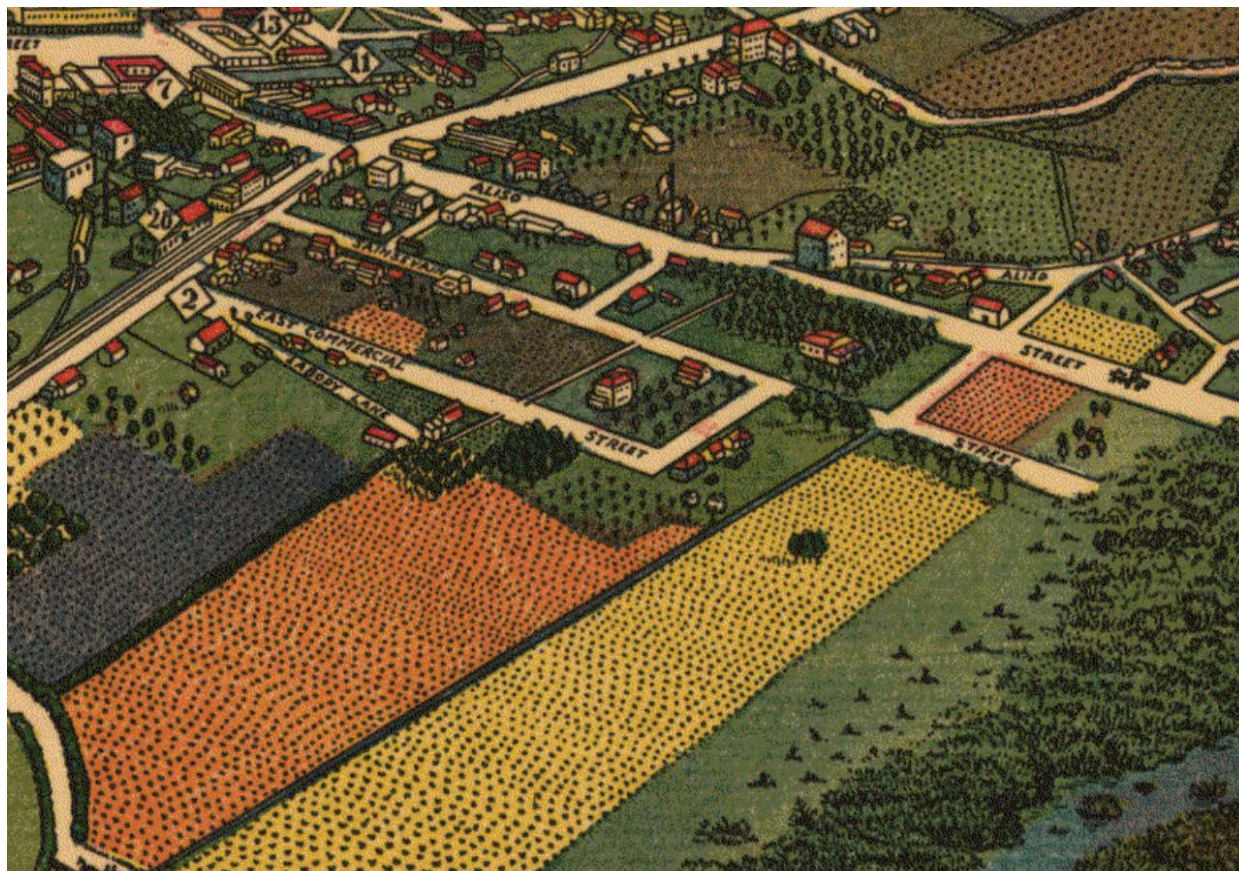


Figure 5: The proposed project site, as it appeared in 1871.

The Vignes adobe is believed to have been located on the south side of Aliso Street, two blocks east of the railroad tracks on Alameda Street (west of the unlabeled Vignes Street).

⁵ Gores, and Los Angeles Women's University Club. Los Angeles as it appeared in. [Los Angeles Women's University Club of L.A, 1871] Map. <https://www.loc.gov/item/75690623/>.

⁶ Sanborn Fire Insurance Company. 1888. Maps, Los Angeles, California.



Figure 6: Photograph of the Vignes property, 1865.

4.2.1 Matthew Keller

Subdivision of the Ramirez property began circa 1860 when a series of commercial structures was built on the corner of Aliso and Alameda Streets. About 10 years later, Matthew Keller obtained the western side of Ramirez's property, while a strip of lots measuring 100 feet deep was subdivided on the southern side of the property, fronting Aliso Street. Keller used his property for a vineyard and constructed a large winery. The buildings along Aliso Street, south of Keller, were apparently commercial establishments rather than residences. These included a bakery, farm supplies retailer, and livery stable, while the strip along Old Aliso Road was used for a livery stable and livestock pens. A large open area lay behind the commercial buildings, and Keller's winery appears to have been used for livestock and similar purposes, perhaps related to the Old Aliso Road businesses. In the 1880s, Chinatown began to develop to the north of the study area. Although the existing evidence is equivocal, it is possible that some of the Chinese tenements may have extended southward along Juan Street and into the study area. The commercial nature of the structures in the study area, with Chinatown extending into or abutting the property to the north, characterized the land use pattern into the twentieth century when construction of LAUS began in the 1930s.⁷

4.2.2 Development in the APE by 1905

By 1905, downtown Los Angeles—from Macy Street south to First Street and from Alameda Street east to the Los Angeles River, on what had been willow fields, vineyards, and orange groves only 30 years earlier—had become a thriving city, with “China Town” located at the

⁷ Myra L. Frank & Associates, Inc. 1995. Metropolitan Water District of Southern California DEIR. p. 3-174.

northwest corner of the APE at Alameda Street and Macy Street (now Cesar Chavez Avenue). The Victoria Hotel, C. F. Pike & Co., and Newell Matthews Company were some of the commercial businesses that were interspersed with residential dwellings along Aliso Street. Los Angeles Gas & Electric Company occupied a parcel on Macy Street south to Aliso Street, next to the river. A macaroni and candy factory, Kahn-Beck Company, appeared on a 1906 Sanborn map at the northwest corner of Aliso Street and Center Street, in a building that is now occupied by the Friedman Bag Company. On the corner of Commercial Street and Vignes Street, the Maier Zobelein Brewery now occupies the former site of the Philadelphia Brewery, the original site of the historic Vignes adobe.

4.2.3 Development Changes in the APE in the 1920s

Following the residential boom sparked by railroad competition in the mid- to late 1880s, the character of the APE changed from agricultural to predominantly single-family residential, although a few industrial and commercial buildings were interspersed. By the 1920s, however, the residential character yielded to industrial; by the 1950s, the APE was almost entirely industrial in character.

Within the APE, the Thomas R. Barabee Store and Warehouse and the Los Angeles Casing Company on Ducommon Street were both built in the 1920s, reflecting the new industrial character of the area. The parcels were derived from the original Alanis Tract, which had been recorded by Charles Ducommun and I. W. Hellman in 1874, approximately the same time that Eugene Meyer subdivided the Aliso Tract. Barabee was listed in the 1926 Los Angeles City Directory as being involved with “chemicals.”⁸ The Los Angeles Casing Company was a “gut products manufacturing company.”⁹ To the east of these buildings, at Ducommon Street and Center Street, were Los Angeles Gas & Electric Company tanks.

During this era, the portion of the APE north of Aliso Street was assessed as a potential location for the Los Angeles Union Passenger Terminal. A study entitled “Location and Class of Buildings—Railroad and Industrial District—1918” identified dwellings, hotels, apartments and lodging houses, industrial uses, other uses, and “Mongolians,” with industrial uses dominating.¹⁰

4.2.4 The Macy Street Neighborhood

Just northeast of downtown Los Angeles and just west of the Los Angeles River, the Macy Street neighborhood emerged as a home to working-class, immigrant families during the first quarter of the twentieth century. Of the approximately 3,000 residents that inhabited the neighborhood by the mid-1920s, two-thirds were of Mexican decent with a smaller concentration of Chinese-American residents and other newly immigrated families. Most inhabitants of the

⁸ Carlisle, Alma. 2002. *Los Angeles Run-Through Tracks Project*. DPR 523 form. October.

⁹ Chasteen, Carrie. 2002. *Los Angeles Run-Through Tracks Project*. DPR 523 form. September.

¹⁰ Weitze, Karen J. 1980. *Aliso Street Historical Report, El Monte Busway Extension in the City of Los Angeles*. January. p. 17.

crowded and impoverished Macy Street neighborhood were relegated to the area due to poverty and widespread segregation, which prevented non-whites from residing in the majority of residential districts in Los Angeles during the period. The Macy Street neighborhood was commonly referred to as the “Foreign Quarter” during the 1910s and 1920s because of the ethnic, immigrant makeup of the neighborhood.¹¹ Macy Street was also adjacent to manufacturing and naturally became a home to many of the low-paid manual laborers who worked nearby.¹²

The maze of cramped dwellings that characterized much of Macy Street first developed during the turn of the century as housing for workers in nearby industry. At the time, building codes provided little protection against poor construction and did not prevent residences from being built directly adjacent to polluting and unsanitary industrial sites. Many of the dwellings in the neighborhood were little more than shacks that were built in the cheapest and most rudimentary way. Surrounding the neighborhood were the Wilson and Cudahy meat packing plant and accompanying animal corral to the west and along the river, oil and lumber industrial sites to the south and west, and Southern Pacific rail yards to the north. In addition to the pollution caused by these industries, the Los Angeles River, which was contaminated with animal and human waste, added further to the unsanitary conditions of the neighborhood.¹³

During the 1910s and 1920s, the overcrowded and poorly constructed living quarters on Macy Street created substandard living conditions for the vast majority of residents. Many of the dwellings lacked toilets, indoor sinks, bathtubs, electricity, and gas connections. Homes remained in a general state of disrepair that included rotten wood, broken windows, leaky roofs, and defective plumbing. Vermin infestation and mold issues were common, and corridors through the neighborhood were littered with trash.¹⁴ The proliferation of trash in the neighborhood was partly due to the lack of City services to the area, such as trash collections, that were provided to more affluent districts in Los Angeles. Because of these unsanitary living conditions, such communicable diseases as diphtheria, typhus, smallpox, tuberculosis, and scarlet fever regularly swept through the community. Conditions had become so unhealthy that a plague epidemic inflicted the Macy Street neighborhood in fall 1924, and the City health officials decided to temporarily quarantine the neighborhood. The plague drew national attention and helped motivate local activists, like Macy Street School principle Nora Sterry, to speak out publically against the deplorable and inhumane conditions that persisted in the neighborhood (Figure 7).¹⁵

¹¹ No author listed, “Where Children of Many Nations Will Receive Instruction” Los Angeles Times. May 2, 1915.

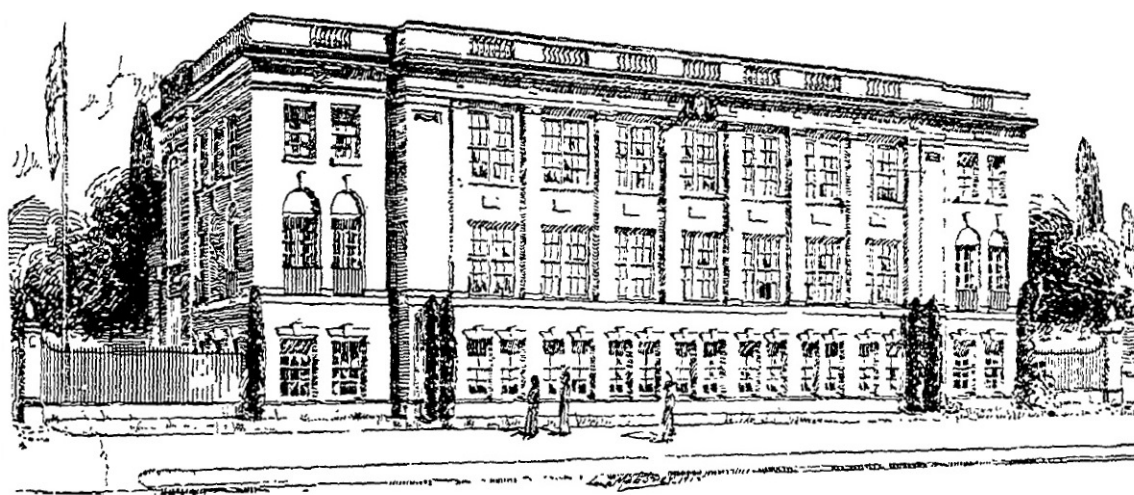
¹² Feldinger, Frank. *A Slight Epidemic: The Government Cover-up of Black Plague in Los Angeles: What Happened and Why It Matters*. Los Angeles, CA: Silver Lake Pub., 2008. Pg. 19-20

¹³ Ibid., pg 20-22

¹⁴ Ibid., pg 21

¹⁵ Raftery, Judith Rosenberg. *Land of fair promise: politics and reform in Los Angeles schools, 1885-1941*. Stanford University Press, 1992. Pg. 99

Where Children of Many Nations Will Receive Instruction.



Architect A. C. Martin's perspective of new Macy-street school.

This modern building in the heart of Los Angeles' most pronouncedly foreign quarter is intended to serve not only as a model public school, but as a neighborhood center for both children and grownups representing at least thirty different nationalities.

Figure 7: Los Angeles Times, May 2, 1915, rendering of the Macy Street School

The residential character of the neighborhood began to change due to increased downtown development, and homes were demolished in the late 1930s to allow for the construction of LAUS, the U.S. Postal Annex on Alameda Street, and later the county jail.¹⁶ Historic aerial maps indicate that other residences in the neighborhood had largely been demolished for commercial and industrial development by the early 1950s.¹⁷ As of 1951, businesses expanding into the Macy Street neighborhood included Eureka Metal Works, the Southern California Gas Company, the Wilson & Co. Packing Plant, and a plumbing supply store. Since the 1950s, the area has become a mix of infrastructural, government, and commercial uses. Surrounding Macy Street School building—the primary remaining property of the former neighborhood—are now substantial correctional facilities, multiple bail bonds companies (some in the Macy Street School building itself and in 1950s-era former warehouse and light industrial properties), Metro headquarters, LAUS, and a handful of other industrial and commercial enterprises.¹⁸

4.2.5 The East Side Industrial District

The first true industrial center of Los Angeles emerged in the 1910s in what would become known as the East Side Industrial District, located on the east end of downtown Los Angeles. Proximity to the Los Angeles River and major railroad lines fueled early industrial growth and made for easy distribution of locally produced goods. The traditional boundaries of the East Side Industrial District lie between Alameda Street (west), the Los Angeles River (east), Ninth Street (south), and Elysian Park (north). The properties in the APE at 410 Center Street,

¹⁶ Simross, Lynn, "Old Macy St. Gang Puts Best Foot Forward for Youths" Los Angeles Times. May 5, 1982.

¹⁷ Historicalaerials.com: 1948, 1952, 1964

¹⁸ Sanborn Fire Insurance Maps: 1906, 1951

620 Commercial Street, 706 Ducommun Street, and 711 Ducommun Street are at the northern end of the district on land that historically had been part of the Aliso Tract (Figure 1).¹⁹

The East Side Industrial District moniker suggests an area that is devoted exclusively to industry. However, at the turn of the century, the area was a diverse mix of residential, commercial, and industrial properties. Along with the heavy-industry foundries and boiler works, one could find grocery stores, restaurants, saloons, and residences that ranged from single-family dwellings to apartment buildings. Although the district became increasingly industrial in the 1910s and 1920s, the limited amount of land and high land values motivated some industrialists to relocate farther east or south of downtown by the mid-1920s to expand their operations in a less congested environment.²⁰

According to the Sanborn Fire Insurance Company maps from 1951, the area immediately surrounding the buildings on Ducommun, Center, and Commercial Streets was completely devoted to industrial enterprises by the mid-twentieth century. Along Center Street, the Southern California Gas Company operated a number of gas compressors, holding tanks, and storage buildings that extended several blocks. The Grand Canyon Lime and Cement Company and other cement companies had operations between the gas company facility to the west and the adjacent Atchison, Topeka & Santa Fe railroad tracks to the east.²¹

After World War II, housing and related neighborhood uses, such as churches and neighborhood-type markets, disappeared on the east side at a rapid rate, because these types of buildings were replaced in the hundreds by industrial structures of utilitarian design. With rare exception, these structures were functional in character, one story tall, and constructed from bricks or concrete blocks; later, tilt-up construction methods were used.²² By the late 1970s, the east side was a predominantly industrial and commercial district with essentially the same physical and land use character/mix as today. Although some new industrial buildings and parking structures have been constructed in the district over the last 20 years, the mid-century warehouses, which often replaced pre-World War II industrial buildings and residences, remain the most common building type in the area.

¹⁹ Sitton, Tom, and William Deverell (eds.). 2001. *Metropolis in the Making*. Berkeley: University of California. pp. 13–18.

²⁰ *Ibid.*, pp. 14 and 15.

²¹ Sanborn Fire Insurance Company. 1906 and 1951. Maps, Los Angeles, California.

²² Carson Anderson. 1992. *Eastside Industrial Area Architectural and Historical Resources*. Los Angeles, CA: Community Redevelopment Agency, City of Los Angeles. pp. 9 and 10.

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5.0 Significance Thresholds

5.1 Evaluation per NRHP Criteria

To be considered for inclusion in the NRHP, a property must meet the criteria for evaluation set forth in 36 Code of Federal Regulations (CFR) Part 60.4, as described below.

Criteria for Evaluation

The quality of significance in American history, architecture, archaeology, engineering, and culture is present in districts, sites, buildings, structures, and objects that possess integrity of design, setting, materials, workmanship, feeling, and association and

- a. Are associated with events that have made a significant contribution to the broad patterns of our history; or
- b. Are associated with the lives of persons significant in our past; or
- c. Embody the distinctive characteristics of a type, period, or method of construction or represent the work of a master or possess high artistic values or represent a significant and distinguishable entity whose components may lack individual distinction; or
- d. Have yielded, or may be likely to yield, information important in prehistory or history.

Criteria Considerations

Ordinarily cemeteries, birthplaces, graves of historical figures, properties owned by religious institutions or used for religious purposes, structures that have been moved from their original locations, reconstructed historic buildings, properties primarily commemorative in nature, and properties that have achieved significance within the past 50 years shall not be considered eligible for the NRHP. However, such properties will qualify if they are integral parts of districts that do meet the criteria or if they fall within the following categories:

- a. A religious property deriving primary significance from architectural or artistic distinction or historical importance; or
- b. A building or structure removed from its original location but which is primarily significant for architectural value, or which is the surviving structure most importantly associated with a historic person or event; or
- c. A birthplace or grave of a historical figure of outstanding importance if there is no appropriate site or building associated with his or her productive life; or
- d. A cemetery that derives its primary importance from graves of persons of transcendent importance, from age, from distinctive design features, or from association with historic events; or

- e. A reconstructed building when accurately executed in a suitable environment and presented in a dignified manner as part of a restoration master plan, and when no other building or structure with the same association has survived; or
- f. A property primarily commemorative in intent if design, age, tradition, or symbolic value has invested it with its own exceptional significance; or
- g. A property achieving significance within the past 50 years if it is of exceptional importance.

5.2 Evaluation per CEQA Criteria

Section 15064.5 of the State CEQA Guidelines (Title 14 California Code of Regulations [CCR], Chapter 3) sets forth the criteria and procedures for determining significant historical resources and the potential significant impacts of a project on such resources.

5.2.1 CEQA Statute

The CEQA statute and guidelines provide five basic definitions as to what may qualify as a historical resource. Specifically, Section 21048.1 of the CEQA statute provides a description for the first three of these definitions, simplified as follows:

1. Listed in the California Register of Historical Resources (CRHR), including the following that are listed automatically:
 - a. Listed in the National Register of Historic Places;
 - b. Determined eligible for the National Register either by the Keeper of the National Register or through a consensus determination on a project review such as Section 106 of the NHPA;
 - c. State Historical Landmarks from number 770 on.
2. Determined eligible for the CRHR by the State Historical Resources Commission; or
3. Included in a local register of historical resources.²³

²³ PRC 5020.1(k): "Local register of historic resources" means a list of properties officially designated or recognized as historically significant by a local government pursuant to a local ordinance or resolution.

5.2.2 CEQA Guidelines

Section 15064.5(a) of the State CEQA Guidelines supplements the CEQA statute by providing two additional definitions of historical resources, which may be simplified in the following manner. A historical resource is a resource that is:

1. Identified as significant in a historical resource survey meeting the requirements of PRC §5024.1(g)²⁴; or
2. Any object, building, structure, site, area, place, record, or manuscript which a lead agency determines to be historically significant or significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California may be considered to be an historical resource, provided the lead agency's determination is supported by substantial evidence in light of the whole record. Generally, a resource shall be considered by the lead agency to be "historically significant" if the resource meets the criteria for listing on the CRHR (Pub. Res. Code SS5024.1, Title 14 CCR, Section 4852).

5.2.3 California Register of Historical Resources

The CRHR criteria are set forth in 14 CCR 4852(b), as follows:

- (b) Criteria for evaluating the significance of historical resources. A historical resource must be significant at the local, state, or national level under one or more of the following four criteria:
 - (1) It is associated with events that have made a significant contribution to the broad patterns of local or regional history, or the cultural heritage of California or the United States;
 - (2) It is associated with the lives of persons important to local, California, or national history;
 - (3) It embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of a master or possesses high artistic values; or

²⁴ PRC 5024.1(g): A resource identified as significant in an historical resource survey may be listed in the California Register if the survey meets all of the following criteria:

- (1) The survey has been or will be included in the State Historic Resources Inventory.
- (2) The survey and the survey documentation were prepared in accordance with office procedures and requirements.
- (3) The resource is evaluated and determined by the office [of Historic Preservation] to have a significance rating of Category 1 to 5 on DPR Form 523.
- (4) If the survey is five or more years old at the time of its nomination for inclusion in the California Register, the survey is updated to identify historical resources which have become eligible or ineligible due to changed circumstances or further documentation and those which have been demolished or altered in a manner that substantially diminishes the significance of the resource.

- (4) It has yielded, or has the potential to yield, information important to the prehistory or history of the local area, California, or the nation.
- (c) Integrity. Integrity is the authenticity of a historical resource's physical identity evidenced by the survival of characteristics that existed during the resource's period of significance. Historical resources eligible for listing in the CRHR must meet one of the criteria of significance described in Section 4852 (b) of this chapter and retain enough of their historic character or appearance to be recognizable as historical resources and to convey the reasons for their significance. Historical resources that have been rehabilitated or restored may be evaluated for listing.

Integrity is evaluated with regard to the retention of location, design, setting, materials, workmanship, feeling, and association. It must also be judged with reference to the particular criteria under which a resource is proposed for eligibility. Alterations over time to a resource or historic changes in its use may themselves have historical, cultural, or architectural significance.

It is possible that historical resources may not retain sufficient integrity to meet the criteria for listing in the NRHP, but they may still be eligible for listing in the CRHR. A resource that has lost its historic character or appearance may still have sufficient integrity for the CRHR if it maintains the potential to yield significant scientific or historical information or specific data.

(d) Special considerations:

- (1) Moved buildings, structures, or objects. The Commission encourages the retention of historical resources on site and discourages the non-historic grouping of historic buildings into parks or districts. However, it is recognized that moving a historic building, structure, or object is sometimes necessary to prevent its destruction. Therefore, a moved building, structure, or object that is otherwise eligible may be listed in the CRHR if it was moved to prevent its demolition at its former location and if the new location is compatible with the original character and use of the historical resource. A historical resource should retain its historic features and compatibility in orientation, setting, and general environment.
- (2) Historical resources achieving significance within the last fifty (50) years. In order to understand the historic importance of a resource, sufficient time must have passed to obtain a scholarly perspective on the events or individuals associated with the resource. A resource less than fifty (50) years old may be considered for listing in the CRHR if it can be demonstrated that sufficient time has passed to understand its historical importance.
- (3) Reconstructed buildings. Reconstructed buildings are those buildings not listed in the CRHR under the criteria in Section 4853(b)(1), (2), or (3) of this chapter. A reconstructed building less than fifty (50) years old may be eligible if it embodies traditional building methods and techniques that play an important role in a community's historically rooted beliefs, customs, and practices; e.g., a Native American roundhouse.

6.0 Findings and Conclusions

6.1 Application of Eligibility Criteria

The historic and architectural resources survey resulted in the identification of properties that are eligible for listing in the NRHP and considered historical resources for the purposes of CEQA. They are evaluated through an understanding of the historic context and application of the federal and state criteria. The federal and state significance criteria are discussed in Chapter 5, in Sections 5.1 and 5.2, respectively.

Through application of the federal and state criteria, in consideration of the historic context and other research, the historic properties (listed or eligible for listing in the NRHP) and historical resources outlined in the discussion that follows (per State CEQA Guidelines) were identified within the APE. Within the APE, all properties over 50 years old were evaluated to determine eligibility for listing in the NRHP and for meeting CEQA criteria. All built environment properties over 50 years old were evaluated for eligibility for the NRHP by architectural historians and historians meeting the Secretary of the Interior's Professional Qualifications Standards (Appendix A to 36 CFR Part 61). All properties under 50 years old in the APE were determined to be ineligible for the NRHP or CHHR because they lacked exceptional importance and did not meet NRHP Criteria Consideration G nor CRHR Special Consideration 2. Survey work was conducted between November 2014 and July 2016, with updates in April 2018. All parcels were observed from the public ROW or with owner permission, and digital photographs were taken of all buildings and structures that were visible on each property.

6.2 Findings of this Report

The project APE is centered primarily around LAUS (Map Reference #9), an NRHP-listed property located in an urban setting with industrial properties and railroad tracks. The following NRHP-listed and NRHP-eligible properties are analyzed and evaluated in the DPR series 523 forms found in Attachment A of this HRER.

For Link US, the evaluation of historic significance consisted of five categories of effort:

1. Identifying properties listed in the NRHP,
2. Identifying properties previously determined eligible for inclusion in the NRHP through a consensus between a Federal agency and SHPO, and
3. Proposing additional properties to be eligible for the NRHP by applying the NRHP criteria and requesting concurrence from SHPO.
4. CRHR criteria and the other definitions of historical resources at § 15064.5(a) of the CEQA Guidelines were applied to other properties in the APE over 50 years old to determine if they were CEQA historical resources, even if they did not meet NRHP eligibility criteria. Properties which fell into one of the three bullets above are also considered to be CEQA historical resources

5. Properties over 50 years old which were evaluated for eligibility for both the NRHP and CRHR, but were determined to be ineligible for both lists.

The results of the effort to evaluate historic significance follows.

6.3 Properties Listed in the NRHP

To be included in the NRHP, a property goes through a formal nomination process, often with the documentation prepared by private individuals and organizations or local governments and Native American tribes. The nomination is then considered by a professional review board in the applicable state, who makes a recommendation of eligibility. The SHPO submits the recommended nomination to the National Park Service (NPS), and if it is approved, the property is formally included in the NRHP. Properties already included in the NRHP maintained by the Secretary of the Interior are historic properties for the purposes of Section 106. Such properties did not require re-evaluation or further application of the NRHP criteria by the Link US project, unless field survey investigation revealed their NRHP status was compromised. The following three historic properties are still extant and were identified within the Link US APE, in order of Map Reference Number:

1. **United States Post Office—Los Angeles Terminal Annex** (a.k.a., Terminal Annex, Map Reference #5), 900 Alameda Street, Los Angeles, was the central mail processing facility for Los Angeles from 1940 to 1989. Constructed in 1937 to 1938, the architectural style is a Mission/Spanish Colonial Revival, and it was intentionally designed to be consistent in style with LAUS. The period of significance is 1938, the year construction was completed. Los Angeles Terminal Annex was found to meet NRHP Criterion C when it was listed in the NRHP on January 11, 1985 (NRHP SID #85000131), as part of the U.S. Post Offices in California 1900 to 1941 Thematic Resource nomination. Specific NRHP eligibility criteria were not articulated in the NRHP nomination but areas of significance were, indicating Criterion A was met for association with community planning and Criterion C was met for quality in architecture and art. Therefore, when Terminal Annex was listed in 1985, the property met NRHP Criteria Consideration G for exceptional importance for properties achieving significance within the past 50 years. The property is not a state landmark or local monument.
2. **Los Angeles Union Passenger Terminal** (a.k.a., LAUS or Union Station, Map Reference #9), 800 Alameda Street, Los Angeles, was constructed from 1934 to 1939 and was designed in the Spanish Colonial Revival and Streamline Moderne styles. The period of significance is 1939, the year construction was completed. It was listed in the NRHP on November 13, 1980 (NRHP SID #80000811). Specific NRHP eligibility criteria were not articulated in the NRHP nomination but areas of significance were, indicating Criterion A was met for association with community planning and transportation Criterion C was met for quality in architecture. When LAUS was listed in 1980, it was only 41 years old, therefore the property met NRHP Criteria Consideration G for exceptional importance for properties achieving significance within the past 50 years. LAUS was declared City of Los Angeles Historic-Cultural Monument (LAHCM) #101 on August 2, 1972.

- 3. Los Angeles Plaza Historic District** (El Pueblo de Los Angeles Historic District/El Pueblo, Map Reference #29), is roughly bounded by Cesar Chavez Avenue to the north, Alameda and Los Angeles Streets to the east, Arcadia Street to the south, and Spring Street to the west. The buildings feature an extensive range of 19th and early 20th century architectural styles, including some from the Spanish Colonial and Mexican eras. The oldest extant resources remaining in the district were constructed in 1822: Nuestra Señora La Reina de Los Angeles (Old Plaza Church), and the Plaza Church Cemetery, site of the first cemetery of Los Angeles. The period of significance is 1818 to 1932. Los Angeles Plaza Historic District was first listed in the NRHP on November 3, 1972 (NRHP SID #72000231), its boundary was amended on November 12, 1981, and the resource count was revised on June 21, 2016. Los Angeles Plaza Historic District was found to meet NRHP Criteria A and C, at the local level of significance. The approximately 9.5 acre site is comprised of 20 contributing buildings, two contributing sites, six non-contributing buildings, and one non-contributing structure. Many of the individual resources have been designated at the national, state and local level, including the Los Angeles Plaza itself, which is California Historical Landmark No. 156. Six resources are listed as California Historical Landmarks (CHL): Nuestra Señora La Reina de Los Angeles (no. 144); Avila Adobe (no. 145); Los Angeles Plaza (no. 156); Pico House (Hotel) (no. 159); Merced Theatre (no. 171); and Old Plaza Firehouse (no. 730). Under the name Los Angeles Plaza Park, the Olvera Street and Plaza portions were declared LAHCM #64 on April 1, 1970.

Additional documentation on these properties is provided on California Department of Recreation (DPR) Forms, Series 523 included in Appendix A.

6.4 Properties Previously Determined Eligible for the NRHP

Properties previously determined eligible for the NRHP as a result of a consensus between a federal agency and the SHPO are historic properties for the purposes of Section 106. Properties previously determined eligible for the NRHP have gone through a different process than those already listed in the NRHP as described in Section 6.3 above. Properties in this category differ because there is not a formal nomination process involving approval by the National Park Service (NPS). Properties may be determined eligible for the NRHP through a consensus determination by a federal agency and SHPO, usually through the Section 106 process.

For the Link US project, properties previously determined eligible for the NRHP did not require re-evaluation or further application of the NRHP criteria, unless field survey investigation revealed their NRHP eligibility status was compromised or needed to be updated. The following eight historic properties previously determined eligible for the NRHP are still extant and were identified within the Link US APE, in order of Map Reference Number:

- 1. Los Angeles Department of Water and Power (LADWP) Main Street Center** (Map Reference #1), 1630 N. Main Street, Los Angeles, is a substantially scaled, multi-building yard owned and operated by the LADWP. The earliest buildings on the property were constructed from 1923 to 1937 and seven of those eight buildings are located

outside the APE. The original period of significance was 1923 to 1944. On the property are numerous shops, test labs, warehouses, repair facilities, garages, crane aisles, and offices designed in the industrial style. A Determination of Eligibility (DOE) by the Federal Emergency Management Agency (FEMA) after the 1994 Northridge Earthquake found the eight earliest buildings on the property to be contributors to a historic district eligible for the NRHP under Criteria A and C. In 1995, SHPO concurred with FEMA's DOE through the mechanism of a Programmatic Agreement. The district record prepared in 1994 established the period of significance as 1923 to 1944, stating "the district boundaries incorporate a group of historic industrial buildings which are over 50 years old and retain a sense of time and place." While not explicitly stated, the close of the period of significance was set as 50 years before the evaluation in accordance with guidance in NRHP Bulletin 16A, and was not linked to the construction years of any of the buildings on the facility. This study for Link US confirms those findings from the 1995 FEMA DOE and recommends the close of the period of significance be extended to 1965 to encompass the construction dates of four more buildings that share similar historic associations and design quality and also meet NRHP Criteria A and C and that those four buildings be added as contributing features to the district. The property is not a state landmark or local monument.

2. **William Mead Homes** (Map Reference #2), 1300 Cardinal Street, Los Angeles, is a seventeen-acre, multiple family public housing complex designed in the Modern "garden apartments" style and constructed from 1943 to 1952. The period of significance was established as 1943-1952, based on the years of construction. William Mead Homes was determined eligible for the NRHP on June 3, 2002, at the local level of significance through the Department of Housing and Urban Development (HUD) and SHPO Section 106 Programmatic Agreement for the City of Los Angeles. It was determined to meet Criterion A for its association with the development of public and defense worker housing in Los Angeles during World War II, and to meet Criterion C as a Los Angeles public housing development based on the planning and design principles of the Garden City and Modern movements. William Mead Homes was designed by chief architect P. A. Eisen in collaboration with Norman F. Marsh, Herbert Powell, Armand Monaco, A. R. Walker, and David D. Smith. Its landscape was designed by prolific landscape architect Ralph D. Cornell. The property is not a state landmark or local monument.
3. **Mission Tower** (Map Reference #3), 1436 Alhambra Avenue, Los Angeles, was constructed in 1916 and enlarged in 1938. Its design was influenced by the Spanish Colonial Revival style. The period of significance is 1916 to 1938, based on when original construction was completed by the Atchison, Topeka and Santa Fe Railway and when it was enlarged for LAUS. Mission Tower was determined eligible for the NRHP by FRA, and SHPO concurred on January 15, 2004, as a result of the previous Run-Through Tracks Project Section 106 process. The SHPO concurred with FRA's determination of eligibility under NRHP Criteria A and C at the local level of significance (see Attachment G of the HPSR—2004 SHPO letter). The property is not a state landmark or local monument.

4. **Cesar Chavez Avenue Viaduct** (formerly Macy Street Viaduct over the Los Angeles River (Bridge #53C 0130, Map Reference #10) was constructed in 1926 and designed in the Spanish Colonial Revival architectural style.). The period of significance is 1926, the year construction was completed. It was previously determined to be eligible for the NRHP in 1986 under Criterion C through a consensus determination process by the Federal Highway Administration (FHWA) and SHPO as a result of the Caltrans Historic Bridge Inventory (HBI). The bridge was declared LAHCM #224 on August 1, 1979.
5. **First Street Viaduct** over the Los Angeles River (Bridge #53C 1166, Map Reference #25), located 0.6 mile west of US-101 was constructed from 1926 to 1929 and was designed in the Neo-Classical architectural style. The period of significance is 1929, the year construction was completed. It was previously determined eligible for inclusion in the NRHP in 1986 under Criterion C through a consensus determination process by FHWA and SHPO as a result of the Caltrans HBI. Furthermore, on December 5, 2001, SHPO concurred with a finding that the bridge was eligible for the NRHP under Criterion C. The bridge was declared LAHCM #909 on January 30, 2008.
6. **Fourth Street Viaduct** (Bridge #53C 0044, Map Reference #26), spanning the Los Angeles River from Mission Road on the east to Santa Fe Ave on the west was constructed from 1930 to 1931 and was designed in the Beaux Arts and Gothic Revival architectural styles. The period of significance is 1930 to 1931, the years of construction. It was previously determined eligible for inclusion in the NRHP in 1986 at the local level of Significance under Criterion C; through a consensus determination process by FHWA and SHPO as a result of the Caltrans HBI. The Fourth Street Viaduct was declared LAHCM #906 on January 30, 2008.
7. **Seventh Street Viaduct** (Bridge #53C 1321, Map Reference #27), spanning the Los Angeles River from approximately Myers Street on the east to Santa Fe Avenue on the west, was initially constructed in 1910 with subsequent work in 1927. It was originally designed in the Beaux-Arts style. The period of significance is 1910 to 1927, according to the Caltrans HBI. It was previously determined eligible for inclusion in the NRHP in 1986 at the local level of significance under Criterion C through a consensus determination process by FHWA and SHPO as a result of the Caltrans HBI. The Seventh Street Viaduct was declared LAHCM #904 on January 30, 2008.

8. **Olympic Boulevard (Ninth Street) Viaduct** (Bridge #53C 0163, Map Reference #28), spanning the Los Angeles River from Rio Vista Avenue on the east to Enterprise Street on the west, was constructed in 1925 as the Ninth Street Viaduct and was re-named in commemoration of the 1932 Olympic Games. The period of significance is 1925, the year construction was completed. It was previously determined eligible for inclusion in the NRHP in 1986 at the local level of Significance under Criterion C through a consensus determination process by FHWA and SHPO as a result of the Caltrans HBI. The Olympic Boulevard Bridge was declared LAHCM #902 on January 30, 2008.

6.5 Properties Evaluated and Recommended Eligible for the NRHP as a Result of This Study

As described in the Section 106 regulations at 36 CFR § 800.16(l)(2), historic properties also include all other properties that meet NRHP criteria.

All architectural properties over 50 years old were evaluated for eligibility for the NRHP by architectural historians and historians meeting the Secretary of the Interior's Professional Qualifications Standards (Appendix A to 36 CFR Part 61). All properties under 50 years old in the APE were determined to be ineligible for the NRHP or CHHR because they lacked exceptional importance and did not meet NRHP Criteria Consideration G nor CRHR Special Consideration 2. Survey work was conducted between November 2014 and July 2016, with updates in April 2018. All parcels were observed from the public ROW or with owner permission, and digital photographs were taken of all buildings and structures that were visible on each property.

In addition to the 11 properties previously listed in or formally determined eligible for the NRHP detailed in Sections 6.2 and 6.3, respectively, 19 other architectural resources over 50 years of age were evaluated. Properties that were evaluated and recommended eligible for the NRHP are detailed here. Properties evaluated and recommended not eligible for the NRHP but considered eligible for CEQA are detailed in Section 6.6. Properties evaluated and not recommended eligible for the NRHP nor CEQA are described in Section 6.7.

Three architectural resources are recommended eligible for the NRHP as a result of this study because they meet NRHP criteria. They are listed below in order of Map Reference Number. Additional documentation on these properties are included is provided on California DPR 523 Forms included in Appendix A:

1. **Vignes Street Undercrossing** (Bridge #53C 1764, Map Reference #4), carrying LAUS tracks over Vignes Street, was constructed from 1933 to 1939 as part of LAUS but is just outside that property's NRHP boundary. That the resource was left outside the boundary appears to be a documenting error of the NRHP nomination, because the map was based on the property's parcel boundary. Vignes Street forms the northern boundary of the LAUPT National Register boundary, and the Vignes Street Undercrossing is immediately adjacent to the boundary. It was designed essentially in the Streamline Moderne style with Spanish Colonial Revival influence. The period of significance begins in 1933 with the initial construction of the bridge and ends in 1939 with the

opening of the LAUS. The bridge has functioned as an important element of the LAUPT, with which it shares a direct historic association. The design and construction of the bridge was an integral part of the overall planning process to bring train service to Union Station; the bridge has carried all train traffic into LAUS since the terminal opened to service in 1939. While the concrete substructure of the Vignes Street Undercrossing has been repaired over the years somewhat compromising its integrity of materials, the structure continues to possess integrity of location, design, workmanship, setting, feeling and association. The Vignes Street Undercrossing contributes to the significance of LAUS, and is recommended eligible for the NRHP under Criterion A, at the local level of significance, as a result of this study for Link US. The property is not a state landmark or local monument.

2. **Macy Street School** (Map Reference #8), 900 N. Avila St, Los Angeles (alternate address 505 Clara Street), was constructed in 1915 and designed in the English Renaissance Revival style by noted Los Angeles Architect Albert C. Martin. The period of significance is 1915 to 1930 which is related to the tenure of School Principal Nora Sterry. The Macy Street School is recommended eligible as a result of this study for Link US, for the NRHP at the local level of significance under Criterion A for associations to the Progressive Era and with ethnic settlement and assimilation in this part of Los Angeles, and under Criterion B for associations with early Principal Nora Sterry. The building retains sufficient historic integrity to convey significance under NRHP Criteria A and B, however, substantial window alterations and entry additions have compromised its integrity of design, materials and workmanship that it is not eligible for the NRHP under Criterion C. The property is not a state landmark or local monument.
3. **Denny's Restaurant** (Map Reference #30) 530 East Ramirez Street, Los Angeles, was constructed in 1965. It is an excellent example of a "Googie" style coffee shop designed by architect Larry A. Ray based on the Armet & Davis prototype design from 1958. The period of significance is 1965. As a result of this study for Link US, it is being recommended eligible for the NRHP at the local level of significance under Criterion C. This NRHP eligibility determination is consistent with the findings of SurveyLA, the Los Angeles Historic Resources Survey, published in September 2016. The property is not a state landmark or local monument.

6.6 Properties Evaluated and Recommended Not Eligible for the NRHP but Considered Historical Resources under CEQA as a Result of This Study

Outside of the resources listed in Sections 6.3, 6.4, and 6.5, all other resources in the Link US APE are recommended not eligible for the NRHP. Details on properties evaluated and determined not eligible for the NRHP are located in Section 6.7.

Based on information provided by the City of Los Angeles Office of Historic Resources (OHR), and the results of SurveyLA conducted by OHR, two of the built resources in the APE are considered historical resources under CEQA, as follows:

1. The **Thomas R. Barabee Store and Warehouse** (611–615 Ducommun Street, Los Angeles, Map Reference #16), was constructed in 1926, and was designed in the Commercial/Industrial Vernacular style. The period of significance is 1926, based on the year it was constructed. It is not eligible for the NRHP but is being considered a CEQA historical resource. The building was previously surveyed in 2002, was determined ineligible for the NRHP by FRA, and SHPO concurred with this finding on January 15, 2004 (FRA031117A). In an email on December 19, 2014, responding during the Section 106 process for SCRIP (the predecessor project to Link US), the City of Los Angeles OHR stated that it believes the Thomas R. Barabee Store and Warehouse is a historical resource for the purposes of CEQA. In 2014, OHR believed that the property is a significant example of commercial architecture and provided information related to context, theme, and property type for citywide commercial architecture. However, when OHR completed its SurveyLA findings for the Central City North nearly two years later in September 2016, it did not include this property among those individual resources found to be significant in this area.²⁵ Because of the information provided by OHR in 2014, it is being considered a historical resource under CEQA. FRA has determined that this property remains ineligible for listing in the NRHP. The property is not a state landmark or local monument.
2. The **Friedman Bag Company—Textile Division Building (Magellan Storage)** (Map Reference #22) 801 E. Commercial Street, Los Angeles. The oldest portion of this building was constructed in 1902, with additions in 1906, 1941, and 1954. It is designed in the Industrial/Utilitarian style. The period of significance is 1902, based on the year the oldest extant portion of the building was constructed. The building was previously surveyed in 2002, was determined ineligible for the NRHP by FRA, and SHPO concurred with this finding on January 15, 2004 (FRA031117A). However, the northwest portion of the building that was originally constructed in 1902, was identified as significant in 2016 by the OHR's SurveyLA program for associations to early industrial development in Los Angeles between 1880 and 1945. As reported in 2002 (see attached DPR form), the original 1902 building's end was set back 18 feet in 1940 due to street widening and the condemnation of Aliso Street for the construction of U.S. 101, therefore, it lacks integrity. Despite the alteration, the northwest portion of the building constructed in 1902 is a historical resource under CEQA because it was found to be significant in a historical resources survey conducted by a local government agency. The property is not a state landmark or local monument. FRA has determined that this property remains ineligible for listing in the NRHP.

Additional documentation on these two properties is provided on California DPR 523 Forms included in Appendix A.

²⁵ "Central City North: Individual Resources 09-29-2016." *SurveyLA*, available at https://preservation.lacity.org/sites/default/files/CentralCityNorth_IndividualResources.pdf, accessed 20 June 2018.

6.7 Properties Evaluated and Recommended Not Eligible for the NRHP nor CEQA as a Result of This Study

All other resources in the Link US APE are recommended not eligible for listing in the NRHP, not to be historical resources under CEQA, or were not evaluated because they have not achieved significance within the past 50 years and do not have exceptional importance.

The following eight properties, in order of Map Reference Number, were evaluated for this study and are recommended not eligible for the NRHP through the Section 106 process documented in this HRER. Additional documentation on these properties are included on California DPR 523 forms in Appendix A. As a result, they have been assigned a temporary OHP status code of “6Y” in Table 1, pending OHP review and confirmation. Status code “6Y” is defined by OHP as “determined ineligible for NR[HP] by consensus through Section 106 process – not evaluated for CR[HR] or Local Listing.” In addition, none of these eight properties are considered historical resources under CEQA.

1. Gonzalez Candle Shop manufacturing building, 940 N. Avila Street, Los Angeles, CA, OHP Status Code 6Y, Map Reference #6.
2. Interstate Rubber Company, 908 N. Avila Street, Los Angeles, CA, OHP Status Code 6Y, Map Reference #7.
3. US 101 Slot (Santa Ana Freeway), PM 1.3 to PM 0.7, approximately located between Grand Avenue and Vignes Street, Los Angeles, CA, OHP Status Code 6Y, 6Z Map Reference #11.
4. American Warehouse and Realty Company, 430 Commercial Street, Los Angeles, CA, OHP Status Code 6Y, Map Reference #13.
5. Maier Brewing Company, 620 Commercial Street, Los Angeles, CA, OHP Status Code 6Y, Map Reference #14.
6. Friedman Bag Company, Polyethylene Division, North Building, 711 Ducommun Street, Los Angeles, CA, OHP Status Code 6Y, Map Reference #18.
7. Friedman Bag Company, Polyethylene Division, South Building, 706 Ducommun Street, Los Angeles, CA, OHP Status Code 6Y, Map Reference #19.
8. Manley Oil Company/ Southern California Gas Company, 410 Center Street, Los Angeles, CA, OHP Status Code 6Y, Map Reference #21.

Six additional properties, listed below in order of Map Reference Number, were determined not to be eligible for listing in the NRHP as a result of previous studies, and were previously assigned an OHP status code of “6Y”. The updated evaluations performed in the current Section 106 process for Link US confirms retention of status code “6Y” is appropriate. Additional documentation on these properties is provided on California DPR 523 Forms included in Appendix A. None of these six properties are considered historical resources under CEQA.

9. US-101 Bridge #53-0405, US-101 over the Los Angeles River, Los Angeles, CA, OHP Status Code 6Y, Map Reference #12
10. Friedman Bag Company—Storage Building, 500 Garey Street, Los Angeles, CA, OHP Status Code 6Y, Map Reference #15
11. LAUSD District H Facilities Services and Maintenance Operations, 611 Jackson Street, Los Angeles, CA, OHP Status Code 6Y, Map Reference #17
12. Los Angeles Casing Company, 710–714 Ducommun Street, Los Angeles, CA, OHP Status Code 6Y, Map Reference #20
13. New York Junk Company, 622 Frontage Road (825 Commercial Street), Los Angeles, CA, OHP Status Code 6Y, Map Reference #23
14. Amay's Bakery & Noodle Company, 837 Commercial Street, Los Angeles, CA, OHP Status Code 6Y, Map Reference #24

6.8 CEQA Historical Resources within the APE

The following sixteen properties are considered to be historical resources for the purposes of CEQA. These resources were all detailed in previous sections.

1. Los Angeles Department of Water and Power, Main Street Center, 1630 N. Main Street, Los Angeles, CA, OHP Status Code 2D2, Map Reference #1
2. William Mead Homes, 1300 Cardinal Street, Los Angeles, CA, OHP Status Code 2S2, Map Reference #2
3. Mission Tower, 800 N. Alameda Street, Los Angeles, CA, OHP Status Code 2S2, Map Reference #3
4. Vignes Street Undercrossing (Bridge #53C 1764), 0.2 mile northwest of Cesar Chavez Avenue, Los Angeles, CA, OHP Status Code 2D2, Map Reference #4
5. U.S. Post Office—Los Angeles Terminal Annex, 900 N. Alameda Street, Los Angeles, CA, OHP Status Code 1S, Map Reference #5
6. Macy Street School, 900 N. Avila Street, Los Angeles, CA, OHP Status Code 3S, Map Reference #8
7. Los Angeles Union Passenger Terminal (Union Station. LAUS), 800 N. Alameda Street, Los Angeles, CA, OHP Status Codes 1S, 5S1, Map Reference #9
8. Los Angeles Plaza Historic District, Roughly bounded by Cesar Chavez Avenue to the north, Alameda and Los Angeles Streets to the east, Arcadia Street to the south, and Spring Street to the west, Los Angeles, CA, OHP Status Code 1S, Map Reference #29
9. Denny's Restaurant, 530 East Ramirez Street, Los Angeles, CA, OHP Status Code 3S, Map Reference #30

10. Cesar Chavez Avenue (formerly Macy Street) Viaduct (Bridge #53C 0130), Cesar Chavez Avenue over the Los Angeles River, 0.12 mile north of US-101, Los Angeles, CA, OHP Status Codes 2S2, 5S1, Map Reference #10
11. Thomas R. Barabee Store and Warehouse, 611–615 Ducommun Street, Los Angeles, CA, OHP Status Code 5S3, Map Reference #16
12. Friedman Bag Company— Textile Division, 801E. E. Commercial Street, Los Angeles, CA, OHP Status Code 3S, Map Reference #22
13. First Street Viaduct (Bridge #53C 1166), First Street over the Los Angeles River, 0.6 mile west of US-101, Los Angeles, CA, OHP Status Codes 2S2, 5S1, Map Reference #25
14. Fourth Street Viaduct (Bridge #53C 0044), Fourth Street over the Los Angeles River, Los Angeles, CA, OHP Status Codes 2S2, 5S1, Map Reference #26
15. The Seventh Street Viaduct (Bridge #53C 1321), Seventh Street over the Los Angeles River, Los Angeles, CA, OHP Status Codes 2S2, 5S1, Map Reference #27
16. Olympic Boulevard (Ninth Street) Viaduct (Bridge #53C 0163), Olympic Boulevard over the Los Angeles River, Los Angeles, CA, OHP Status Codes 2S2, 5S1, Map Reference #28

6.9 Conclusions

This technical report addresses the 30 properties more than 50 years old within the Link US APE.

- Three properties were previously listed in the NRHP
- Eight properties were previously determined eligible for listing in the NRHP
- Three properties were evaluated for this study and recommended eligible for listing in the NRHP
- Two properties were previously determined ineligible for listing in the NRHP, but are considered to be historical resources under CEQA
- Eight properties were previously determined ineligible for listing in the NRHP and that ineligibility is confirmed in this study
- Six properties were evaluated for this study and recommended ineligible for listing in the NRHP

All other properties in the APE are less than fifty years old, and do not possess exceptional importance. Therefore, these properties do not require additional evaluation.

Table 1 summarizes the NRHP determinations and CEQA historical resource determinations for the 30 properties over 50 years old in the APE, and lists them first in the order of their NRHP status, and second in order of their Map Reference Number.

Table 1. NRHP and CEQA Status of Properties over 50 years old in the APE					
Property Name	NRHP Status	CEQA Status	OHP Status Code	Map Reference Number	CHL or LAHCM Number
Listed in the NRHP					
U.S. Post Office—Los Angeles Terminal Annex	NRHP Listed SID #85000131 January 11, 1985	Previously determined to be a Historical Resource	1S	5	N/A
Los Angeles Union Passenger Terminal (Union Station)	NRHP Listed SID #80000811 November 13, 1980	Previously determined to be a Historical Resource	1S, 5S1	9	LAHCM #101
Los Angeles Plaza Historic District	NRHP Listed, SID #72000231 November 3, 1972	Previously determined to be a Historical Resource	1S	29	CHL #156, LAHCM #64
Previously Determined Eligible for the NRHP					
Los Angeles Department of Water and Power, Main Street Center	SHPO concurred with FEMA determination in 1995; current study adds contributors	Previously determined to be a Historical Resource	2D2	1	N/A
William Mead Homes	SHPO concurred with HUD determination on June 3, 2002	Previously determined to be a Historical Resource	2S2	2	N/A
Mission Tower	SHPO concurred with FRA determination on January 15, 2004	Previously determined to be a Historical Resource	2S2	3	N/A
Cesar Chavez Avenue (formerly Macy Street) Viaduct (Bridge #53C 0130)	Consensus determination by FHWA and SHPO in 1986 for Caltrans HBI	Previously determined to be a Historical Resource	2S2, 5S1	10	LAHCM #224
First Street Viaduct (Bridge #53C 1166)	Consensus determination by FHWA and SHPO in 1986 for Caltrans HBI	Previously determined to be a Historical Resource	2S2, 5S1	25	LAHCM #909
Fourth Street Viaduct (Bridge #53C 0044)	Consensus determination by FHWA and SHPO in 1986 for Caltrans HBI	Previously determined to be a Historical Resource	2S2, 5S1	26	LAHCM #906
Seventh Street Viaduct (Bridge #53C 1321)	Consensus determination by FHWA and SHPO in 1986 for	Previously determined to be a Historical Resource	2S2, 5S1	27	LAHCM #904

Table 1. NRHP and CEQA Status of Properties over 50 years old in the APE					
Property Name	NRHP Status	CEQA Status	OHP Status Code	Map Reference Number	CHL or LAHCM Number
	Caltrans HBI				
Olympic Boulevard (Ninth Street) Viaduct (Bridge #53C 0163)	Consensus determination by FHWA and SHPO in 1986 for Caltrans HBI	Previously determined to be a Historical Resource	2S2, 5S1	28	LAHCM #902
Determined Eligible for the NRHP in this Study					
Vignes Street Undercrossing (Bridge #53C 1764)	Recommended eligible under Criterion A at the local level	Historical Resource as a result of this study	2D2	4	N/A
Macy Street School	Recommended eligible under Criteria A and B at the local level	Historical Resource as a result of this study	3S	8	N/A
Denny's Restaurant	Recommended eligible under Criterion C at the local level	Historical Resource as a result of this study	3S	30	N/A
CEQA Historical Resource but not Eligible for the NRHP					
Thomas R. Barabee Store and Warehouse	Previously determined not eligible by FRA with SHPO concurrence on January 15, 2004	Historical Resource based on e-mail from City of LA OHR on December 19, 2014	5S3	16	N/A
Friedman Bag Company— Textile Division	Previously determined not eligible by FRA with SHPO concurrence on January 15, 2004	Historical Resource based on SurveyLA results in 2016 (northwest portion only)	3S	22	N/A
Ineligible for the NRHP and not a CEQA historical resource					
Gonzalez Candle Shop Manufacturing Building	Determined ineligible for the NRHP in this study	Determined not to be a historical resource in this study	6Y	6	N/A
Interstate Rubber Company	Determined ineligible for the NRHP in this study	Determined not to be a historical resource in this study	6Y	7	N/A
US Highway 101 Segment, Santa Ana Freeway ("the slot")	Determined ineligible for the NRHP in this study	Determined not to be a historical resource in this study	6Y, 6Z	11	N/A
American Warehouse and Realty Company	Determined ineligible for the NRHP in this study	Determined not to be a historical resource in this study	6Y	13	N/A

Table 1. NRHP and CEQA Status of Properties over 50 years old in the APE					
Property Name	NRHP Status	CEQA Status	OHP Status Code	Map Reference Number	CHL or LAHCM Number
Maier Brewing Company	Determined ineligible for the NRHP in this study	Determined not to be a historical resource in this study	6Y	14	N/A
Friedman Bag Company, Polyethylene Division, North Building	Determined ineligible for the NRHP in this study	Determined not to be a historical resource in this study	6Y	18	N/A
Friedman Bag Company, Polyethylene Division, South Building	Determined ineligible for the NRHP in this study	Determined not to be a historical resource in this study	6Y	19	N/A
Manley Oil Company/ Southern California Gas Company	Determined ineligible for the NRHP in this study	Determined not to be a historical resource in this study	6Y	21	N/A
US-101 Bridge #53-0405, US-101 over the Los Angeles River	Previously determined ineligible for the NRHP and confirmed in this study	Determined not to be a historical resource in this study	6Y	12	N/A
Friedman Bag Company—Storage Building,	Previously determined ineligible for the NRHP and confirmed in this study	Determined not to be a historical resource in this study	6Y	15	N/A
LAUSD District H Facilities Services and Maintenance Operations	Previously determined ineligible for the NRHP and confirmed in this study	Determined not to be a historical resource in this study	6Y	17	N/A
Los Angeles Casing Company	Previously determined ineligible for the NRHP and confirmed in this study	Determined not to be a historical resource in this study	6Y	20	N/A
New York Junk Company	Previously determined ineligible for the NRHP and confirmed in this study	Determined not to be a historical resource in this study	6Y	23	N/A
Amay's Bakery & Noodle Company	Previously determined ineligible for the NRHP and confirmed in this study	Determined not to be a historical resource in this study	6Y	24	N/A

No other built environment resources within the APE are recommended as meeting NRHP criteria or are considered historical resources under CEQA.

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8.0 Preparers' Qualifications

The preparers of this HRER are listed alphabetically below.

Andrew Bursan, principal architectural historian, consultant with ICF, is a federally qualified professional (36 CFR 61) with 11 years of experience working on issues related to urban planning and historic preservation. While working for the City of Arroyo Grande, California, he assisted in the creation of a historic resources committee, a citywide historic register, and a historic overlay zone. Since joining ICF International, Andrew has supported various projects through archival, library, microfiche, and Internet research. He also conducts permit research and is experienced in the preparation of historic context statements and property descriptions. Education: MCRP, City and Regional Planning, California Polytechnic State University, San Luis Obispo, 2005; BA, History, University of California, Los Angeles, 2002.

Katrina Castaneda, research technician, consultant with ICF, has 3 years of historic preservation and planning experience. She supports projects through historical research, DPR and district evaluations, and historic context statements. Prior to ICF, she ran preservation workshops and marketed and enforced the City of Anaheim's Mills Act program. Katrina is pursuing dual Master of Arts degrees in Planning and Heritage Conservation from the University of Southern California and holds a Bachelor of Arts degree from UC Irvine.

Jessica B. Feldman, principal architectural historian, consultant with ICF, has a master's degree in historic preservation planning from Cornell University and is a federally qualified professional (36 CFR 61) in the fields of historic preservation, architectural history, and preservation planning. Jessica has more than 18 years of professional experience and has been extensively involved in cultural resource investigations in compliance with the National Environmental Policy Act, National Historic Preservation Act, and other federal, state, and local cultural resource regulations. In addition, she is an expert in the areas of research and architectural resource analysis, with a focus on engineering and industrial resources. Jessica specializes in the analysis and preservation of historic bridges.

Elizabeth Hilton, principal architectural historian, consultant with ICF, has a master's degree in historic preservation from the Art Institute of Chicago and a bachelor's degree in historic preservation and community planning from the College of Charleston in South Carolina. She has more than 10 years of experience conducting architectural/historic surveys, including Section 106 and CEQA compliance surveys. Elizabeth has been the signatory architectural historian on numerous Caltrans cultural resources technical reports and has researched, authored, and compiled successfully listed National Historic Landmark, NRHP, and local-level landmark nominations.

Salli Hosseini, principal architectural historian, former consultant with ICF, has a master's degree in historic preservation from the Savannah College of Art and Design, a BA in Urban Studies and Planning from California State University, Northridge, and a BAr in Architecture from Boston Architectural College. Salli meets the Secretary of the Interior's Professional Qualifications Standards in the discipline of architectural history.

Daniel Paul, principal architectural historian, consultant with ICF, has a wide range of work experience. As a qualified architectural historian pursuant to the Secretary of the Interior's Standards and Guidelines (36 CFR 61), Daniel has been involved with Section 106 reviews, state regulatory setting analyses, the drafting of programmatic agreements, and all aspects of individual property evaluations at the local, state, and federal levels. He has been the signatory architectural historian on numerous Caltrans cultural resources technical reports and has researched, authored, and compiled successfully listed NRHP, CRHR, and local-level landmark nominations. Daniel has a Master of Arts degree with high honors in art history from California State University, Northridge, and a Bachelor of Arts degree with high honors in art history from California State University, Fullerton.

Margaret Roderick, architectural historian, consultant with ICF, has a master's of Art History degree from Florida State University and is in progress for a Master of Heritage Conservation from the University of Southern California. She also has a bachelor's degree in Art History and Criticism from the University of California, San Diego. She has almost two years of experience in conducting architectural/historic surveys, including Section 106 and CEQA compliance surveys.

Richard Starzak, principal architectural historian and Senior Fellow, and consultant with ICF, has a Master of Arts degree in architecture from the University of California, Los Angeles. Richard has more than 35 years of experience in the field of historic preservation consulting.

**Appendix A:
California Department of Parks and Recreation Forms:
DPR 523**

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CONTINUATION SHEET

Page 1 of 3 *Resource Name or #:

Los Angeles Department of Water and Power Main Street Center (19-176368)

*Recorded by: Daniel Paul *Date: August 12, 2016 Continuation Update

CHR Status Code: 2S2 remains for entire property; 2S2 would apply to the four added contributing buildings.

Address: (As listed in HRI) 1630 N. Main Street, Los Angeles, CA 90012

Assessor's Parcel Number: 5409013913

Present Use: Utility infrastructure

Historic Name: Los Angeles Department of Water and Power General Services Headquarters; "Main Street Yard."

Owner and Address: Los Angeles Department of Water and Power
Real Estate Group
111 N. Hope Street, Room 1025
Los Angeles, CA 90012-2964

The subject historic district (19-176368) was determined NRHP eligible by the SHPO on May 6, 1995 through a Section 106 undertaking related to evaluation of properties damaged from the 1994 Northridge earthquake, lead federal agency was FEMA: The Federal Emergency Management Agency. The district, with its multiple contributing resources, was found NRHP eligible relative to Criterion A and B for associations with the development and distribution of power for the City of Los Angeles, and for historic associations to Ezra F. Scattergood, the City's chief electrical engineer for 31 years. The identified period of significance for the property was 1923: the year of the earliest on-site buildings, to 1944: 50 years before the 1994 evaluation.

A site visit was conducted on July 13, 2016 to confirm existing conditions, and the subject historic district appears to retain NRHP eligibility. The subject analysis proposes to extend the property's period of significance to 1966, thereby adding four additional properties as district contributors to the NRHP eligible district that did not meet Criteria Consideration G for properties less than 50 years old in 1994. All four buildings appear to have very good to excellent exterior integrity from their build years, and all four meet NRHP Criterion A for associations with the development and distributing of power for the City of Los Angeles.

The four buildings are as follows:

- Building 16: Heavy Mechanical Shops and Administration Building. Year: 1957. (19-176371)
- Building 11A: Transformer Test Building. Year: 1961 (19-176372)
- Building 17: Station Maintenance Building. Year: 1963 (19-176373)
- Building 7: Testing Laboratories Building. Year: 1965 (19-176374)

Pending SHPO concurrence with FRA's determination, each of the four above-listed contributing resources would receive a CSHR Status Code of 2D2.

The Los Angeles Department of Water and Power Main Street Center appears to be one of the largest infrastructural groupings in Los Angeles with virtually all of its primary buildings and structures dating over 50 years old, with very few apparent alterations. Each the four buildings proposed to be added to the historic district appears to retain its original use and integrity. The four above-mentioned buildings, highly functional and straightforward in their design, appear to retain their integrity of location; architectural design; association- to Los Angeles power generation and distribution; feeling- of utilitarian, postwar infrastructural buildings; materials that include original windows, window awnings, *brise-soleil* elements, ribbon windows, louvers, unadorned concrete construction, and for bldg. 11A, corrugated metal; workmanship- appearing intact though minimal; and setting- each present within and informing the substantially scaled district; a distinctive if not unique for Los Angeles historic era infrastructural complex.

Survey Type: Intensive Survey Effort; Section 106 Compliance; P—Project Review

Report Citation: Link US Historical Resources Evaluation Report

CONTINUATION SHEET

Page 2 of 3 *Resource Name or #

Los Angeles Department of Water and Power Main Street Center (19-176368)

*Recorded by: Daniel Paul *Date: August 12, 2016 o Continuation Update



Building 16: Administration Building, 1957, (19-176371). Camera Facing NW.
Photo ICF International, July, 2016. IMG_9073.jpg



Building 11A: Transformer Test Building, 1961, (19-176372). Camera facing NE.
Photo ICF International, July, 2016. IMG_9118.jpg



Building 17: Station Maintenance Building, 1963, (19-176373). Camera Facing SW.
Photo: ICF International, July, 2016. IMG_9076.jpg



Building 7: Testing Laboratories Building, 1965, (19-176374). Camera Facing NW.
Photo: ICF International, July, 2016. IMG_9162.jpg

CONTINUATION SHEET

Page 3 of 3 *Resource Name or #

Los Angeles Department of Water and Power Main Street Center (19-176368)

*Recorded by: Daniel Paul *Date: August 12, 2016 o Continuation ☒ Update

Selected previously
identified contributing
resources



Building 1: Light Mechanical Shops, 1924.
(19-175280). Camera Facing SW.
Photo ICF International, July, 2016. IMG_9325.jpg



Building 5: Receiving Station A, 1925.
(19-175283). Camera facing NE.
Photo ICF International, July, 2016. IMG_9182.jpg



Building 9: Electrical Repair Shop, 1935/1937.
(19-175284). Camera Facing S.
Photo: ICF International, July, 2016. IMG_9276.jpg



Hoist House, 1935.
(19-176370). Camera Facing W.
Photo: ICF International, July, 2016. IMG_9127.jpg



Building 3: General Warehouse, 1924.
(19-175282). Camera facing NW.
Photo: ICF International, July, 2016. IMG_9284.jpg



Building 11: Transformer Warehouse
(Train & Williams, Architects), 1926. (19-175281)
Photo: ICF International, July, 2016. IMG_9095.jpg

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

Primary # _____
HRI # 100984
Trinomial _____
NRHP Status Code 2S2

Page 1 of 13

Other Listings _____
Review Code _____ Reviewer Christy J. McAvoy Date _____

P1. Resource Identifier: DEPARTMENT OF WATER AND POWER GENERAL SERVICES HEADQUARTERS

P2. Location: a. County Los Angeles and (Address and/or UTM Coordinates. Attach Location Map as required.)

b. Address 1630 N MAIN ST

City Los Angeles Zip _____

c. UTM: USGS Quad _____ (7.5'/15') Date _____; Zone _____, _____ mE/ _____ mN

d. Other Location Data (e.g., parcel #, legal description, directions to resources, additional UTMs, etc., when appropriate):

P3. Description Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries):

P4. Resources Present: Building Structure Object Site District Element of District

P5. Photograph or Drawing (photograph required for buildings, structures, and objects.)

P6. Date Constructed/Age:
 Prehistoric Historic Both
1923-1944

P7. Owner and Address:

P8. Recorded by (Name, affiliation and address): Christy J. McAvoy
Historic Resources Group
1728 N. Whitley Ave
Los Angeles, CA 90028

P9. Date Recorded: 11/1/94

P10. Type of Survey: Intensive
 Reconnaissance Other
Describe: Survey of earthquake
damaged properties for purposes
of Section 106 Review.

P11. Report Citation (Provide full citation or enter "none."): _____
1994 Northridge Earthquake Project Review

Attachments: NONE Map Sheet Continuation Sheet Building, Structure, and Object Record
 District Record Linear Resource Record Other (List): _____

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

Primary # _____
 HRI # _____
 Trinomial _____

Page 2 of 13

- D1. Resource Identifier: Department of Water and Power General Services Headquarters
- D2. Historic Name: Bureau of Power and Light General Services Headquarters
- D3. Common Name: Department of Water and Power General Services Headquarters
- D4. Detailed Description (Discuss overall coherence of the district, its setting, visual characteristics, and minor features. List all elements of district.): This district consists of group of industrial buildings located on the on the campus of the general services headquarters of the Department of Water and Power. The buildings were constructed from 1923 to 1937 and range from one to three stories in height. The earlier buildings exhibit simplified Classically-inspired ornamentation and the later buildings exhibit Art Deco-inspired motifs. The buildings are relatively unaltered and have been in continuous use for their original purposes. (See Continuation Sheet Page 3.)
- D5. Boundary Description (Describe limits of district and attach map showing boundary and district elements.): This district consists of the historic core of the campus of the general services headquarters of the Department of Water and Power.
- D6. Boundary Justification: The district boundaries incorporate a group of historic industrial buildings which are over 50 years old and retain a sense of time and place.
- D7. District Attributes (List major attributes and codes.): HP--9 Public Utility Building
- D8. Significance: Theme Power System Development Area City of Los Angeles
 Period of Significance 1923-1944 Applicable Criteria A & B
 (Discuss district's importance in terms of its historical context as defined by theme, period of significance, and geographic scope. Also address the integrity of the district as a whole.) The district is comprised of the historic core the general services headquarters of the Department of Water and Power. It is significant under National Register Criterion A for its association with the development and distribution of power for the City of Los Angeles and under Criterion B for its association with Ezra F. Scattergood, the city's chief electrical engineer for 31 years. Prior to 1909, the city purchased the power from private electrical companies, particularly the Los Angeles Gas and Electric Corporation; however, with construction of the Los Angeles Aqueduct between 1905-1913, primarily to supply city inhabitants with water, the opportunity to develop a municipal power supply arose. In 1909 the Bureau of Los Angeles Aqueduct Power was established to harness the hydroelectric power generated by power plants developed along the aqueduct. (See Continuation Sheet Page 3.)
- D9. References (Give full citations including the names and addresses of any informants, where possible.): Van Valen, Nelson. "A Neglected Aspect of the Owens River Aqueduct Story: The Inception of the Los Angeles Municipal Electric System," Historical Society of Southern California Quarterly, Volume 59, No. 1; "Water, Power, and the Growth of Los Angeles," Department of Water and Power, pamphlet, 4/90; "Ezra Scattergood: Father of Municipal Power in Los Angeles," Department of Water and Power, pamphlet, 5/92; "General Services Headquarters Existing Buildings," Department of Water and Power, compilation of data on buildings, typewritten, 1994.
- D10. Evaluator: Christy Johnson McAvoy Date: 9/30/94
 Affiliation and Address: Historic Resources Group, 1728 N. Whitley Avenue, Hollywood, CA 90028

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

Primary # _____
 HRI #/Trinomial _____

Page 3 of 13

Continuation Update

Resource Identifier: Department of Water and Power General Services Headquarters

D4 DESCRIPTION CONT

Contributing Buildings

Common Name	Building #	Constn. Date	
0001 General Warehouse	3 97796	1923 with second story addition in 1939	19-175282
0002 Light Mechanical Shops Building	1 97794	1924	19-175280
0003 Distributing Station 1 and Receiving Station A	5 97797	1925	19-175283
0004 Transformer Warehouse	11 97795	1926 (Train & Williams, Architects)	19-175281
0005 Oil Depot	10 101019	1927/1957	19-176369
0006 Electrical Repair Shop and Transformer Shed	9 97798	1935/1937	19-175284
0007 Hoist House	- 101020	Unk	19-176370

Architects were staff of the Bureau of Power and Light unless otherwise noted.

Noncontributing Buildings

0008 Heavy Mechanical Shops and Administration Building	15 01021	1957	19-176371
0009 Transformer Test Building	11 01022	1961	19-176372
0010 Station Maintenance Building	17 101023	1963	19-176373 ↓
0011 Testing Laboratories Building	10 101024	1965	19-176374

D8 SIGNIFICANCE CONT

Initially, the power generated by the gravity flow of the water from the Eastern High Sierras was seen as a fortuitous byproduct of the aqueduct which had been planned and constructed, primarily, to meet the growing city's need for water. The first use of aqueduct power was in construction of the aqueduct tunnels, siphons and other activities. The subsequent development of hydroelectric power plants and the distribution of their electricity was seen as means of recovering a portion of the cost of aqueduct construction. Ezra F. Scattergood, first hired by the city to develop hydroelectric power for construction of the aqueduct, was named chief electrical engineer in 1911 when voters approved a charter amendment that established a municipal power system named the Bureau of Power and Light. The success of the hydroelectric power plants enabled the city to buy-out most of the private power companies then operating in Los Angeles. In 1922, the Bureau purchased the distribution system of Southern California Edison. In 1937, the Bureau of Power and Light consolidated with the Bureau of Water Works and Supply and became the Department of Water and Power. Shortly thereafter, with the purchase of the electrical system of the Los Angeles Gas and Electric Corporation, the Department of Water and Power became the sole distributor of power in the city which it remains today.

Building No. 5 (Distributing Station 1 and Receiving Station A) receives power generated along the aqueduct and at Power Plant Number One in San Francisquito Canyon and distributes that power throughout the city. The remaining buildings house primarily transformer workshops and storage.

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

Primary # 19-176368
HRI #/Trinomial _____

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Continuation Update

Resource Identifier: Department of Water and Power General Services Headquarters



Building No. 3-N - Contributing



Building No. 3-SE - Contributing

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

Primary # 19-176368
HRI #/Trinomial _____

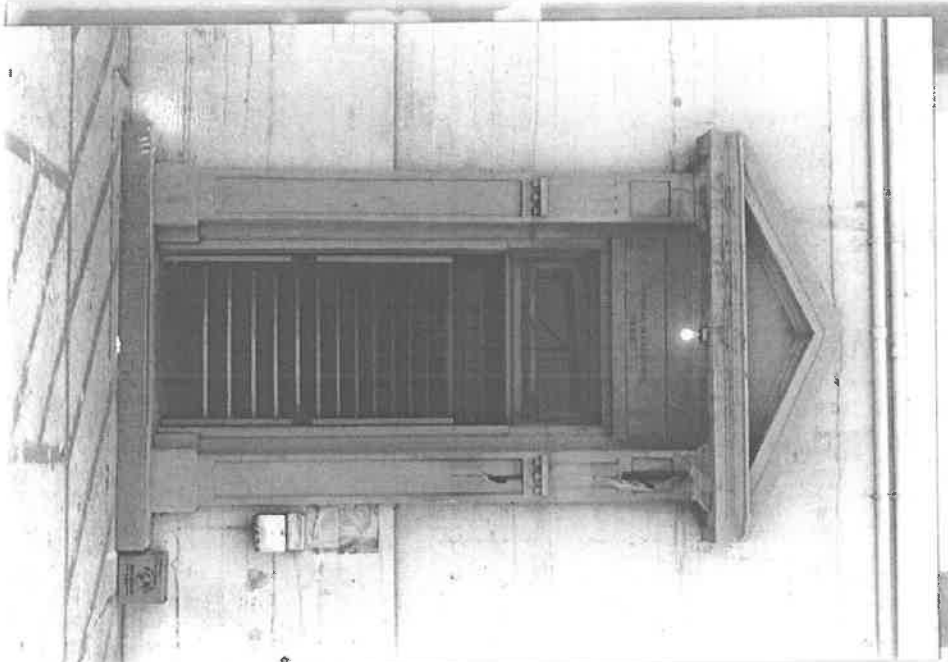
Page 6 of 13

Continuation Update

Resource Identifier: Department of Water and Power General Services Headquarters



Building No. 3-W - Contributing



Building No. 3 (detail of entrance)-W - Contributing

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

Primary # 19-176368
HRI #/Trinomial _____

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Continuation Update

Resource Identifier: Department of Water and Power General Services Headquarters



Building No. 1-NE - Contributing



Building No. 5-SE - Contributing

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

Primary # 19-176368
HRI #/Trinomial _____

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Continuation Update

Resource Identifier: Department of Water and Power General Services Headquarters



Building No. 5 (detail of entrance)-SE - Contributing



Building No. 11-E - Contributing

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

Primary # 19-176368

HRI #/Trinomial _____

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Continuation Update

Resource Identifier: Department of Water and Power General Services Headquarters



Building No. 10 (foreground), Building No. 9 (background)-SW - Contributing



Building No. 9-S - Contributing

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

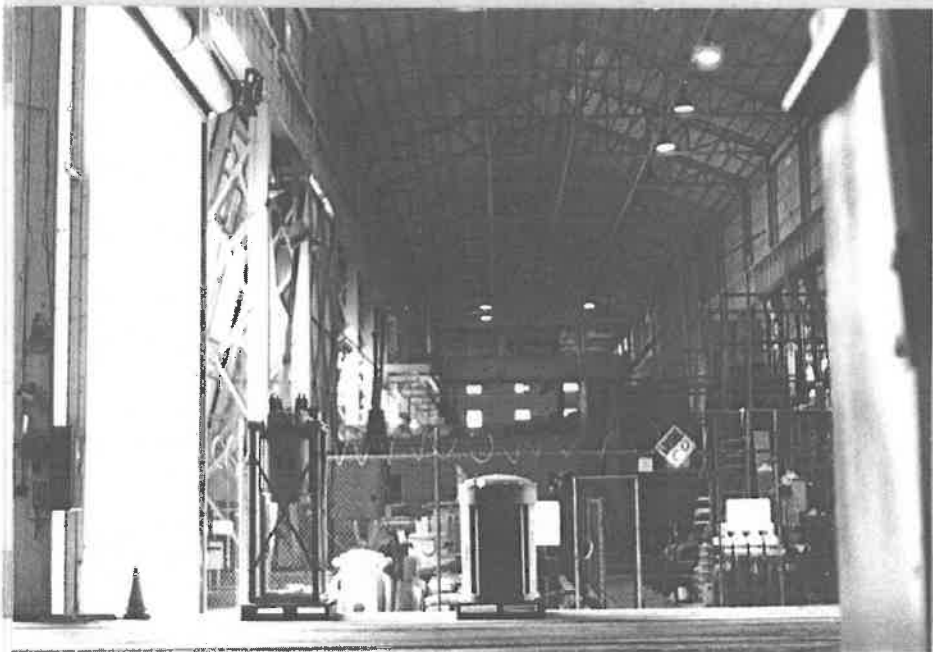
Primary # 19-176368

HRI #/Trinomial _____

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Continuation Update

Resource Identifier: Department of Water and Power General Services Headquarters



Building No. 9 (interior view)-N - Contributing



Building No. 9 (detail of emblem)-W - Contributing

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

Primary # 19-176368

HRI #/Trinomial _____

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Continuation Update

Resource Identifier: Department of Water and Power General Services Headquarters



Hoist House-NE - Contributing



Building No. 9-N - Context.

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

Primary # 19-176368

HRI #/Trinomial _____

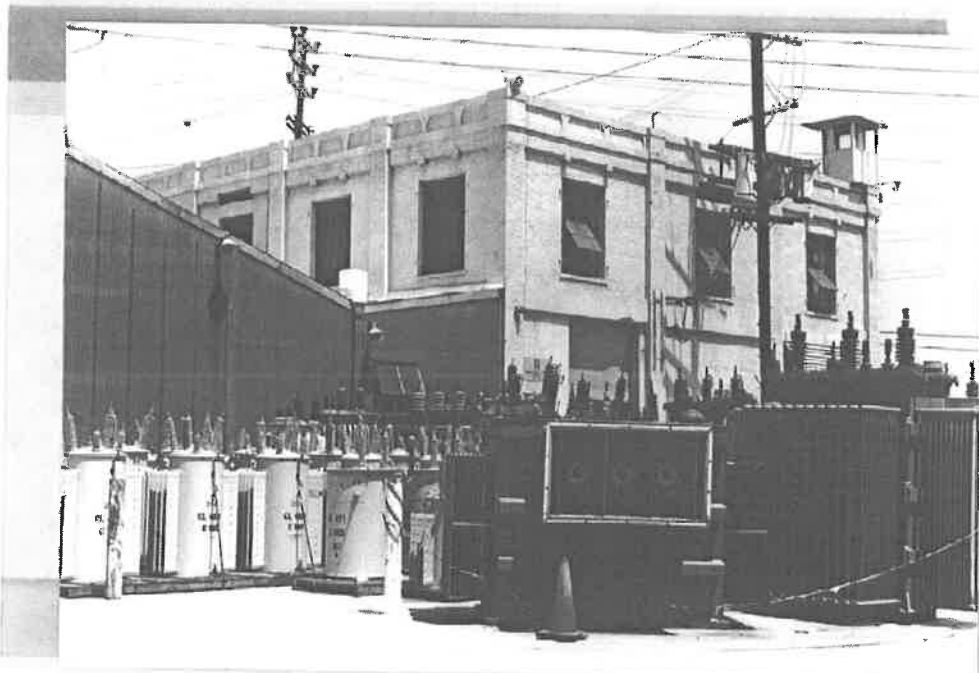
Page 12 of 13

Continuation Update

Resource Identifier: Department of Water and Power General Services Headquarters



Building No. 9 (left), Building No. 3 (right)-W - Context



Building No. 11 (right), Building No. 11A (left)-SE - Contributing and Noncontributing, respectively

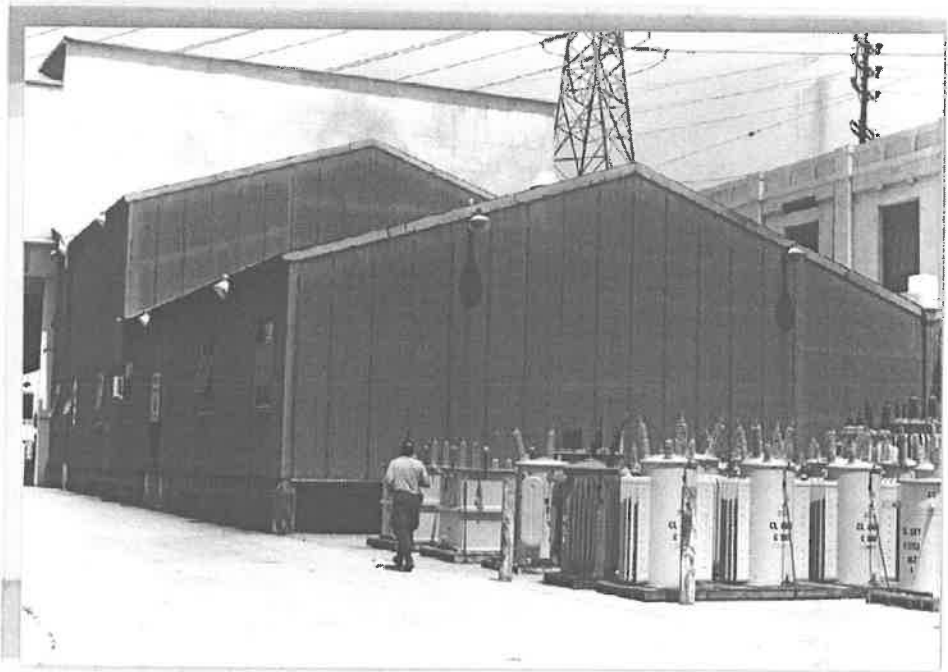
State of California — The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
CONTINUATION SHEET

Primary # 19-176368
HRI #/Trinomial _____

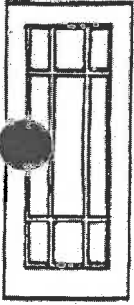
Page 13 of 13

Continuation Update

Resource Identifier: Department of Water and Power General Services Headquarters



Building No. 11A-SE - Noncontributing



HISTORIC RESOURCES GROUP

May 6, 1995

Sandro Amaglio
Regional Environmental Officer
Federal Emergency Management Agency
Disaster Field Office
150 East Colorado Boulevard, Suite 303
Pasadena, CA 91105-1937

Re: Building No. 11, DWP General Services Headquarters,
1630 Main Street, Los Angeles
FEMA 1008-DR-CA, P.A. 037-91079, DSR 18800
FEMA A & E Transmittal Dated April 6, 1995

Dear Mr. Amaglio:

We reviewed the above-referenced A & E Transmittal and revised pages to be contained in the final A & E Report. Building No. 11, located at 1630 Main Street, has been determined eligible for listing in the National Register of Historic Places as a contributor to the Department of Water and Power General Services Headquarters Historic District pursuant to 36 CFR Section 60.4.

Rehabilitation Alternative #3, outlined in the A & E Report and described in greater detail by the revised pages to this report, appears close to conforming to the *Secretary of the Interior's Standards for Rehabilitation* (the "*Standards*"). The specific reference in the report which prevents the project from conforming to the *Standards* is the provision that exterior metal columns are to be sandblasted in preparation for the application of a zinc primer. Sandblasting is specifically prohibited by the *Standards*. Please ask the applicant to substitute an alternate method of preparing the columns.

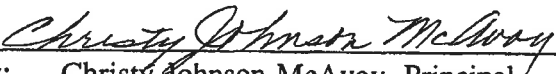
As the aforementioned work does not conform to the *Standards*, we cannot at this time concur with FEMA's finding of no adverse effect. We suggest that an alternative method other than sandblasting be proposed for columns repair. Were such an alternative developed and submitted for review, the project would then conform to the *Standards*, and cause no adverse effect.

Mr. Amaglio
Building No. 11
May 6, 1995
Page 2

Should you have any questions, please contact me.

Sincerely,

Cherilyn Widell, SHPO


By: Christy Johnson McAvoy, Principal
Historic Resources Group as SHPO Representative
Under the Northridge Earthquake Programmatic Agreement

cc: Thomas Ottoman

HRG NPOEQ PROJECT STATUS

Name	Site	Evaluation	Effect	Notes
DWP-Distributing Station No. 37 1218 FACTORY PL Los Angeles	IV	NE		
DWP-Distributing Station No. 5 1504 MATEO ST Los Angeles	IV	ENR		Appears eligible. Constructed in 1925.
DWP-General Services HQ-Building No. 1 1630 N MAIN ST Los Angeles	IV	ENR		SHPO Representative performed preliminary field survey on 7/1/94. Building Nos. 1, 3, 5, 9, 10, 11 and the Holst House (adjacent to Building No. 5) appear eligible as a multiple resource property comprised of buildings on the Headquarters campus. Building No. 1, the Light Mechanical Shop Building, was constructed in 1924.
DWP-General Services HQ-Building No. 11 1630 N MAIN ST Los Angeles	IV	ENR		Building No. 11, the Transformer Warehouse, is a URM infill concrete frame building constructed in 1926.
DWP-General Services HQ-Building No. 3 1630 N MAIN ST Los Angeles	IV	ENR		Building No. 3, the General Warehouse, a reinforced concrete structure was originally constructed in 1923 as a one story building. The second floor was added in 1939.
DWP-General Services HQ-Building No. 5 1630 N MAIN ST Los Angeles	IV	ENR		Building No. 5 contains Distributing Station No. 1 and Switching Station A, which are among the oldest such facilities in the DWP system. This structure may be eligible for separate listing.
DWP-General Services HQ-Building No. 9 1630 N MAIN ST Los Angeles	IV	ENR		Building No. 9, the Transformer Shed, includes a west wing constructed of reinforced concrete and a long east wing constructed of steel with corrugated metal siding finished with spray on insulation. It is directly connected to Building No. 11.
DWP-Olive Switching Station 13355 SAN FERNANDO RD Los Angeles	IV	ENR		Constructed in 1913, this may be the oldest switching station in the San Fernando Valley and is likely associated with power generated from the aqueduct system (1913) and/or the Pacific Interite. Is there an A&E DSR? Applicant stated their intent to demolish structure. SHPO representative needs to review copy of A&E report.
DWP-San Fernando Generating Plant (7) 11845 VOSE ST Los Angeles	IV	ENR		The name of this building may not be correct.

19-176368

Page 1 of 1 *Resource Name or # William Mead Homes

*Recorded by: Daniel Paul *Date: July 21, 2016 Continuation Update

CHR Status Code: 2S2, remains unchanged

Address: (As listed in HRI) 1300 Cardinal St. Los Angeles, CA 90012

Assessor's Parcel Number:

Present Use: Residential- Public Housing

Historic Name: William Mead Homes

Owner and Address: Housing Authority of Los Angeles
2600 Wilshire Blvd.
Los Angeles, CA 90057

The William Mead Homes property was previously surveyed in 2002, and the California Historic Resource Code was determined to be 2S2: (Individual property determined eligible for NR by a consensus through Section 106 process. Listed in the CR.). William Mead Homes is presently listed in the California Historic Resources Inventory with a 2S2 status code. SHPO concurred with this finding by Project Review DOE-19-02-0322-0000, dated 03/03/2002.

A site visit was conducted on July 21, 2016, to verify existing conditions of the resource located at 1300 Cardinal St. The previous survey information recorded on the attached 2002 DPR 523 form, including the 2S2 status code, remains accurate.



William Mead Homes apartment building. Camera facing southwest. ICF International, 11/7/2014

Survey Type: Intensive Survey Effort
Section 106 Compliance
P—Project Review

Report Citation: Link US Historical Resources Evaluation Report

PRIMARY RECORD

Primary #

HRI#

Trinomial

NRHP Status Code 2S2

Other Listings

Review Code _____ Reviewer _____ Date _____

Page 1 of 10

Resource Name or #: William Mead Homes

P1. Other Identifier:

P2. Location: Not for Publication Unrestricted
and (P2b and P2C or P2d. Attach a Location Map as necessary.)

a. County Los Angeles

b. USGS 7.5' Quad Date T ; R ; 1/4 of 1/4 of Sec ;

B.M.

c. Address 1300 N CARDINAL ST

City Los Angeles

Zip 90012

d. UTM: Zone ; mE/ mN

e. Other Locational Data:

P3a. Description:

The property contains a multiple family public housing complex located north of downtown Los Angeles in an industrial area between North Main Street and the Los Angeles River. The seventeen-acre property is bounded by Main Street on the north, Leroy Street on the east, the Southern Pacific railroad tracks on the south, and Elmyra Street on the west. Ann Street School is located at the north end of the site; the project surrounds the school on three sides. Five streets are located within the complex: East Ann Street, Magdalena Street, Cardinal Street, Bloom Street, and Bolero Lane. Twenty-four apartment structures containing 449 dwelling units occupy the six large blocks that comprise the project. A community building is located on Cardinal Street on the southwest side of the complex.

The apartment buildings are rectangular in plan and arranged in groups to create a series of courtyards throughout the complex. In several locations, two facing L-shaped groups frame a square courtyard. North of Cardinal Street the buildings are arranged parallel

(See Continuation Sheet)

P3b. Resources Attributes: 03 Multiple Family Property

P4. Resources Present: Building Structure Object Site District Element of District Other

P5b. Description of Photo:

P6. Date Constructed/Age and Sources: Historic Both
 Prehistoric

1942-43 (F)

P7. Owner and Address:

Housing Authority of the City of Los Angeles

P8. Recorded by:

Historic Resources Group
1728 Whitley Ave., Hollywood, CA
90028

P9. Date Recorded: 3/18/2002

P10. Survey Type:

City of Los Angeles Section 106
Review.

P11. Report Citation: None.

Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record
 Artifact Record Photograph Record Other:

DPR 523A (1/95)

CONTINUATION SHEET

Page 2 of 10

Resource Name or #: William Mead Homes

Recorded by: Historic Resources Group

Date: 3/18/2002

 Continuation Update**P3a. Description, continued:**

or perpendicular to the surrounding streets. South of Cardinal Street, which runs diagonally across the complex creating irregular shaped blocks, the buildings maintain this arrangement despite the change in the street pattern.

All of the buildings are two or three stories in height and constructed of reinforced brick with concrete slab floors and roofs. They have flat roofs with slightly overhanging eaves and red brick exterior walls. Each story is separated by a solid course of concrete. The housing units extend the width of each building with all the front entrances on the same elevation. Units typically feature concrete stoops, single front door openings, and several window openings of varying sizes. The fenestration consists of original metal casement windows throughout. Units on the upper floors are accessed by balcony walkways with metal pipe railings.

The property is in good condition and retains a high degree of integrity. Each of the twenty-four apartment buildings and the community building remain in their original location. No major alterations have been made to the complex.

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 3 of 10

NRHP Status Code 2S2

Resource Name or #: William Mead Homes

B1. Historic Name: William Mead Homes

B2. Common Name: William Mead Homes

B3. Original Use: Public Housing/War Housing

B4. Present Use: Public Housing

B5. Architectural Style: Modern Garden Apartments

B6. Construction History:

B7. Moved? No Yes Unknown

Date: **Original Location:**

B8. Related Features:

B9a. Architect: Housing Associates

b. Builder: Housing Authority City of Los Angeles;The Baruch Corp.

B10. Significance: Theme Public Housing; World War II Housing; Modern Planning **Area** City of Los Angeles

Period of Significance 1943-1952 **Property Type** Public Housing/Garden Apartment Complex **Applicable Criteria** A and C

William Mead Homes is eligible for listing in the National Register of Historic Places at the local level of significance under Criteria A and C. It is significant under Criterion A for its association with the development of public and defense worker housing in Los Angeles during the Second World War, and under Criterion C as a Los Angeles public housing development based on the planning and design principles of the Garden City and Modern movements.

B11. Additional Resource Attributes:

B12. References: See continuation sheet.

B13. Remarks:

B14. Evaluator: Historic Resources Group, 1728 Whitley Ave., Hollywood, CA 90028

Date of Evaluation: 3/18/2002

(This space reserved for official comments.)

DISTRICT RECORD

Page 4 of 10

NRHP Status Code 2S2

Resource Name or #: William Mead Homes

D1. Historic Name:**D2. Common Name:****D3. Detailed Description:**

The property contains a multiple family public housing complex located north of downtown Los Angeles in an industrial area between North Main Street and the Los Angeles River. The seventeen-acre property is bounded by Main Street on the north, Leroy Street on the east, the Southern Pacific railroad tracks on the south, and Elmyra Street on the west. Ann Street School is located at the north end of the site; the project surrounds the school on three sides. Five streets are located within the complex: East Ann Street, Magdalena Street, Cardinal Street, Bloom Street, and Bolero Lane. Twenty-four apartment

(See Continuation Sheet)

D4. Boundary Description:

The seventeen-acre property is bounded by Main Street on the north, Leroy Street on the east, the Southern Pacific railroad tracks on the south, and Elmyra Street on the west. Ann Street School is located at the north end of the site; the project surrounds the school on three sides. Five streets are located within the complex: East Ann Street, Magdalena Street, Cardinal Street, Bloom Street, and Bolero Lane.

D5. Boundary Justification:

The boundaries of the historic district are the original boundaries historically associated with William Mead Homes.

D6. Significance: Theme Early Public Housing; World War II Housing; Modern Planning **Area** City of Los Angeles
Period of Significance 1943-1952 **Applicable Criteria** A and C

William Mead Homes is eligible for listing in the National Register of Historic Places at the local level of significance under Criteria A and C. It is significant under Criterion A for its association with the development of public and defense worker housing in Los Angeles during the Second World War, and under Criterion C as a Los Angeles public housing development based on the planning and design principles of the Garden City and Modern movements.

Criterion A

William Mead Homes is a public housing project located just north of downtown Los Angeles. Constructed in 1942-43 by the Housing Authority of the City of Los Angeles (HACLA), the development was funded with federal funds allocated under the United States Housing Act (also known as the Wagner-Steagall Act) in 1937. This law initiated the construction of public housing across the United States, leaving the design and construction details to local authorities.

During the Great Depression, overcrowding, homelessness, and dilapidated housing were major problems in Los Angeles. Private housing construction slowed dramatically, while the population increased. According to the Real Property Inventory

(See Continuation Sheet)

D7. References:

(See Continuation Sheet)

D8. Evaluator: Christy Johnson McAvoy**Date** 3/18/2002**Affiliation and Address:** Historic Resources Group, 1728 Whitley Ave., Hollywood, CA 90028

CONTINUATION SHEET

Page 5 of 10

Resource Name or #: William Mead Homes

Recorded by: Historic Resources Group

Date: 3/18/2002

 Continuation Update**D3. Detailed Description, continued:**

structures containing 449 dwelling units occupy the six large blocks that comprise the project. A community building is located on Cardinal Street on the southwest side of the complex.

The apartment buildings are rectangular in plan and arranged in groups to create a series of courtyards throughout the complex. In several locations, two facing L-shaped groups frame a square courtyard. North of Cardinal Street the buildings are arranged parallel or perpendicular to the surrounding streets. South of Cardinal Street, which runs diagonally across the complex creating irregular shaped blocks, the buildings maintain this arrangement despite the change in the street pattern.

All of the buildings are two or three stories in height and constructed of reinforced brick with concrete slab floors and roofs. They have flat roofs with slightly overhanging eaves and red brick exterior walls. Each story is separated by a solid course of concrete. The housing units extend the width of each building with all the front entrances on the same elevation. Units typically feature concrete stoops, single front door openings, and several window openings of varying sizes. The fenestration consists of original metal casement windows throughout. Units on the upper floors are accessed by balcony walkways with metal pipe railings.

The property is in good condition and retains a high degree of integrity. Each of the twenty-four apartment buildings and the community building remain in their original location. No major alterations have been made to the complex.

D6. Significance, continued:

in 1939, 7,702 people lived in units with no inside toilet facilities. A year later, the 1940 Census found 19,039 families living in overcrowded conditions.

Emigration to Los Angeles from other parts of the country exacerbated the problem. During the late 1930s and early 1940s, thousands of workers arrived in Los Angeles seeking industrial jobs in the city's emerging aircraft assembly and ship building industries. In 1941, for example, "13,000 new workers were joining Los Angeles' industrial payroll each month" (Hise, 129).

The City of Los Angeles planned, designed, and constructed the apartments at William Mead Homes as part of a comprehensive program to alleviate these shortages, to eradicate slums, and to improve housing quality. A clause in the Wagner-Steagall Act, known as the "equivalent elimination clause," explicitly linked the policy of slum clearance to the construction of new public housing. The clause required local agencies to destroy "slum properties" in a quantity equal to the number of new dwelling units being constructed. Legislators believed that this requirement would eliminate the competition between the government and the private housing market. In 1938, HACL A began purchasing private property in areas designated as slums, often using the power of eminent domain, and developed plans for ten public housing complexes, including William Mead Homes.

The site selected for William Mead Homes included a mixture of single-family homes, warehouses, and industrial buildings with railroad tracks and freight yards surrounding the site. HACL A purchased the land and demolished the existing buildings on the site in 1941. They devised a new street plan and constructed the new housing project in the following two years.

The construction of William Mead Homes was interrupted by the outbreak of the Second World War. After the United States entered the war in December 1941, winning the war became the federal government's first priority. As part of its mobilization efforts, the government reassigned all new public housing projects still under construction as war housing for the purposes of national defense. This included William Mead Homes.

William Mead Homes opened to residents in April 1943. An article in Southwest Builder and Contractor announced, "William Mead Homes Housing Project Finished: Is Opened to Families of War Workers." According to a 1945 HACL A report, a total of

(Continued)

CONTINUATION SHEET

Page 6 of 10

Resource Name or #: William Mead Homes

Recorded by: Historic Resources Group

Date: 3/18/2002

 Continuation Update**D6. Significance, continued:**

2,165 persons resided at William Mead Homes during the war. After the war, the property again became public housing as many war worker families returned to other parts of the country, or found housing elsewhere.

William Mead Homes filled an essential need for new quality housing in Los Angeles in the early 1940s and during the Second World War. It remains in this same use today.

Criterion C

William Mead Homes is significant under Criterion C as a public housing development in Los Angeles based on the planning and design principles of the Garden City and Modern movements of the late 1930s and early 1940s. During this period, local architects and community planners adapted the principles of these movements and constructed innovative new forms of multiple family housing, including the city's first public housing developments, such as William Mead Homes.

The Garden City and Modern movements began in Europe and spread to the United States in the 1920s. Organizations such as the Regional Planning Association of America (RPAA) championed garden cities and advocated comprehensive planning based on social scientific research. Members of the RPAA included Clarence Stein, Edith Elmer Wood, Henry Wright, Lewis Mumford, and Catherine Bauer. The group was instrumental in the planning and construction of Radburn, a planned community in suburban New Jersey and one of the first garden cities in the United States. Radburn was highly regarded and often cited as a model application of modern concepts in planning and architecture. Garden city concepts employed at Radburn, including "superblock" development and the segregation of automobile and pedestrian traffic, were later applied to the development of large apartment complexes throughout the United States.

Within the RPAA, Catherine Bauer was regarded as an expert in new European housing types. In 1934, she authored the book *Modern Housing*, in which she argued that European housing programs had produced a completely different type of shelter and a new framework for producing it. The European programs were developed primarily by nonprofit organizations or the government, and master-planned as component parts of larger neighborhoods, Bauer defined this approach as the essence of "modern housing." She advocated the development of similar projects in the United States.

During the Great Depression, the federal government adopted many ideas proposed by Bauer and other New Deal housing reformers. For example, it responded to the slowdown in housing construction, overcrowding, and decline in housing quality across the country by undertaking "slum clearance, new town and public housing construction, mortgage insurance, and national planning" (Birch, 128).

A new multiple family housing type known as "garden apartments" emerged at this time. Characteristics of garden apartments include the use of superblocks in development of the site, the segregation of automobile and pedestrian traffic, low to medium density and building coverage, the standardization of building types with a maximum of three stories in height, and an emphasis on open space. The complexes were often Modern in character. Many housing reformers viewed the geometric forms, industrial materials, and spatial character common to Modern architecture as a symbolic break with traditional building forms and methods.

Other innovations existed in the site planning. By eliminating the street grid and the traditional lot pattern, architects could arrange the buildings in these complexes in new ways. The designs often featured U-shaped or L-shaped plans that created interior courtyards and oriented the buildings away from the street.

Housing reformers like Bauer believed that the physical form of these communities allowed for a healthier life. They contrasted the new developments with examples of the worst tenement housing, which was often dark and with poor air circulation. Reformers explained that buildings oriented around courtyards and open space provided the apartment units with more natural

(Continued)

CONTINUATION SHEET

Page 7 of 10

Resource Name or #: William Mead Homes

Recorded by: **Historic Resources Group**

Date: 3/18/2002

 Continuation Update**D6. Significance, continued:**

light and better air circulation. At a time when many low-income families, in urban as well as rural areas, lacked indoor plumbing in their homes, the presence of hot and cold water, a toilet, and a small shower or bathtub in each apartment was also promoted as a major benefit of the new housing type.

Many of these new housing projects included children's play spaces and community buildings as well. Reformers believed that the construction of common spaces and the application of modern technology to housing construction facilitated new social arrangements such as group childcare, and allowed for less household work and more collective ways of living.

In 1938, the Wyvernwood Apartments became the first garden apartment project built in the City of Los Angeles and the first to employ the ideals of contemporary housing reformers. While the Wyvernwood Apartments were under construction, HACLA developed plans for more public housing projects, including William Mead Homes. During a period when architectural commissions were few and a commitment to the social goals of modernism was high, HACLA attracted some of the most respected and innovative architects in Los Angeles to work on its projects. William Mead Homes was designed by a group known as Housing Associates, comprised of noted architects including David D. Smith, Herbert J. Powell, Norman F. Marsh, P. A. Eisen, A. R. Walker, and Armand Monaco. Marsh, Walker and Eisen were particularly notable in the architectural development of Los Angeles. Several examples of their work is listed in the National Register.

The application of Garden City and Modern principles to the development of public housing in Los Angeles is represented in the characteristics of William Mead Homes. These characteristics include the development of the site as a superblock; low building coverage and a maximum height of three stories; the placement and orientation of the buildings; and Modern architectural characteristics, including the standardization and repetition of building types.

Using the power of eminent domain, HACLA assembled dozens of individual parcels and demolished every building on the site intended for William Mead Homes. Magdalena Street was extended one block to the east, closing off the south sides of Elmyra and Ann Streets, and a new street named Cardinal was created parallel to the railroad tracks on the south end of the site. The architects designed the housing complex as a complete planning unit or superblock, reorienting the street pattern and placing the individual apartment buildings in a regular pattern across the seventeen-acre site. The selection of a site that surrounded an existing elementary school is also representative of the community planning approach advocated by contemporary city planners.

Working within the HACLA's goals for the number of units to be created while heeding the "equivalent elimination" clause, the project architects designed William Mead Homes with a low building coverage of approximately twenty-one percent. To accomplish these goals, HACLA designed many of the buildings to be three stories high, often the maximum height for these types of complexes. Architect Herbert Powell explained that, "due to the comparatively high density [compared to other public housing projects] required by the land value (approximately 30 dwelling units per acre), it was necessary to have a considerable portion of the project three stories high" (Powell, 8-9). Thus the architects were able to keep the project under three stories, minimize the building site coverage, maximize open space, and produce the required number of units.

The architects also designed the buildings at William Mead Homes in L-shaped groups to create interior courtyards. This configuration provided the desired amounts of natural light and air circulation in the apartment units. Writing about the project in 1943, architect Herbert J. Powell stated that the buildings were intentionally placed "diagonally on the compass" so that "practically every room gets sun during the day."

The architectural style of the buildings at William Mead Homes is typical of public housing projects from this period. The lack of exterior ornament, the presence of flat roofs, and the long horizontal lines created by the balconies reflected the modernist aesthetic favored by many contemporary housing reformers. Designs were repeated throughout the complex, as the standardization and repetition of type kept material costs down and created a sense of unity throughout the project.

The new planning and design concepts of the Garden City and Modern movements, and their adaptation by housing reformers to the development of public housing in the 1930s and 1940s, is evident in the design of William Mead Homes.

CONTINUATION SHEET

Page 8 of 10

Resource Name or #: William Mead Homes

Recorded by: **Historic Resources Group**

Date: 3/18/2002

 Continuation Update**D7. References, continued:**

Birch, Eugenie Lader. "Radburn and the American Planning Movement: The Persistence of an Idea," chapter 7 in Introduction to Planning History in the United States, Donald A. Krueckberg (ed.) New Brunswick, New Jersey: Rutgers, 1983.

Cuff, Dana. The Provisional City: Los Angeles Stories of Architecture and Urbanism. Cambridge, Massachusetts: MIT Press, 2000.

Hise, Greg. Magnetic Los Angeles: Planning the Twentieth-Century Metropolis. Baltimore and London: Johns Hopkins University Press, 1997.

Housing Authority of the City of Los Angeles. A Decent Home, An American Right. The 5th, 6th, and 7th Consolidated Annual Reports, 1945.

Los Angeles Public Library. Housing Authority of the City of Los Angeles Photographs, Security Pacific Collection.

Moga, Steven. Project and Slums: A Context Statement. University of California Los Angeles Comprehensive Project for the Degree Master of Arts in Urban Planning, 1999.

Powell, Herbert J. "William Mead Homes Housing Project Finished: Is Opened to Families of War Workers," Southwest Builder and Contractor, April 16, 1943, p.8-10.

CONTINUATION SHEET

Page 9 of 10

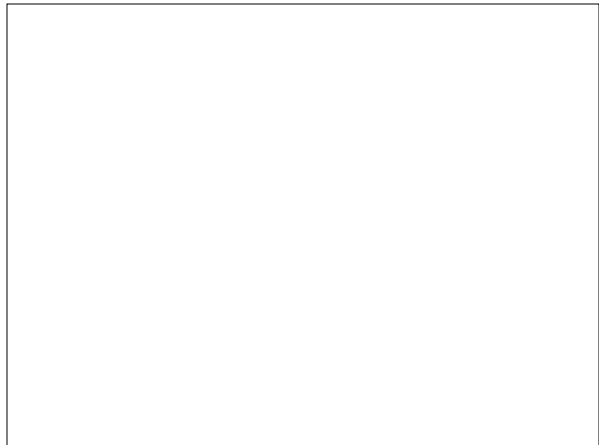
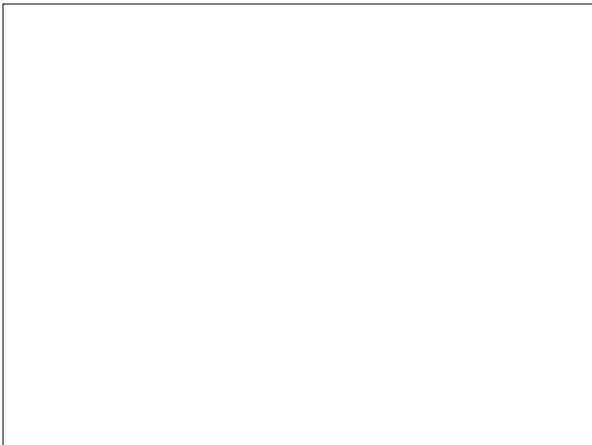
Resource Name or #: William Mead Homes

Recorded by: Historic Resources Group

Date: 3/18/2002

Continuation Update

Representative Photographs of the District:



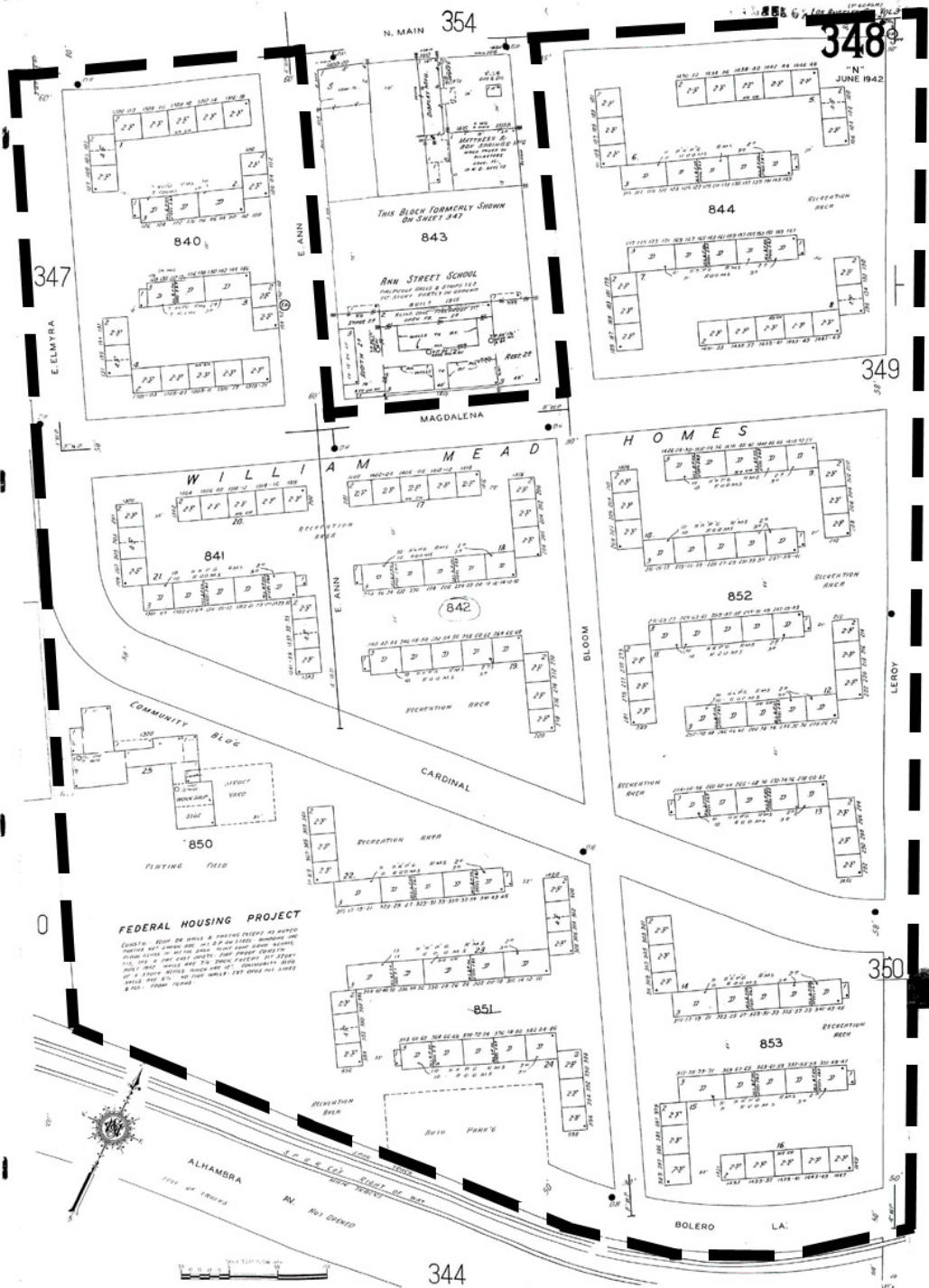
SKETCH MAP

Drawn by: **Historic Resources Group**

Date: 3/18/2002

Continuation Update

Map of the Historic District:



Page 1 of 1 *Resource Name or # Mission Tower/AT&SF Tower

*Recorded by: David Greenwood/Daniel Paul *Date: July 22, 2016 o Continuation Update

Address: (As listed in HRI) 1436 Alhambra Avenue, Los Angeles, CA 90012

Assessor's Parcel Number: 5409-012-908. The historic property boundary is coincident with the limits of the Los Angeles County parcel boundary.

Present Use: Storage

Common Name: Mission Tower

Historic Name: Mission Tower, AT&SF Tower

Owner and Address: LACMTA
1 Gateway Plaza
Los Angeles, CA 90012

Mission Tower was previously surveyed in 2002, and the California Historic Resource Code was determined to be 2S2 (Individual property determined eligible for NR by a consensus through Section 106 process. Listed in the CR).

SHPO concurred with this finding by Project Review FRA031117A, dated 1/15/2004, 2S2; listed in the California Historical Resources Inventory.

A site visit was conducted on January 9, 2015 to verify existing conditions of the resource located at 1436 Alhambra Avenue. The previous survey information recorded on the attached 2003 DPR 523 form, including the 2S2 status code, remains accurate.



Looking north, Photo #DSCN2985.jpg Photo: ICF International, 1/9/2015

Survey Type: Intensive Survey Effort
Section 106 Compliance
P—Project Review

Report Citation: Link US Historical Resources Evaluation Report

PRIMARY RECORD

Other Listings _____
Review Code _____ Reviewer _____ Date _____

Page 1 of 3

* **Resource Name or #:** Mission Tower: AT & SF Tower

P1. Other Identifier: _____

* P2. Location: Not for Publication Unrestricted a. County Los Angeles
b. USGS 7.5' Quad Los Angeles, CA Date 1981 T _____; R _____; _____ 1/4 of _____ 1/4 of Sec _____; _____ B.M.
c. Address 1436 Alhambra Ave City Los Angeles Zip 90012
d. UTM: (Give more than one for large and/or linear feature) Zone _____, _____ mE/ _____ mN
e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM, etc. as appro
APE Map ID# 1; Former address: 1440 Alhambra Avenue; APN: 5409-012-908.

* P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)
Mission Tower is an Atchison, Topeka & Santa Fe Railway interlocking tower, located on a flat site at 1436 Alhambra Avenue, on the western bank of the Los Angeles River. Accessed only after security clearance through a wire gate, the tower stands a quarter mile from the Los Angeles Union Passenger Terminal (Union Station) at Mission Junction, near historic intersection of the Atchison, Topeka & Santa Fe Railway, Union Pacific Railroad, and Southern Pacific Railroad tracks. Historically, Mission Tower operated in conjunction with another signal tower, Los Angeles Union Passenger Terminal Tower, located at the throat of the station's tracks, to control railroad traffic in and out of Union Station. Mission Tower is a three-story and basement, concrete tower, measuring 15' by 30', with three separate entrances: a basement door on the southern façade, a maintenance-shop door on the western façade, and an entrance on the third floor, reached by an exterior stairway, on the northern façade. At the time of this review in 2003, there was no interior access, for security purposes. The architectural style of Mission Tower suggests Spanish Colonial Revival influences, with its tile roof and closed eaves, which are characteristically extended for railroad tower visibility. (See Continuation Sheet.)

* P3b. Resource Attributes: (List attributes and codes) HP17 Railroad interlocking tower

* P4. Resources Present: Building Structure Object Site District Element of District Other (Isolates, etc.)

P5a. Photograph or Drawing (Photograph required for buildings, structures, and objects)



P5b. Description of Photo: (View, date, etc.)

Looking northwesterly, 09/24/02, Photo # IMG 1733

* P6. Date Constructed/Age and Sources: Prehistoric Historic Both

1916 L.A. Building Permit #311

1938 Enlarged for Union Station

* P7. Owner and Address:

LA Co. Metro. Trans. Authority

One Gateway Plaza

Los Angeles, CA 90012

C--County

* P8. Recorded by: (Name, affiliation, address)

Alma Carlisle/Katy Lain

Myra Frank & Associates, Inc.

811 West 7th Street, Suite 800

Los Angeles, CA 90017

* P9. Date Recorded: 11/22/2002

* P10. Survey Type: (Describe)

Intensive Survey Effort

Section 106 Compliance

P--Project Review

* P11. Report Citation: (Cite survey report/other sources or "none") Los Angeles Union Station Run-Through Track Project Federal Railroad Administration and Caltrans Historic Properties Survey Report July 2003.

* Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record
 Photograph Record Other: (List) _____

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3

* NRHP Status Code 2S2, - Pending SHPO concurrence

* Resource Name or #: Mission Tower; AT & SF Tower

B1. Historic Name: Mission Tower; AT & SF Tower

B2. Common Name: Mission Tower

B3. Original Use: Railroad Interlocking Tower

B4. Present Use: Maintenance Headquarters

* B5. Architectural Style: Industrial

* B6. Construction History: (Construction date, alterations, and date of alterations.)

Los Angeles County building permit #311 was issued to the Atchison, Topeka & Santa Fe Railway Company on January 18, 1916 to construct a 15' x 30', three-story with basement, concrete interlocking tower at the "AT & SF right of way, west side of Alhambra near joint crossing with Southern Pacific." The address was 1440 Alhambra Avenue. The cost of construction was \$1,500. R. H. Wells was cited as architect. [See Continuation Sheet.]

* B7. Moved? No Yes Unknown Date: _____ Original Location: 1440 Alhambra Avenue

* B8. Related Features:

Railroad tracks and switches; SP Connector Bridge (1902); traffic signals; utility poles

B9a. Architect: R. H. Wells

b. Builder: The AT&SF Railway

* B10. Significance: Theme Railroad

Area Los Angeles

Period of Significance 1938

Property Type Interlocking Tower

Applicable Criteria A, C; CRHR 1, 3

(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

Mission Tower was constructed by the Santa Fe Railway in 1916 and later enlarged in 1938 to monitor railroad traffic coming to and from Union Station. It replaced an earlier Santa Fe tower at Mission Junction, which had been constructed 1894. Mission Tower is located outside the National Register boundary of Union Station, but was closely associated with the construction and operation of Union Station after it was enlarged in 1938. It closed in 1996. Mission Tower appears eligible for the National Register under Criterion A, for its association with the development and operations of the Santa Fe Railway in Los Angeles and for its association with the operations of Union Station. Mission Tower also appears eligible under Criterion C, as an example of a Spanish Colonial Revival railroad switching tower, which exhibits a high degree architectural quality for this type of property, and has retained a high degree of all aspects of integrity from its period of significance, 1938. It also appears eligible for the California Register of Historical Resources, under criteria 1 and 3, for the same reasons. The interior spaces were not available to access at the time of the survey in 2003, but are likely to be contributing, especially the interlocking control center and track board.

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

* B12. References:

City of Los Angeles Department of Building & Safety Archives;
TRW/Experian

Bill Bradley, The Last of the Great Train Stations: Interurbans Publications,
1979

Interview with John Signor, Railroad Historian, 07-08-02

B13. Remarks:

* B14. Evaluator: Richard Starzak

Date of Evaluation: 2/20/2003

(This space reserved for official comments.)

(Sketch map with north arrow required)

Page 3 of 3 *Resource Name or #: (Assigned by recorder) Mission Tower

* Recorded by: Alma Carlisle, Katy Lain, Rick Starzak, Myra L. Frank & Associates, Inc.

Continuation Update

P3A. Description (Continued):

Incised lettering spells "Mission Tower" on the northern and southern façades. The tower's interlocking machine was located on the third floor, where a band of recessed windows, completely around the exterior, provided the signal engineers with an unobstructed view of the oncoming trains. First floor and basement windows are wood, double-hung type.

Alterations include freestanding light, added in 1997. A white security ladder has been added to the south façade and a white security door added to the south façade. Landscaping consists mainly of gravel.

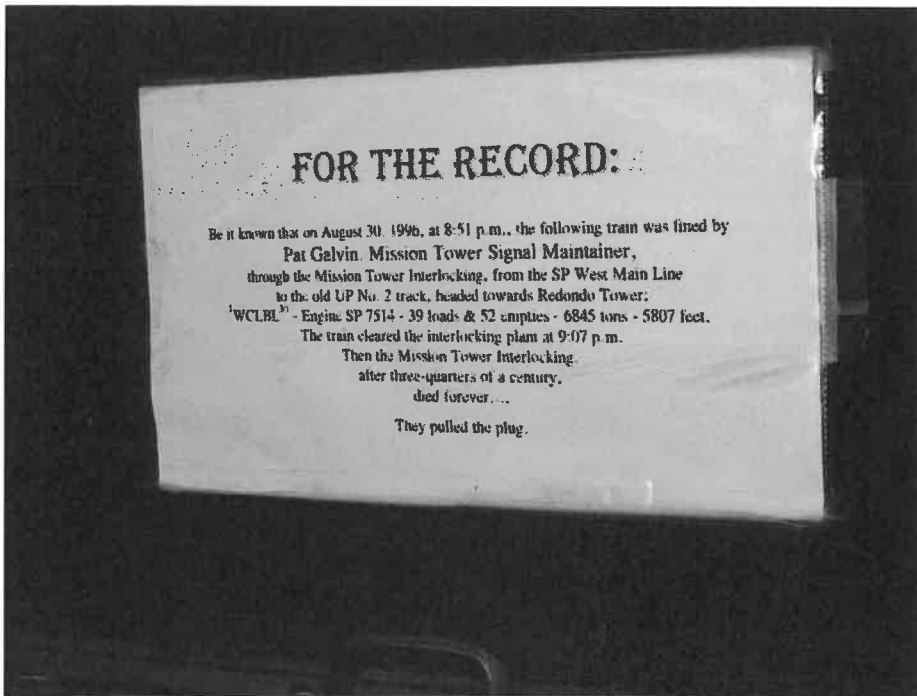
B6. Construction History (Continued):

Building permit #2187 was issued on April 6, 1931 to the AT & SF Railway Company, located at 560 So. Main Street in Los Angeles, to replace the "interior steel stair from second to third floor and put in new stair on outside of building." The cost of the proposed work was \$700. The architect cited was H. L. Gilman. The building was described as a 3-story, 15' x 30' concrete structure. The address was 1436 Alhambra Avenue.

Building permit #39821 was issued on December 8, 1937 to the Los Angeles Union Passenger Terminal, owners, to construct an addition to Mission Signal Tower. The building was described as a 3-story, 15' x 30' concrete structure. The size of the addition was 15' x 25' with 250 barrels of cement and 15 tons of reinforcing steel. The licensed engineer was C. L. A. Bockemohle with no architect cited. The cost of the proposed work was \$7,000. According to Building & Safety records, the addition was completed on May 18, 1938.

B10. Significance (Continued):

The last train cleared Mission Tower on August 30, 1996. The tower was repainted in 1997 and is now used as Maintenance Headquarters for Metrolink contract employees.



Sign prominently displayed in front of the interlocking equipment at Mission Tower, 09.24.02.

PRIMARY RECORD

Other Listings _____
Review Code _____ Reviewer _____ Date _____

Page 1 of 3

* Resource Name or #: Vignes Street Undercrossing

P1. Other Identifier: Bridge #53C 1764

* P2. Location: Not for Publication Unrestricted a. County Los Angeles

b. USGS 7.5' Quad _____ Date _____ T _____; R _____; _____ 1/4 of _____ 1/4 of Sec _____; _____ B.M.

c. Address _____ City Los Angeles Zip 90012

d. UTM: (Give more than one for large and/or linear feature) Zone S, 386203.35 mE/ 3769460.58 mN

e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as app
Assessor Parcel Number: 5409-015-906.

* P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)
The Vignes Street Undercrossing (Caltrans bridge #53C 1764) carries vehicular traffic under the Union Station tracks. Its main span is reinforced concrete, earth filled, elliptical, 68-foot long arch. The bridge is 30 feet wide, with one span 80 feet long. It allows for four lanes (originally two lanes) of traffic to pass underneath the arch span. It features an arched window rail, with smooth concrete texture.

No major alterations were visible from the public right-of-way, however it is likely that alterations have been made to the railroad tracks on the deck of the bridge. As a result, the Vignes Street Undercrossing possesses all aspects of integrity.

The historic property boundary extends to include all of the superstructure and substructure of the bridge, including wing walls and retaining walls.

* P3b. Resource Attributes: (List attributes and codes) HP19 Bridge

* P4. Resources Present: Building Structure Object Site District Element of District Other (Isolates, etc.)

P5a. Photograph or Drawing (Photograph required for buildings, structures, and objects)



P5b. Description of Photo: (View, date, etc.)
Northwest elevation, view southeast

* P6. Date Constructed/Age and Sources:
 Prehistoric Historic Both
1937 Caltrans Historic Bridge Inv

* P7. Owner and Address:
Los Angeles Co. Metro
1 Gateway Plaza
Los Angeles, CA 90012

* P8. Recorded by: (Name, affiliation, address)
Jessica Feldman
ICF International
601 W. 5th Street, Suite 900
Los Angeles, CA 90071

* P9. Date Recorded: 7/26/2016

* P10. Survey Type: (Describe)
Intensive Survey Effort
P--Project Review

* P11. Report Citation: (Cite survey report/other sources or "none") Link US Historic Resources Evaluation Report

* Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record
 Photograph Record Other: (List) _____

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3

* NRHP Status Code 2S2- Pending SHPO concurrence

* **Resource Name or #:** Vignes Street Undercrossing

B1. Historic Name: Vignes Street Undercrossing

B2. Common Name Vignes Street Undercrossing

B3. Original Use: Bridge

B4. Present Use: Bridge

* **B5. Architectural Style:** Closed Spandrel Bridge

* **B6. Construction History:** (Construction date, alterations, and date of alterations.)

The Vignes Street Undercrossing was designed by the Los Angeles City Engineering Department (Merrill Butler) as an integral part of the Union Station complex. The Vignes Street Grade Separation was a Federal Emergency Administration of Public Works Project #4361. Planning and construction started in 1933 and was completed by 1938.

* **B7. Moved?** No Yes Unknown Date _____ Original Location: _____

* **B8. Related Features:**

Los Angeles Union Passenger Terminal. The Macy Street Bridge (Bridge #53C 131) was built between 1933-1938 and was also designed by the Los Angeles City Engineering Department (Merrill Butler), in a similar design and function to the Vignes Street Bridge Undercrossing.

B9a. Architect: Merrill Butler, City of Los Angeles b. Builder: Person & Hollingsworth Co. Contractors

* **B10. Significance:** Them Union Station, Trans/Trans Planning Area Los Angeles

Period of Significance 1933-1939 Property Type Bridge Applicable Criteria A

(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The Vignes Street Undercrossing was designed by the City of Los Angeles (Merrill Butler). Both the College Street (later known as Vignes Street) and Macy Street underpasses were constructed as part of the Los Angeles Union Passenger Terminal, and the planning for both bridges was important in the overall project. The November 26, 1933 edition of the Los Angeles Times referred to the beginning of construction of both underpasses as the "first two consequential construction works of the entire \$9,000,000 terminal project," pre-dating the commencement of the erection of the depot itself. The Municipal Art Commission approved the City Engineer's plans for the Macy Street underpass in late 1935; it was reported that the portals of the underpass, which match those of the Vignes Street underpass, were designed with the "same careful attention to architectural attractiveness" as other bridges in Los Angeles that were designed by the City Engineering Department (LA Times, December 22, 1935, pg. A7).

Although planning, design and initial construction began in 1933, Macy Street underpass was not completed until 1937-1938, when both underpasses were mentioned in an LA Times article on city streets on April 18, 1938. Their construction required the City's acquisition of numerous parcels, the abandonment and reconfiguring of several City streets, significant land excavation for the bridges and construction of retaining walls, as well as significant sewer modification, which constituted the bulk of the City's financial contribution to the overall station project. These grade separations provided streetcar (Macy Street only), automotive and pedestrian access around and to the station from multiple directions, while providing the trains with unobstructed access. See Continuation Sheet.

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

* **B12. References:**

Caltrans Statewide Historic Bridge Inventory, 2010.

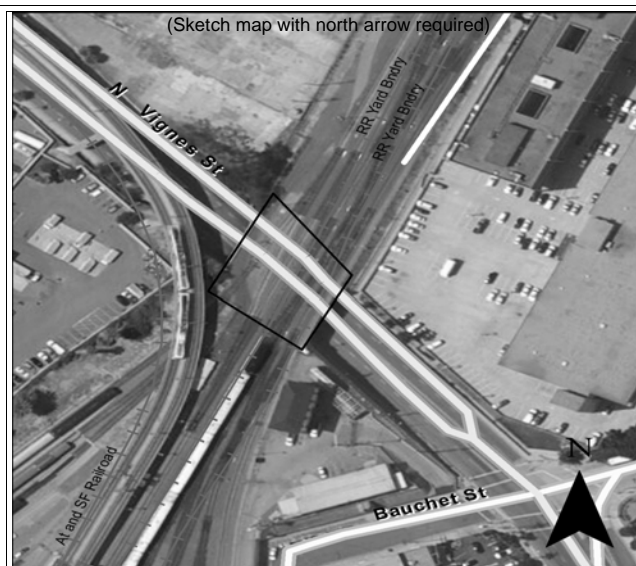
Caltrans Architectural Bridge Rating Sheet, 1986.

B13. Remarks:

* **B14. Evaluator:** Jessica Feldman

Date of Evaluation: 6/9/2015

(This space reserved for official comments.)



CONTINUATION SHEET

Page 3 of 3 * Resource Name or #: (Assigned by recorder Vignes Street Undercrossing)
* Recorded by: Jessica Feldman * Date: 7/26/2016
 Continuation Update

B10. Significance, continued:

The current Caltrans Bridge Inventory lists this bridge as a "5," which indicates that the bridge is not eligible for the National Register of Historic Places (NRHP) under Criterion C. However, a re-evaluation of the bridge under Criterion A was undertaken. As a result of the research conducted for this re-evaluation, the bridge appears to be an associated feature of the Los Angeles Union Passenger Terminal (LAUPT), which was included in the National Register of Historic Places, at the national level of significance, on November 13, 1980.

Vignes Street forms the northern boundary of the LAUPT National Register boundary, and the Vignes Street Undercrossing is immediately adjacent to the boundary. The bridge has functioned as an important element of the LAUPT, with which it shares a direct historic association. The design and construction of the bridge was an integral part of the overall planning process to bring train service to Union Station; the bridge has carried all train traffic into LAUPT since the terminal opened to service in 1939. Therefore, the Vignes Street Undercrossing is eligible for the NRHP under Criterion A in the areas of transportation and transportation planning, at the local level of significance. The period of significance begins in 1933 with the initial construction of the bridge and ends in 1939 with the opening of the LAUPT.

CONTINUATION SHEET

Page 1 of 22

*Resource Name or # Los Angeles Plaza Historic District

*Recorded by: Katrina Castañeda, Margaret Roderick, and Rick Starzak *Date 4/17/2018 Continuation Update

Historic Name: Los Angeles Plaza Historic District

Other Names: El Pueblo; El Pueblo de Los Angeles State Historic Park District; El Pueblo del Los Angeles; El Pueblo del Los Angeles Historic District; Los Angeles Plaza

Address (Location): Roughly Bound by West Cesar E. Chaves Avenue to the north, North Los Angeles/North Alameda Boulevard to the east, West Arcadia Street to the south, and North Spring Street to the west.

Survey Type: Intensive Level Survey

Report Citation: Los Angeles County Metro Link US Historical Resources Evaluation Report (HRER), April 2018

B10. Significance, updated:

Introduction

The Los Angeles Plaza Historic District (District) was evaluated and inscribed in the National Register of Historic Places (NRHP) in 1972. As such, it is also listed on the California Register of Historic Resources (CRHR). Additionally, given the name Los Angeles Plaza Park, the Olvera Street and Plaza portions are also listed as Los Angeles Historic Cultural Monument (HCM) no. 64. NRHP Documentation for the District was updated in 1981 and in 2016.

The District is currently listed under Criteria A and C. This DPR form is an update to the NRHP documentation and an assessment of current conditions. A site visit was conducted on April 5, 2018 to inspect current conditions. This DPR form also updates the record regarding the buildings' listings on the NRHP, CRHR, and/or as an HCM. Moreover, the District was evaluated under Criterion D of the NRHP and as a Traditional Cultural Property (TCP) as part of the current assessment. Photographs of each building in their current conditions are provided at the end of the document and listed according to the 2016 NRHP update documentation.

Alterations

Overall, the District continues to retain integrity of location, design, setting, materials, workmanship, feeling, and association, as do its individual contributors. However, several buildings appear to have incurred minor modifications not yet recorded in any of the previous documentation. These alterations are as follows:

Plaza Firehouse: Brickwork appears to have been repointed, which likely took place during the building's restoration noted in the 2016 NRHP update documentation.

CONTINUATION SHEET

Page 2 of 22

*Resource Name or # Los Angeles Plaza Historic District

*Recorded by: Katrina Castañeda, Margaret Roderick, and Rick Starzak *Date 4/17/2018 Continuation Update

Italian Hall: Storefronts have been altered since the building’s construction. The northern storefront has been infilled with stucco clad walls punctuated by metal sash windows capped by solid panel lunettes and a pedestrian door. The center storefront retains much of its original design, but a solid panel pedestrian door surmounted by a louvered vent has been installed. The southern storefront has been replaced with metal muntins that support an all-glass curtain wall, except for a low wall located below one window. The dates of these alterations are unknown, but the installation of the metal windows to the north suggest an alteration date after 1957. As such, these alterations are likely not recent, but have not been identified in any of the prior NRHP documentation.

Hammel Building: Alterations to the Hammel Building include minor reconfiguration the storefronts. The two storefronts to the north have colored glass, multi-light transoms arranged into a 13 over 13, for one storefront, and a nine over nine configuration, for another. Additionally, another storefront’s door is no longer recessed. These alterations likely occurred before 2016, but have not been identified in any of the prior NRHP documentation.

Pelanconi House/ Pelanconi Warehouse: Storefronts along North Main Street have been altered since the building’s 1910 construction. Two glass storefronts have been partially infilled with stucco walls. The door has been replaced or altered.

Machine Shop: Two openings have been infilled with stucco walls along North Main Street.

Table 1.1. NRHP, CRHR, and HCM Status of Buildings within the District

	Resource Name (Period of Significance)	Address	NRHP*	CRHR #	HCM #**
1	Plaza (c. 1815)	North Main Street	C	CA-156	
2	Old Plaza Church Rectory (1983)	535 N. Main St.	NC		
3	Nuestra Senora La Reina de Los Angeles/Old Plaza Church (1822)	535 N. Main St.	C	CA-144	LA-3
4	Plaza Church Cemetery/Site of Fist Cemetery of Los Angeles (1822)	North Main Street	C		LA-26
5	Plaza House/Garnier Block (1883)	507-511 N. Main St.	C		

CONTINUATION SHEET

Page 3 of 22

*Resource Name or # Los Angeles Plaza Historic District

*Recorded by: Katrina Castañeda, Margaret Roderick, and Rick Starzak *Date 4/17/2018 Continuation Update

6	Vickrey-Brunswig Building (1888)	501 N. Main St.	C		
7	Pico House (1869-1870)	424 N. Main St.	C	CA-159	
8	Merced Theater (1870)	420 N. Main St.	C	CA-171	
9	Masonic Hall (1858)	416 N. Main St.	C		
10	Garnier Building (1890)	419 N. Los Angeles St.	C		
11	Sanchez Building (1898)	425 N. Los Angeles St.	C		
12	Turner Building (1960)	430 Sanchez St.	NC		
13	Hellman-Quon Building (1900)	130-132 Paseo de la Plaza	C		
14	Plaza Firehouse (1884)	134 Paseo de la Plaza	C	CA-730	
15	Biscailuz Building (1926)	125 Paseo de la Plaza	C		
16	Plaza Methodist Church (1926)	115 Paseo de la Plaza	C		
17	Plaza Substation (1903-1904)	611 N. Los Angeles St.	C; NR		
18	Avila Adobe (1818)	10 E. Olvera St.	C	CA-145	
19	Avila Annex (1974)	10 E. Olvera St.	NC		
20	Zanja Madre (c. 1781)	Olvera Street	NC		
21	The Winery (1870-1914)	11 E. Olvera St./845 N. Alameda St.	C		
22	Italian Hall (1907-1908)	644-650 N. Main St.	C		
23	Hammel Building (1909)	634-642 N. Main St.	C		
24	Pelanconi House (c. 1852-1857); Pelanconi Warehouse (1910)	17 W. Olvera St.; 630-632 ½ N. Main St.	C		

CONTINUATION SHEET

Page 4 of 22

*Resource Name or # Los Angeles Plaza Historic District

*Recorded by: Katrina Castañeda, Margaret Roderick, and Rick Starzak *Date 4/17/2018 Continuation Update

25	Gibbs Brothers Electric Company (1919)	626 N. Main St.	NC		
26	Sepulveda House (1887)	622-624 N. Main St.	C		
27	Machine Shop (1910)	10 W. Olvera St.	C		
28	Jones Building (c. 1888)	608-618 N. Main St.	NC		
29	Jones-Simpson Building (1894)	103 Paseo de la Plaza	NC		

*NRHP listing for Plaza District and individual listing. "C" means "contributor to District," "NC" means not a contributor to the District, but located within its boundaries," and "NR" means "individually listed on the NR."
**HCM LA-64 is the "Los Angeles Plaza Park," roughly bounded by Caesar Chavez Avenue, Los Angeles Street, North Main Street, and the Plaza Park. However, the contributors and non-contributors to this HCM are unknown at this time.

Criterion D Evaluation

Criterion D states that "Properties may be eligible for the National Register if they have yielded, or may be likely to yield, information important in prehistory or history," under three categories: Archeological Sites; Buildings, Structures, and Objects; or Association with Human Activity.¹ In regard to Association with Human Activity, "a property can be linked to human activity through [significant] events, processes, institutions, design, construction, settlement, migration, ideas, beliefs, lifeways, and other facets of the development or maintenance of cultural systems."² Moreover, a property's historic environment relies on that human activity for its significance. Although similar to Criterion A which considers "events that have made a significant contribution to the broad patterns of our history," Criterion D focuses on the information potential of *human activity* within a place, such as the Los Angeles Plaza Historic District which has served as a religious, political, and cultural center for nearly 200 years.

The Los Angeles Plaza Historic District began its history in the early 1800s after severe floods of the Los Angeles River in 1801 and 1815 prompted the settlers of the original *El Pueblo del la Reina de Los Angeles* to relocate to its present location.³ Since that time the Plaza, the buildings within the vicinity, and Olvera Street have operated as a gathering place and social nexus for the City of Los Angeles—a

¹ Staff of the National Register of Historic Places, *How to Apply the National Register Criteria for Evaluation bulletin* (National Park Service, 2002), np, accessed 4/12/2018, https://www.nps.gov/nr/publications/bulletins/nrb15/nrb15_6.htm#crit%20d

² Ibid.

³ William D. Estrada, "Sacred and Contested Space: The Los Angeles Plaza," PhD manuscript (University of California, Los Angeles, 2003), 39; "Historic Los Angeles: Relics and Memories of the Ancient Spanish Pueblo," *Los Angeles Times* (June 11, 1899), 59.

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usage that continues to the present day. Further study of the Los Angeles Plaza Historic District is likely to yield significant information about the settlement and how it developed into a cultural center for many ethnicities as well as a major tourist center contingent on those cultures. Indeed, many diverse groups operate as stakeholders through their histories and experiences in this space, and attribute significant value on a multitude of events, activities, and practices. For example, although the District has a distinct Mexican atmosphere, Italians and Chinese worked and lived within the community and are now reclaiming their “visible representation in El Pueblo’s historical narrative” through museums and cultural activities within the space.⁴ However, the District has also been the site of many difficult histories and experiences, such as the Chinese Massacre of 1871 in Negro Alley, named “for the dark-skinned Spaniards who originally lived there,” once located east of the Plaza.⁵ The evaluation of the District under NRHP Criterion D considers three main types of human activity: Religious & Celebratory; Political; and reflection.

Located on the eastern boundary of the Plaza, the Plaza Church was the center of the City’s Roman Catholic community until St. Vibiana Cathedral was constructed in 1876, but has remained an important institution for the Los Angeles Plaza Historic District.⁶ Community members continue to use the Plaza as processional and celebratory space. For example, the Blessing of the Animals is a “centuries-old tradition” practiced in the early Pueblo.⁷ Not only was this event significant in the past, but in the mid-1970s this procession was commemorated by a mural painted by Leo Politi on the south, plaza facing façade of the Biscailuz Building.⁸ Moreover, presided over by the Archbishop of Los Angeles, this event

⁴ Estrada, 338.

⁵ Kelly Wallace, “Forgotten Los Angeles History: The Chinese Massacre of 1871,” LAPL Blog (Los Angeles: Los Angeles Public Library, 2017), np, accessed 4/13/2018, <https://www.lapl.org/collections-resources/blogs/lapl/chinese-massacre-1871>.

⁶ *Criterion Consideration A: Religious Properties* was considered in this evaluation. However, according to this consideration “a religious group may...be considered a cultural group whose are significant in areas broader than religious history.” The argument is that the original settlers, who were Catholic, and subsequent inhabitants of the early Pueblo interacted with the pageantry offered by the Old Plaza Church that took place within the public space of the Plaza. Significantly, the Methodist Church on the Plaza was not even built until 1926, supporting the cultural role of Catholicism and its role in activating public, community space. Although people believe in the religious meaning behind the Old Plaza Church’s traditions, Christine Sterling’s romantic ideal of “our Spanish heritage,” as discussed below, has also secularized the processions discussed within this paragraph. The significance of the Old Plaza Church’s use of the Plaza and Olvera Street relies on broader cultural significance than just religious history thereby applicable for Evaluation under NRHP Criterion D.

⁷ El Pueblo de Los Angeles Historical Monument, “2018 Schedule of Events,” (Los Angeles: City of Los Angeles, 2018), 1, accessed 4/13/2018, http://elpueblo.lacity.org/sites/g/files/wph801/f/2018%20Schedule%20of%20Events_1.pdf.

⁸ “Blessing of the Animals,” Mural Conservancy of Los Angeles (nd), np, accessed 4/13/2018, <http://www.muralconservancy.org/murals/blessing-animals-0>.

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continues today and “is celebrated with a colorful procession on Olvera Street.”⁹ Additional Catholic ceremonies continue to utilize the Plaza and Olvera Street such as Los Tres Reyes, Fiesta de la Candelaria, and Las Posadas.¹⁰ Las Posadas is known to have been practiced in the Plaza since the late-1800s.¹¹ Parade within the District was also secular. Inhabitants of the Pueblo celebrated Cinco de Mayo as early as 1862, which included “a parade, speeches in the Plaza, music, and dramatic plays.”¹² Today, the District’s Cinco de Mayo celebration is noted as a “festive weekend festival” with traditional music and cultural dancing.¹³ May Day celebrations were common in the early to mid-1900s.¹⁴

In the early 1900s the Plaza, located outside the new Los Angeles Downtown, became a public forum, hosting political speeches and rallies for marginalized groups including communists, labor-rights groups, newly arrived immigrants, and racial and ethnic minorities.¹⁵ Meyer Bailyn, a Prussian immigrant, engaged with other working-class citizens in the Plaza in the 1920s by handing out Communist leaflets and writings, and by participating in political demonstrations such as a 1927 protest of Sacco and Vanzetti’s executions and May Day celebrations.¹⁶ Bailyn later recalled that the Plaza was an unofficial place for political meetings, complete with a podium located on the south side of the Plaza.¹⁷ In 1911 when the Flores-Magon brothers, leaders of the *Partido Liberal Mexicano* (PLM) and an associated newspaper, were arrested, women from the PLM community such as Maria Talavera and Francisca Mendoza, publically spoke at the Plaza on a daily basis in order to raise money for the brothers’ legal defense.¹⁸ The Plaza, however, was not the only site of these interactions. The Italian Hall, the social center for Los Angeles’s Italian community from its construction in 1908 to c.1930, “became a popular meeting place for the...immigrant, social and political associations who congregated at the Plaza.”¹⁹ Not only was the Italian Building used by PLM members, but rented by groups to commemorate of the centennial of Mexican Independence which included performances, speakers, and dances or to fundraise for Mexican hospitals.²⁰ These are just a small sampling of the types of political groups or events to take place in the early 1900s in the District. Later, in 1932 David Siqueiros painted *America Tropical*, a mural expressing a pointed political message discussed in the following paragraph. In addition to *America Tropical*, Siqueiros painted *Encuentro en las Calles* indoors at the Chouinard Art

⁹ El Pueblo de Los Angeles Historical Monument, “2018 Schedule of Events.”

¹⁰ Ibid.

¹¹ Christopher Espinosa, conversation with Katrina Castañeda, April 12, 2018.

¹² Estrada, 92.

¹³ El Pueblo de Los Angeles Historical Monument, “2018 Schedule of Events.”

¹⁴ Estrada, 149.

¹⁵ Estrada, 160-161.

¹⁶ Estrada, 148-149.

¹⁷ Estrada, 149.

¹⁸ Estrada, 164.

¹⁹ Estrada, 167.

²⁰ Estrada, 167-169.

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Institute with the students for a class project *and Portrait of Present Day Mexico* for Dudley Murphey's Malibu residence.²¹ Although he painted these two other murals in Los Angeles, Siqueiros reserved his most biting commentary for this public location, in keeping with its history of political activity.

As a reflective (and contested) site, a variety of groups have claimed portions of the space to suit their needs and desires, and to shape ideas, beliefs, and views of our collective histories. Beginning in the late 1920s, with Christine Sterling's effort to preserve the Avila Adobe, the Los Angeles Plaza Historic District became a romanticized ideal of "our Spanish heritage."²² In forming that ideal, Sterling ensured that "Mexican cooks and costumed entertainers soothed and serenaded the guests" by evicting vendors that failed to meet her vision.²³ While the Plaza features a multitude of cultural activities and museums in the District are dedicated to Chinese-American and Italian-American history, Sterling's vision remains the predominant cultural system of the Plaza and Olvera Street today. Siqueiros's *America Tropical* functioned as more than a political statement: it served as a direct counterpoint to the romantic vision promoted by Sterling. Originally, the mural was approved to depict a lush, tropical landscape rife with birds (and free of all commentary), but Siqueiros actively decided to respond to Pueblo setting for *America Tropical*.²⁴ Contrary to its original plan, the mural depicts a Mexican Indian in the center of the image, crucified on a double cross and positioned beneath an American eagle while two sharpshooters take aim at the eagle from a rooftop to the right. Additional imagery includes a pyramid amidst a jungle. Had Siqueiros painted *America Tropical* before Sterling's "restoration" of Olvera Street, the mural would have simply functioned as a political statement in the context of the PLM and activists' activities in the vicinity, and could have been ignored by the City of Los Angeles at large. However, with the newly reconstructed and reimagined Pueblo, *America Tropical* disrupted the romanticized ideal of "our Spanish heritage" by confronting the visitor with a harsher vision. Many viewers were challenged by *America Tropical* and portions were immediately painted over. Within a year, the entire 80 X 18 foot mural was whitewashed.²⁵ Not just a political statement, Siqueiros sought to create a dialogue with Sterling's Olvera Street and contest her "manipulation of American patriotic rhetoric with local history."²⁶

²¹ Ed Fuentes, "Spring Rise and Autumn Exit: David Alfaro Siqueiros in Los Angeles," *History & Society* (Los Angeles: KCET, 2012), np, accessed 4/16/2018, <https://www.kcet.org/history-society/spring-rise-and-autumn-exit-david-alfaro-siqueiros-in-los-angeles>.

²² Estrada, 241.

²³ Estrada, 160-161; 241-242.

²⁴ Ed Fuentes, "Spring Rise and Autumn Exit: David Alfaro Siqueiros in Los Angeles," *History & Society* (Los Angeles: KCET, 2012), np, accessed 4/16/2018, <https://www.kcet.org/history-society/spring-rise-and-autumn-exit-david-alfaro-siqueiros-in-los-angeles>; Mandalit del Barco, "Revolution Mural to Return to L.A. After 80 Years" (NPR, 2010), np, accessed 4/16/2018, <https://www.npr.org/templates/story/story.php?storyId=130519329>.

²⁵ Getty Conservation Institute, "Conservation of *America Tropical*" (Los Angeles: Getty Conservation Institute, 2012), accessed 4/16/2018, http://www.getty.edu/conservation/our_projects/field_projects/siqueiros/siqueiros_overview.html.

²⁶ Estrada, 241.

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Likewise, in 1969 as part of the Chicano Blowouts and movement in Los Angeles, “800 supporters of controversial teacher Sal Castro marched...from the Old Plaza near Olvera St. to the Board of Education to protest the proposed transfer of the East Los Angeles Chicano teacher.”²⁷ Although the Plaza does not appear to have been a major site in the Chicano movement, the marchers used the Plaza as a symbol of empowerment.

In conclusion, the religious, political, and contested events and histories discussed above are only a small sampling of the human activity associated with the Los Angeles Plaza Historic District but express the multitude of human activities linked to the space through events, processes, institutions, design, construction, settlement, migration, ideas, beliefs, lifeways, and other facets of the development or maintenance of cultural systems. Additionally, these such human activities shape our understanding and history of Los Angeles and the District, and are likely to yield additional significant information about how individuals, groups, communities, and cities understand their histories. Human activity informs the significance of the space, rather than the space dictating its use. Religious and celebratory pageantry inform the value of Los Angeles Plaza Historic District through the Blessing of the Animals, Los Tres Reyes, Fiesta de la Candelaria, Las Posadas, and secular events such as May Day and Cinco de Mayo. Additionally, politics of immigrant and marginalized groups thrived and allowed for the creative dissemination of ideas amongst participants. Furthermore, groups of people reflect on and contest the multiple, varying and overlapping histories derived from “our Spanish heritage.” The District has served as a center of culture through multiple processes, both minor and major. Yet, together the groups that have engaged with and continue to do so provide the District with context and meaning. Therefore, the Los Angeles Plaza Historic District is eligible for the NR under Criterion D for its significant human activity, and likelihood to yield additional information significant to our past.

Traditional Cultural Property Evaluation

Los Angeles Plaza Historic District (District) is widely regarded as the founding location of Los Angeles, a famously multicultural city. The District is a place of layered ethnic history: over time, its demographics have shifted due to changes in immigration, forced relocation of people, and themed construction of a Mexican pueblo. Although the District has been home to Mexican-Americans, Chinese-Americans, and Italian-Americans through its long history, Mexican-American vendors currently operate along Olvera Street and the Chinese American Museum occupies the historically-Chinese Garnier Building and Sanchez Building. Given its multi-century, multi-cultural history and the District’s continuing role as a cultural center, this analysis evaluates the District and its components as a potential Traditional Cultural Property (TCP), a potential area of significance that the 1972 NRHP evaluation and subsequent 1981 and 2016 amendments did not address. This analysis begins with a definition of a TCP, explores the ways in

²⁷ Ruben Salazar, “800 Supporters of Sal Castro March on School Board” *Los Angeles Times* (October 7, 1969), 3.

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which the District may qualify, and ultimately concludes that the District does not meet TCP criteria, given the current lack of ethnographic research into the Mexican-American relationship to El Pueblo and Olvera Street and the inability to confirm the continuity of cultural traditions at El Pueblo.

The NRHP has stringent criteria for evaluating TCPs. According to NRHP Bulletin 38 "Guidelines for Evaluating and Documenting Traditional Cultural Properties" (1998), a TCP can be defined generally as one that is eligible for inclusion in the National Register because of its:

"...association with cultural practices or beliefs of a living community that (a) are rooted in that community's history, and (b) are important in maintaining the continuing cultural identity of the community."

Among Bulletin 38's illustrations of a TCP:

"...a location where a community has traditionally carried out economic, artistic, or other cultural practices important in maintaining its historic identity."

Aspects of the District's history and legacy suggest that it may qualify as a TCP. The District's potential traditional cultural significance lies in cultural events that have solidified the Mexican-American community, which has grown and transformed since the 1820s. The community has a complicated history with the District, as El Pueblo saw transformations through the Mexican and American periods. In 1848, when the Mexicans of Alta California ceded to the United States, the Mexican community at large "[resisted] relinquishing their ethnic or cultural identity."²⁸ The ensuing decades "sharply [defined] the boundaries of cultural identity" and celebrations increasingly centered around politics, a shift from the religion-centered celebrations dominant prior to Anglo period – between 1850 and 1900, over fifteen ethnic- and political-oriented groups formed in Los Angeles. Mexican immigrant newspapers also served as a venue for political expression. For example, in 1877, Jose Rodriguez used *El Joven* to publicly criticize the Los Angeles City Council for proposing to demolish Pio Pico's home, a place that represented Mexican agency.²⁹ The 1878 Cinco de Mayo parade engaged two respected orators, Reginaldo del Valle and Eulegio de Celis, followed by a long procession of hundreds of members of Mexican social and political organizations.³⁰ As Mexican Angelenos shifted their focus to Mexican Independence day in the

²⁸ Antonio Rios-Bustamante and Pedro Castillo, *An Illustrated History of Mexican Los Angeles, 1781-1985* (Los Angeles: University of California, Los Angeles, 1986), 92.

²⁹ Rios-Bustamante and Castillo, 101-103.

³⁰ Rios-Bustamante and Castillo, 103.

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1880s, “second generation Latinos did not allow the Cinco de Mayo to fade.”³¹ It is unclear where these celebrations took place.

Over the ensuing decades, however, several versions of Mexican culture emerged in the growing City of Angels. Angelenos not of Mexican descent influenced the presentation of culture at El Pueblo. Charles Fletcher Lummis, for example, joined boosters and businessmen to organize 1894 *La Fiesta de Los Angeles*, in an effort to draw tourists and land developers through the romanticization of Mexican culture.³² In the late 1920s, Christine Sterling similarly raised money and organized to create Olvera Street, celebrating the pueblo’s Mexican origins. Her vision was largely based on a romanticized vision of Mexican history rather than documented history. These well-documented appropriations of culture significantly complicate our understanding of the lived history of the people who occupied the District during this period because their lifeways have yet to be extensively documented.

In a similar fashion, El Pueblo de Los Angeles Historical Monument, a department of the City of Los Angeles, is guided by a General Plan that enforces a “Mexican” character about Olvera Street.³³ The 1981 General Plan for El Pueblo de Los Angeles State Historic Park ensures that Olvera Street is “maintained with Mexican businesses, preserving the market flavor and Mexican atmosphere of the street” through its management of the Olvera Street vendors and its maintenance of the schedule of events, all celebrated along Olvera Street.³⁴ These City-hosted celebrations include:

- *Cinco de Mayo*: Cinco de Mayo celebrations first appeared at the Plaza in the mid-1860s, shortly after Mexican defeat over the French in 1862.³⁵ The Mexican Consulate and businesses led celebrations at the Plaza into the 1950s.³⁶
- *Las Posadas*: This Catholic tradition and procession occurs for nine nights prior to Christmas. It appeared in the district in the late 1800s.³⁷

³¹ David E. Hayes-Bautista, *El Cinco de Mayo: An American Tradition* (Los Angeles: University of California, Los Angeles, 2012), 177-183.

³² Estrada, 58.

³³ Staff of the State of California Department of Parks and Recreation, City of Los Angeles El Pueblo and Department of Parks and Recreation, and the County of Los Angeles, *El Pueblo de Los Angeles State Historic Park General Plan* (Los Angeles: State of California Department of Parks and Recreation, 1981), vi.

³⁴ *El Pueblo de Los Angeles State Historic Park General Plan*, vi; El Pueblo de Los Angeles Historical Monument, “2018 Schedule of Events.”

³⁵ Estrada, 93.

³⁶ Estrada, 333.

³⁷ Christopher Espinosa, conversation with Katrina Castañeda, April 12, 2018.

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- *Blessing of the Animals*: This Catholic tradition appeared at Olvera Street as early as the 1950s, under the watch of Christine Sterling.³⁸

Angelenos of many ethnic backgrounds, including Mexican-Americans, participated in these festivities, but ethnographic study exploring the cultural significance they assign to them is lacking.

Scholars of Mexican heritage have published robust studies of persistent Mexican nationalism and the tensions surrounding assimilation in the Mexican-American community. In their 1986 publication through the University of California, Los Angeles's Chicano Studies Research Center, Antonio Rios Bustamante and Pedro Castillo discussed the post-Mexican era, the "painful transition," during which the Mexican American community maintained their pride amidst a growing Anglo presence.³⁹ In his 1993 book about Mexican-American identity between 1900 and 1945, George J. Sanchez dedicates chapters to "divided loyalties," the "search for stability," "religious adaptations," and the "forging [of] a new politics of opposition" – these chapters sort through Mexica-American political identity.⁴⁰

Other scholars explore the complexity of life at El Pueblo and the melding of cultural references. In his 2003 dissertation, William D. Estrada, former Curator at El Pueblo de Los Angeles Historic Monument, stressed that the city's Mexican residents maintained ceremonial life-traditions at the Plaza, amidst the "atmosphere of violence" during the 1850s and 1860s.⁴¹ Speaking to the Plaza's character circa 2003, Estrada describes its growing cultural significance:

Far beyond the now-ritualized and predictable touristic experience, the old church and its Plaza witnessed a rebirth among Latino immigrants. Street vendors sell everything from bootleg cassettes and CDs, to tamales and fresh fruit. Worshipers, wedding and baptismal parties, strolling sweethearts, lonely old men on benches, Aztec Dancers, aging *braceros* protesting for economic redress, and the homeless seeking refuge reappropriated and reimagined the space that continues to be the Los Angeles Plaza.⁴²

In his 2012 book, David E. Hayes-Bautista outlines the growing significance of Cinco de Mayo and reaffirms that modern-day parades fly the U.S. and Mexican flags side by side to symbolize Latinos' "devoted adherence to...basic American political values."⁴³ In spite of these foundational explorations of the complex cultural practices at El Pueblo, a full ethnographic assessment of modern-day attitudes

³⁸ Estrada, 333.

³⁹ Rios-Bustamante and Castillo, 83-104.

⁴⁰ George J. Sanchez, *Becoming Mexican American: Ethnicity, Culture and Identity in Chicano Los Angeles, 1900-1945* (New York: Oxford University Press, 1993), np.

⁴¹ Estrada, 83-95.

⁴² Estrada, 38.

⁴³ Hayes-Bautista, 177-191.

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toward the District and its components that more fully explores the community's cultural practices and beliefs has not yet been prepared.

One manifestation of the thriving and diverse Mexican-American community of Los Angeles is evident in the *puestos* (kiosks) along Olvera Street as well as the celebratory processions along Olvera Street and Cinco de Mayo parade at the Plaza. While this community is part and parcel of the Los Angeles Plaza Historic District, its enforced preservation makes it difficult to discern which aspects of Olvera Street and the continuing practices in the District are authentic to the place and which aspects are more manufactured and forced. In addition, the "cultural practices or beliefs" displayed in the District do not appear to be bound by, are not uniquely manifested in, the district. There is not enough information regarding Mexican-American attitudes toward the Plaza, the degree to which Olvera Street and the celebrations are authentically Mexican-American, and the time periods of particularly important cultural practices and displays of beliefs. Although the Los Angeles Plaza Historic District does not meet the criteria as a Traditional Cultural Property at this time, a full ethnographic study may yet reveal those associations.

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Figures



Figure 1: Plaza, camera facing northeast. ICF, 2018.



Figure 2: Old Plaza Church Rectory, camera facing west.



Figure 3: Old Plaza Church, camera facing west.



Figure 4: Old Plaza Church Cemetery, camera facing northwest. ICF, 2018.

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Figure 5: Plaza House, camera facing northwest. ICF, 2018.



Figure 6: Vickrey-Brunswick Building, camera facing west. ICF, 2018.



Figure 7: Pico House, camera facing south. ICF, 2018.



Figure 8: Merced Theater, camera facing southeast. ICF, 2018.

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Figure 9: Masonic Hall, camera facing east. ICF, 2018.



Figure 10: Garnier Building, camera facing northwest. ICF, 2018.



Figure 11: Sanchez Building, camera facing northwest. ICF, 2018.



Figure 12: Turner Building, rear elevation, camera facing northeast. ICF, 2018.

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Figure 13: Hellman-Quon Building, camera facing south. ICF, 2018.



Figure 14: Plaza Firehouse, camera facing south. ICF, 2018.



Figure 15: Biscailuz Building, camera facing northeast. ICF, 2018.



Figure 16: Plaza Methodist Church, camera facing northeast. ICF, 2018.

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*Resource Name or # Los Angeles Plaza Historic District

*Recorded by: Katrina Castañeda, Margaret Roderick, and Rick Starzak *Date 4/17/2018 Continuation Update



Figure 17: Plaza Substation, Olvera Street elevation, camera facing south. ICF, 2018.



Figure 18: Avila Adobe, camera facing northwest. ICF, 2018.



Figure 19: Avila Annex, camera facing northwest. ICF, 2018.



Figure 20: Zanja Madre, camera facing north. ICF, 2018.

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*Resource Name or # Los Angeles Plaza Historic District

*Recorded by: Katrina Castañeda, Margaret Roderick, and Rick Starzak *Date 4/17/2018 Continuation Update



Figure 21: The Winery, camera facing north. ICF, 2018.



Figure 22: Italian Hall, camera facing east. ICF, 2018.



Figure 23: Hammel Building, camera facing southeast. ICF, 2018.



Figure 24: Pelanconi House/ Pelanconi Warehouse, North Main Street elevation, camera facing southeast. ICF, 2018.

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*Resource Name or # Los Angeles Plaza Historic District

*Recorded by: Katrina Castañeda, Margaret Roderick, and Rick Starzak *Date 4/17/2018 Continuation Update



Figure 25: Gibbs Brothers Electric Company, camera facing southeast. ICF, 2018.



Figure 26: Sepulveda House, camera facing southeast. ICF, 2018.



Figure 27: Machine Shop, camera facing southeast. ICF, 2018.



Figure 28: Jones Building, camera facing southeast. ICF, 2018.

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*Resource Name or # Los Angeles Plaza Historic District

*Recorded by: Katrina Castañeda, Margaret Roderick, and Rick Starzak *Date 4/17/2018 Continuation Update



Figure 29: Jones-Simpson Building, camera facing north. ICF, 2018.

11/01/72 PH 011 26 40

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY - NOMINATION FORM**

(Type all entries - complete applicable sections)

STATE: California	
COUNTY: Los Angeles	
FOR NPS USE ONLY	
ENTRY NUMBER NOV 3 1972	DATE

1. NAME

COMMON:
Los Angeles Plaza Historical Group *District*

AND/OR HISTORIC:
El Pueblo de Los Angeles (State Historic Park)

2. LOCATION

revised letter of Dec 12, 1972

STREET AND NUMBER:
North Main St. *Bounded by: Spring St, Macy Street, Alameda Street, Arcadia Street. (See Umap dated Sept 21, 1972, revised Dec 7, 1972) Between Arcadia St. & Sunset Blvd. - Alameda and Spring Street*

CITY OR TOWN:
Los Angeles

STATE: California CODE: 06 COUNTY: Los Angeles CODE: 037

3. CLASSIFICATION

CATEGORY (Check One)	OWNERSHIP	STATUS	ACCESSIBLE TO THE PUBLIC
<input checked="" type="checkbox"/> District <input type="checkbox"/> Site <input type="checkbox"/> Object <input type="checkbox"/> Building <input type="checkbox"/> Structure <input type="checkbox"/> Object	<input type="checkbox"/> Public <input type="checkbox"/> Private <input checked="" type="checkbox"/> Both	Public Acquisition: <input type="checkbox"/> In Process <input checked="" type="checkbox"/> Being Considered	<input type="checkbox"/> Occupied <input type="checkbox"/> Unoccupied <input checked="" type="checkbox"/> Preservation work in progress
PRESENT USE (Check One or More as Appropriate)			
<input type="checkbox"/> Agricultural <input checked="" type="checkbox"/> Commercial <input type="checkbox"/> Educational <input checked="" type="checkbox"/> Entertainment	<input type="checkbox"/> Government <input type="checkbox"/> Industrial <input type="checkbox"/> Military <input checked="" type="checkbox"/> Museum	<input checked="" type="checkbox"/> Park <input type="checkbox"/> Private Residence <input type="checkbox"/> Religious <input type="checkbox"/> Scientific	<input type="checkbox"/> Transportation <input type="checkbox"/> Other (Specify) _____ <input type="checkbox"/> Comments _____

4. OWNER OF PROPERTY

OWNER'S NAME:
A combination of State, City, and church property - State of California, City of Los Angeles & Los Angeles Diocese

STREET AND NUMBER:
Department of Parks and Recreation, Sacramento; City of Los Angeles; Catholic Diocese

CITY OR TOWN:
Los Angeles

STATE: California CODE: 06

5. LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC:
Hall of Records

STREET AND NUMBER:
200 North Broadway

CITY OR TOWN:
Los Angeles

STATE: California CODE: 06

6. REPRESENTATION IN EXISTING SURVEYS

TITLE OF SURVEY:
California Historical Landmarks Advisory Committee

DATE OF SURVEY: 1960 Federal State County Local

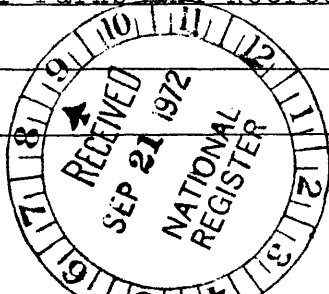
DEPOSITORY FOR SURVEY RECORDS:
State Department of Parks and Recreation

STREET AND NUMBER:
1416 9th Street

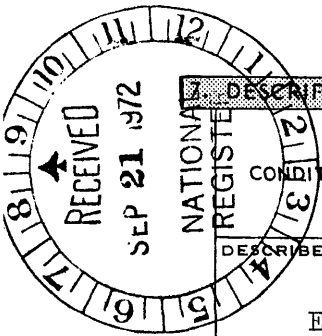
CITY OR TOWN:
Sacramento

STATE: California CODE: 06

STATE: California
COUNTY: Los Angeles
ENTRY NUMBER: NOV 3 1972
DATE: _____
FOR NPS USE ONLY



SEE INSTRUCTIONS



DESCRIPTION	
CONDITION	(Check One) <input type="checkbox"/> Excellent <input type="checkbox"/> Good <input checked="" type="checkbox"/> Fair <input type="checkbox"/> Deteriorated <input type="checkbox"/> Ruins <input type="checkbox"/> Unexposed
	(Check One) <input checked="" type="checkbox"/> Altered <input type="checkbox"/> Unaltered <input type="checkbox"/> Moved <input checked="" type="checkbox"/> Original Site
DESCRIBE THE PRESENT AND ORIGINAL (if known) PHYSICAL APPEARANCE	

El Pueblo de Los Angeles Historic District, the area where Los Angeles was founded and the hub of its growth during the Hispanic and American (19th Century) eras, retains a rich composite group of buildings as evidence of the blending ethnic groups and cultures which founded this City and shaped its subsequent growth.

Within this area, appropriately enough close to the center of modern downtown Los Angeles (see top picture opposite), are several buildings of historic authenticity and representing the several architectural styles which appeared at various times during the City's growth. While all historic buildings had been modified somewhat by additions or other alterations over many decades by the time the State Historic Park was established in 1953, current intensive research and restorative efforts seek to reestablish pristine authenticity.

The Plaza Church (1822) represents the Mission Adobe period (1818-1846). The Pico House (1869) is a well-preserved example of Victorian brick and stone structures erected in the area between 1869 to 1890. Later pre-20th Century structures of concrete and plaster also still stand.

Other specific buildings of historic interest within the Plaza District include the Pelanconi House (two-story brick, 1855) and Sepulveda House (two-story brick, 1860), both now authentically restored after intense research; Firehouse (two-story brick, 1884); the Avila Adobe (one-story adobe, 1818); Merced Theater (three-story brick, 1869); Masonic Hall (two-story brick, 1858); Garnier Building (two-story cut stone and brick structure, 1890).

As mentioned, some of these buildings have been restored or stabilized. For example, the Avila Adobe, considerably damaged during the February, 1971 earthquake, is being fully restored to appear as it was in the period of its greatest historical significance.

Other buildings of later days are interspersed about the Plaza Square or flanking Olvera Street -- a brick-paved arcade filled with stalls, shops and restaurants all tastefully accenting the Mexican motif. Some of the later buildings are, or will be functionally preserved, others will be replaced with developments compatible with the area. Those few of the developments and activities within the District not precisely historic in design or flavor contribute to historic preservation by creating an atmosphere and providing facilities to make possible the active participation of concessionaires serving and, indeed, helping attract the growing volume of visitors coming annually to see this active area with authentic and uninterrupted links to its historic past. (See bottom picture opposite).

SEE INSTRUCTIONS

NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY - NOMINATION FORM

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since 1781 for one reason or another. (See maps opposite). It played a major role in the history of the American frontier and the westward movement and, as such, has had truly national significance since the day it was founded.

Today's Plaza area is the living composite story of Los Angeles' growth from Indian times prior to 1781 through Spanish, Mexican and American periods to become the nation's largest city on the Pacific basin.

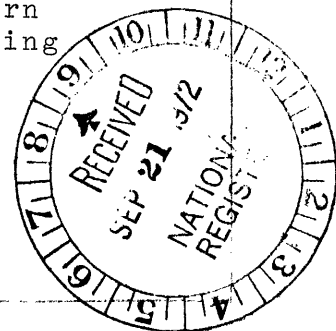
The Plaza area of Los Angeles offers a unique opportunity for telling the story of the founding and growth of the nation's third-largest city. This 42-acre area with its historic structures annually attracts hundreds of thousands of visitors coming from every state in the Union and most of the nations of the world, as well as a never-ending stream of local residents, particularly school children.

One may stand in the Plaza kiosk and hear historic bronze bells of the Plaza Church (1822) summoning worshippers today just as they did 150 years ago. From here may be seen the Avila Adobe (1818) used by Commodore Stockton, General Stephen Kearny and General Fremont as a headquarters and government house. Kit Carson knew this adobe well. Just south of the Kiosk is the Pico House, built in 1869 by the last Mexican governor of California. Also in the area is the Merced Theater (1869); La Casa Pelanconi, possibly Los Angeles' first brick house and ultimately the house of Jose Mascarel who was Mayor of Los Angeles shortly after the Civil War; Sepulveda House (1870); the Old Plaza Fire House (1884) now housing one of the city's first fire engines; the Garnier Building of early Victorian architectural style; and the Masonic Hall, the first lodge building of this venerable order in Southern California.

The inexorable march of human events through successive generations, frequently of national significance, has continually touched this area since its founding nearly 200 years ago as a Pueblo, one of only two Pueblos founded in California by Spanish colonizers (other population centers dating back to that time began as Missions), and the only Pueblo to survive to this day.

The Plaza is a living historical district for which even greater restorative efforts are a continuing goal; a truly national monument to preserve for generations yet unborn tangible evidence of the dreams and efforts of colonizing generations long turned to dust.

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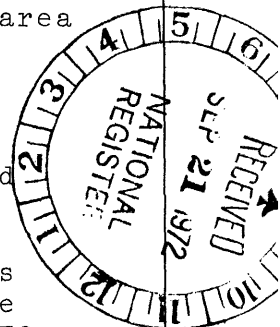
Beginning with 44 settlers recruited in the Sinaloa area by Mexico, by 1800 Los Angeles contained a population of 350 inhabitants. In 1815 the original Plaza was relocated to its present area as a means of evading flood. In 1818 a new church was built, identified in records as Chiesa de Nuestra Senora la Reina de Los Angeles. Services there began in 1822 and continue to the present day. Its historic bronze bells summon those who are members of the church now even as they did nearly 150 years ago.

Standing nearby is the Avila House, the oldest residence in the City of Los Angeles and one of the oldest adobe structures in the State. Owned originally by Francisco Avila, it became so involved with political intrigue that it was known for years as "La Casa Revolucionaria". When Avila was killed as a result of his revolutionary activities, the family settled down to less vigorous living, interrupted by events related to the war with Mexico when their adobe served briefly as Commodore Robert F. Stockton's headquarters.

During this early period, the Plaza became a fashionable area for residential construction; the Carrillos, Sepulvedas, Lugos, Olveras, and other leaders of the community having built their homes there. The current Sepulveda House, located in the heart of the area on Olvera Street, though built in the 1870's is a later residence of a family noted in California since early times.

In 1860, a United States surveyor described Los Angeles as a group of one-story houses mostly "build of adobe or some burnt brick with very thick walls and flat roofs". By 1872, a change in Los Angeles was apparent. North of the Plaza it retained a style characteristically Mexican; south of that area it was a vigorous American city. Buildings built during this time were the Pelanconi House, Pico House, Merced Theatre, the old Plaza Firehouse, the Masonic Hall and the Garnier Building.

The City of Los Angeles in 1870 had 5,700 people, 110 saloons, and 4,000 dogs. The Plaza area had quantities representative of each. When reached by railroad in 1876, Los Angeles underwent a dramatic change from provincial center to city. Subsequent years raised the population from 102,479 in 1900 to 2,000,071 in 1953. By 1955 the population of the greater Los Angeles area had reached 5 million. During these times, the Plaza (Pueblo de Los Angeles Historic District) became even more cosmopolitan. No longer the geographical center of



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the city it continued for sometime, nevertheless, to exert strong influence. Additional structures were built, filling in gaps between those built earlier. The flat roofed, unpretentious one-story adobe huts of "Sonoran Town" gave way to solid brick warehouse type structures and business houses. Where, in 1872, fully one-half of the area's citizens were Spanish or Mexican, by 1890 the city was predominately American, with some Mexican-Americans, and Chinese. By the turn of the century, the Plaza area had deteriorated and became a semi-slum. In 1892, Olvera Street had become a disreputable alley, and much of the surrounding buildings had followed suit. The Lugo House became a Chinese store, rooming house and some say, an opium den before being torn down.

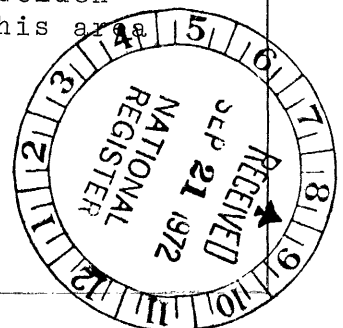
This was the scene when Mrs. Christine Sterling arrived in Los Angeles to head a group interested in cleaning up "skid Row" and preserving its historical background. Through her initiative, Olvera Street and the surrounding area gradually improved. The street itself becoming a Mexican marketing center bringing back some of the flavor of its pre-American past.

In 1953, the area was acquired by the County, City and State as Pueblo de Los Angeles State Historic Park. Subsequent development of the area is discussed in section seven of the nomination form.

A historical resume on other structures included in the historic district nomination follows:

Plaza Area

An adequate record of the appearance of the Plaza is available from 1848 on from drawings and photographs. It was not laid out in circular form until the early 1870's. In the 1890's and later, a public market was developed around the Plaza, wagons loaded with produce being backed up to the edge of the circle. There have been various landscaping treatments; a statue of Filipe de Neve was placed in the center of the Plaza in 1931 by the Native Daughters of the Golden West. There will be continued effort to landscape this area in accordance with historical integrity.



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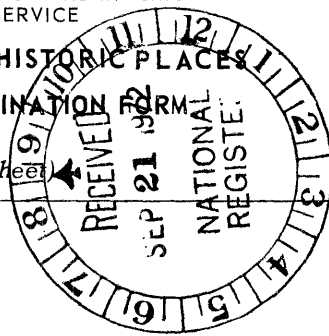
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Buildings South of the Plaza

The Masonic Building:

This is the oldest structure in the Pueblo area south of the Plaza. It was the first lodge building in Los Angeles, the second meeting place of Los Angeles Lodge No. 42. The building was constructed in 1858 by the firm of Terry and Woodworth, designed for store space on the bottom floor and "a satisfactory room for Lodge purposes" on the second floor. To encourage construction, the Lodge loaned money at the rate of one and one-half percent per annum and paid rental of \$20 per month for the use of the Lodge room. Arthur Ellis, in a historical review of the Lodge, asserts that "Los Angeles Lodge No. 42 was the first American organization set up here subsequent to the government itself, and in truth the institution most firmly interwoven in the life and growth of Southern California". This building has been completely restored. Its upper floor is periodically used as a Masonic Hall.

The Pico Hotel:

Construction was begun on the Pico House on September 4, 1869 and completed June 19, 1870. Pio Pico had sold half of San Fernando Valley for \$115,000 to build the hotel. This was to be the finest hotel in the city and he chose the site on the corner of Main Street and the Plaza. This site had been originally granted to Jose Antonio Carillo (1821) and the Carillo Adobe was razed to make way for the hotel. Newspapers of the period carried full descriptions of the hotel, for a short time the pride of the city.

The building has not been altered basically though many minor changes have been made in interior arrangement. The ground floor originally contained the hotel office, a lobby, two dining rooms and two stores, one of which was occupied by the Wells Fargo Express Company. The second floor was composed of suites; there was also a public parlor. From the gallery around the interior court on this floor, there was a private entrance to the Merced Theatre, enabling the guests to reach the boxes and take their seats without the trouble of going out into the street or mingling with the crowd. The third floor was devoted exclusively to sleeping rooms. The furnishings for the hotel cost \$34,000. The total cost was \$82,000.

Although the hotel was the finest in Los Angeles, it had a very short period of prosperity: it was closed for over a year

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NATIONAL REGISTER OF HISTORIC PLACES
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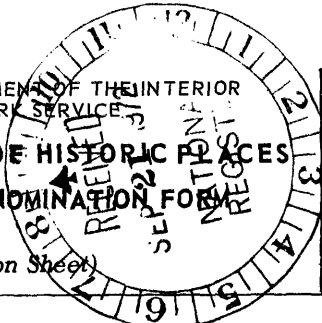
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around 1879. The Pico House was soon to be victim of environmental deterioration and competition. Prior to its construction the Bella Union, the United States Hotel, and the Lafayette were hotels of distinction in Los Angeles. By 1880, there had been added the Nadeau, the St. Charles, the Natick, and the St. Elmo. Although Los Angeles served a large hinterland, a town of 11,000 could not support this many hostelries. By 1880, Pico had lost the hotel; in 1892 the name was changed, for a decade or so, to the "National Hotel". In 1897, the building was leased by G. Pagliano and G. Berniatico, and in 1930 Pagliano purchased the building. The story of this building is intimately involved with that of its founder, the last Governor of California under Mexican rule. In some ways, it is a memorial to this early pioneer and political leader.

The Merced Theatre:

The first wooden frame building in Los Angeles was erected in 1851 on this site just south of Pico Hotel; it was used as a saloon and later as a Methodist Church. William Abbott started work on the theatre in June 1870 and it was opened December 30, 1870. The theatre was on the second floor with living accommodations for the Abbott family on the third floor. The ground floor was used for business: Barker Bros. once occupied this site (Barker Bros. were noted pioneer furniture dealers in Los Angeles.) On December 7, 1872, an organization meeting for a public library was held in the Merced Theatre, although the structure was never used as a library building.

Like the Pico Hotel, the Merced Theatre had a very short life as a successful venture. By 1890 it was no longer listed as a theatre. With the turn of the century, the upper floors of the Merced were transformed into cheap sleeping rooms; the building remaining in such use throughout the next half century. The Merced Theatre, now restored, will be reoccupied ultimately at least in part, as a theatre, the lower floor being converted to other commercial use.

The Garnier Building:

In 1890 Phillippe Garnier constructed a building specifically intended for use of Chinese renters. Garnier built only the exterior walls; the interior walls and arrangements were constructed by the Chinese lessees.

For some years the building was occupied by the importing firm of Sun Wing Wo; throughout this period the managers for

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NATIONAL REGISTER OF HISTORIC PLACES

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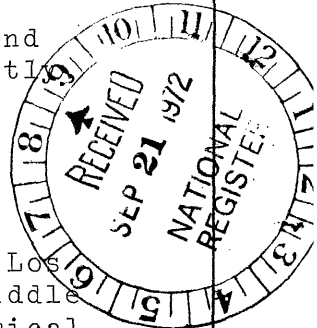
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ENTRY NUMBER NOV 3 1972	DATE

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the company in this building has been one family, Lew Tou Pew. Pew was manager until 1896; his son Lew Sen Lai was head of the business from 1896 until 1948. Later its management was taken over by Lew Yee Fong.

The Chinese Benevolent Society (Association), an organization which has been of great importance in the life of the Chinese in Los Angeles, had its headquarters on the second floor of this structure from 1900 until 1948. Subsequently the building was acquired and restored by the State. Arrangements for its new concession are under way.



Fire House:

The two-story brick building on the corner of Plaza and Los Angeles Streets was constructed in 1880, and from the middle of the 1880's until the late 1890's was occupied by Chemical Company No. 1 of the Los Angeles Fire Department. During that time, it was leased from the owner, Mrs. Bigelow, for \$50 per month. Following its use as a fire station, it was converted to other purposes, there having been sleeping rooms on the second floor and a restaurant and saloon on the ground floor. Subsequent to this, the building has been completely and authentically restored and serves today as a repository-exhibit of fire apparatus and equipment of the 1880's.

Sepulveda Building:

Built circa 1883-4 by Eloisa Martinez de Sepulveda for use as a residence-hotel-boarding house. One of the truly Victorian structures left in Los Angeles, it possesses elaborate iron grill work, a cupolo, and other features which identify it with late 19th Century Los Angeles. Both the Martinez and Sepulveda families were outstanding pioneers in Southern California.

Pelanconi Building:

This building was among the first brick structures built in Los Angeles circa 1852-3. Brick was manufactured of local clays by Jesse Hunter, brickmaker, who was the first to ply his trade in Los Angeles. The Pelanconis were an Italian family originating on the Island of Malta. In its early days, the upper floor was used as a residence, the lower (basement) as a winery. Subsequently it became a warehouse for Chinese merchants. Today its basement it used as a restaurant specializing in Mexican dishes.

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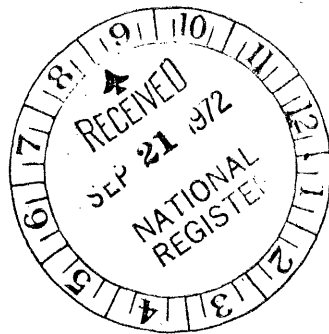
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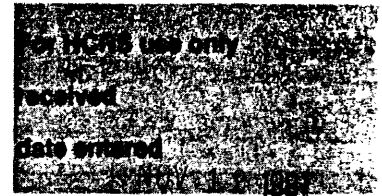
Other Buildings on Sanchez Street:

These buildings were constructed in 1890 or later and were used by Chinese for shops, stores and rooming houses. Today these buildings are used as official offices of the Pueblo de Los Angeles Commission and by the Department of Parks and Recreation.



**United States Department of the Interior
Heritage Conservation and Recreation Service**

**National Register of Historic Places
Inventory—Nomination Form**



See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

RECEIVED
OCT 29 1981

1. Name EL PUEBLO DE LOS ANGELES STATE HISTORIC PARK DISTRICT (N.R. 11/3/72)

historic 1. PLAZA HOUSE (GARNIER BLOCK) 2. VICKREY/BRUNSWIG 3. BRUNSWIG ANNEX

and/or common 4. PLAZA METHODIST CHURCH 5. PLAZA COMMUNITY CENTER (BISCAILUZ BUILDING)

2. Location

street & number 1. 507-11 N. Main St. 2. 501 N. Main St. 3. 502 New High (111 Republic)
4. 115 Paseo de la Plaza 5. 125 Paseo de la Plaza — not for publication

city, town Los Angeles — vicinity of congressional district 25th

state California code county Los Angeles code 037

3. Classification

Category	Ownership	Status	Present Use	
<input checked="" type="checkbox"/> district	<input checked="" type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture	<input type="checkbox"/> museum
<input type="checkbox"/> building(s)	<input type="checkbox"/> private	<input checked="" type="checkbox"/> unoccupied	<input type="checkbox"/> commercial	<input type="checkbox"/> park
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational	<input type="checkbox"/> private residence
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment	<input checked="" type="checkbox"/> religious
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input checked="" type="checkbox"/> yes: restricted	<input checked="" type="checkbox"/> government	<input type="checkbox"/> scientific
	<input type="checkbox"/> being considered	<input checked="" type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial	<input type="checkbox"/> transportation
		<input type="checkbox"/> no	<input type="checkbox"/> military	<input type="checkbox"/> other:

4. Owner of Property

name Bldgs #1-3: County of Los Angeles Bldgs #4-5: State of California

street & number Hall of Administration Department of Parks & Recreation
225 N. Hill Street P.O. Box 2390

city, town Los Angeles, CA 90012 — vicinity of Sacramento, CA 95811
state

5. Location of Legal Description

courthouse, registry of deeds, etc. Hall of Records

street & number 227 N. Broadway

city, town Los Angeles state California 90012

6. Representation in Existing Surveys

Survey for Los Angeles City
title Historic Preservation Overlay Zone has this property been determined eligible? yes no

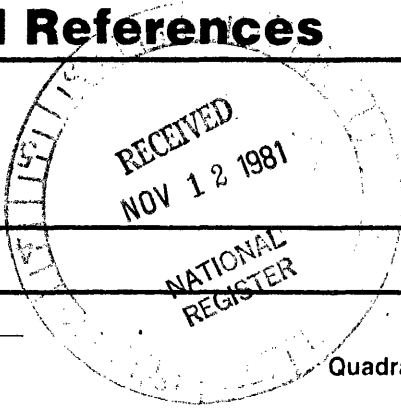
date May, 1981 — federal — state — county — local

depository for survey records Cultural Heritage Bd., Cultural Affairs Dept., 200 N. Spring St.

city, town Los Angeles state California 90012

9. Major Bibliographical References

SEE CONTINUATION SHEET



10. Geographical Data

Acreage of nominated property approx. 10

Quadrangle name _____

Quadrangle scale 1: 24000

UMT References

A

1	1	3	8	5	5	5	0	3	7	6	8	9	5	0
Zone	Easting				Northing									

B

1	1	3	8	5	9	2	0	3	7	6	9	1	0	0
Zone	Easting				Northing									

C

1	1	3	8	5	7	4	0	3	7	6	8	7	8	0
Zone	Easting				Northing									

D

Zone	Easting				Northing									

E

Zone	Easting				Northing									

F

Zone	Easting				Northing									

G

Zone	Easting				Northing									

H

Zone	Easting				Northing									

Verbal boundary description and justification

Area 1: N. Main St. southerly to Republic St., thence westerly to N. Spring St., thence northerly to the southern property line of the Plaza Catholic Church, thence easterly to N. Main. Area 2: bounded by Olvera St west, Paseo de la Plaza south, Placita de Dolores east, and Plaza Substation north.

List all states and counties for properties overlapping state or county boundaries

state _____ code _____ county _____ code _____

state _____ code _____ county _____ code _____

11. Form Prepared By

John Miller, Member of the Board, LA Conservancy, 849 S. Broadway, ste 1225, LA 90014

name/title Blaine Mallory, Historical Researcher, El Pueblo SHP, LA, CA 90012

Jean Bruce Poole, Senior Curator, El Pueblo SHP, LA, CA 90012

organization Katherine A. Peters, Historical Researcher, date El Pueblo SHP, LA, CA 90012

street & number EL PUEBLO DE LOS ANGELES STATE HISTORIC PARK
845 NORTH ALAMEDA STREET telephone _____

city or town LOS ANGELES, CA 90012 state _____

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the Heritage Conservation and Recreation Service.

State Historic Preservation Officer signature [Signature]

title SHPO date 11/4/81

For HCRS use only
I hereby certify that this property is included in the National Register

Keeper of the National Register _____ date _____

Attest: _____ date _____

Chief of Registration _____

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM**

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DATE ENTERED _____

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This nomination amendment concerns five structures contiguous to the El Pueblo de Los Angeles State Historic Park District, listed on the National Register of Historic Places on November 3, 1972. It is designed to add three structures which are located within the original boundaries of the district: the Brunswig Annex, the Plaza Community Center (Biscailuz Building) and the Plaza Methodist Church. It also contains more information concerning the Plaza House and the Vickrey/Brunswig Building which were included within the original district but were not discussed in adequate detail.

The three additional buildings, constructed between 1897 and 1926, contribute to the historical character of the El Pueblo district which is the birthplace and historical core of Los Angeles. As noted, these structures are contiguous to the district and are visually linked to it. Although altered, these structures conform to the basic height and scale of the district, and they remain on their original sites.

The immediate area of the Los Angeles County-owned buildings is defined by New High Street to the west, North Main Street to the east, Republic Street to the south and the Plaza Catholic Church to the north. The buildings date from c.1883-97 and were constructed of brick and/or concrete painted beige, with flat roofs and simple plans, and they are currently used for storage purposes or are vacant. Much of the original ornamentation has been removed and all the buildings are in a state of disrepair.

The area surrounding the buildings consists of sidewalks and a parking lot opening onto New High Street, which passes through the center of the property. The two other buildings included in this nomination amendment are located within the Plaza area. The Plaza Methodist Church (4) and the Plaza Community Center (Biscailuz Building) (5) stand side by side on the north end of the Plaza Kiosco area, east of Olvera Street, and west of Alameda Street. Both were built in 1926.

1) PLAZA HOUSE (GARNIER BLOCK*)
Location: 507-11 North Main

Date: 1883
Owner: County of Los Angeles

The Plaza House was listed on the National Register of Historic Places as part of the district in 1972 but requires further description at this time.

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BOUNDARY CHANGE FOR EL PUEBLO DE LOS ANGELES STATE HISTORIC PARK DISTRICT, LOS ANGELES,
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The plan is rectangular. It is a two-story brick structure with a five-bay front. It is adjacent to the Vickrey/Brunswig Building, with the Pico House and the Merced Theatre located diagonally across the street. It faces east.

Philippe Garnier, a Frenchman, built the structure in 1883 as a combination hotel and commercial building. It was designed by the firm of Kysor and Morgan who were responsible for the design of the Pico House and the Merced Theatre in c.1870.

The ground floor originally housed stores, a saloon and a restaurant, with lodging rooms upstairs located on either side of a central hall. A large skylight runs in a north-south direction along the roof. There is a wooden kitchen at the rear (west).

The east facade is 60.5 feet long. Its ground floor store fronts are presently boarded over, but historically were divided into three separate entrances. These entrances are flanked by molded pilasters and were originally headed by large glass transoms. The original windows have been altered and are now multi-paned. Second story windows are segmentally arched with fluted pilaster-like mullions and continuous sills. The windows vary in size: the central window and end windows are double and the remaining are triple (double mullions). Each window has 1/1 lights and a decorative leaded glass transom. The facade has a molded belt course between each window and transom.

Very little of the original ornament remains as it was removed by the County for fear of seismic hazard following the earthquake of 1971. This included the bracketed cornice, dentils and panelled frieze, as well as the detailed central triangular pediment, the "Garnier Block" relief at the base of this pediment and the "Plaza House" relief below. The continuous molding, or archivolt, above each of the second-story windows and the panelled areas directly below the continuous sills were also removed. Unfortunately, only ghosts of some of the building's decorative elements remain. However, it must be noted that the basic structural elements have remained unaltered and the building would be very suitable for restoration.

The interior of the Plaza House appears to be very little altered, although it has been severely damaged due to vandalism and neglect. It has

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a very pleasing floor plan and would also be well suited for restoration.

*The Plaza House was at one time known as the Garnier Block, however the name is not currently used due to possible confusion with the present Garnier Block located within the park.

2) VICKREY/BRUNSWIG BUILDING
Location: 501 North Main

Date: 1888
Owner: County of Los Angeles

The Vickrey/Brunswig Building is situated on the corner of Republic Street and North Main. The building was constructed by Ofield Vickrey in 1888 as a commercial endeavor. According to a Los Angeles Herald in 1888, R.B. Young was the architect of the then 20-room, \$85,000 building. Lot dimensions were 58.10 feet on North Main, 96.95 feet on Republic and 106.71 feet along the south wall of the Plaza House. The building had three stores on North Main with a passageway behind and two additional stores running in a north-south direction behind it which opened on Sonora Street (Republic Street). The passageway contained an elevator and a stairway. Another stairway rose from the North Main Street entrance. A huge skylight ran from east to west on the roof.

The five-story brick and concrete building (with basement) is four bays wide and seven bays deep. It is painted beige with brown trim imitating the color scheme of the Plaza House next door. It has a recessed entrance with double doors which have a large double-pane transom on the north side.

Each story of the Vickrey/Brunswig Building is defined by its own distinctive window type. The second and fourth story windows are segmentally arched with scrollwork within the arch. Third-story windows are rectangular with turned pilaster-like mullions and dentilled lintels. Fifth-story windows are round arched. The bays on either end of the front have triple windows; the center bays are double. Each bay is framed by an engaged pilaster with ornamental capitals. The window pattern is repeated on the building's south side.

Like the Plaza House, much of the Vickrey/Brunswig's original ornament was removed for fear of earthquake hazard in the early 1970's. Its

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ground floor molded pilasters were removed as well as the original bracketed cornice, decorative panelled frieze, dentils, and roof cresting. Heavy molding on the eaves and corner pilasters were removed. The centrally located triangular pediments, which appear in early photographs, were removed also. The name of the building has changed three times, and accordingly the title in the triforium of the pediment: in 1888, "Vickrey Building," in 1905, "F.W. Braun," and later, "Brunswig."

A photograph taken in 1905 shows all of the north elevation windows bricked in, possibly to create a continuous wall surface for advertising, as appears in the photo for the F.W. Braun Company (photo 12). Existing north elevation windows vary. Five of the seven bays have been altered and are rectangularly shaped with 6/1 lights, plain lug sills and plain lintels. Two of the seven bays have been bricked in and appear to have been segmentally arched with plain lintels and sills. The building is currently used for storage purposes by the County. It was abandoned in July of 1976 due to possible hazard from its asbestos insulation and unreinforced brick.

3) BRUNSWIG ANNEX

Location: 502 New High Street
111 Republic Street

Date: 1897
Owner: County of Los Angeles

The Brunswig Annex Building was constructed in 1897 on the corner of Sonora Street (Republic Street) and New High, directly behind the Vickrey/Brunswig Building. The original rectangular, two-story building had a third story added sometime between 1897 and 1909. The brick line of this new story is still visible. According to the County assessment records, large scale improvements were made to the building in 1909. The structure is four bays deep with a segmentally arched entrance on the south elevation, eastern end.

First and second story windows are segmentally arched with simple brick lintels. More recent third story windows are coupled with round arches, continuous molded lintels and plain lug sills. The rear (west) elevation has asymmetrically placed rectangular windows: three on the second story, and one on the third; it has a recessed entrance with double doors at the northern end. Also adding interest to the building are decorative glass tiles which are firmly fixed in the adjacent sidewalks.

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It was nine bays wide and fifteen bays deep. It has always faced south toward what is now Paseo de la Plaza. A rear three-bay deep block still stands a story taller than the remainder of the building and projects four or five feet eastward toward Union Station.

The original ground level was 1 1/2 stories and consisted of a recessed, segmentally arched arcade-like entry, and an elevated (10 steps) central entrance with three floor-to-ceiling windows on either side. It had an iron balustrade enclosing its open front porch. Windows were designed in groups of three; all were simple rectangular casements with single-pane transoms. Fourth-story windows originally had decorative lintels and all the windows had plain lug sills. Between each three-bay section at the fourth-story level was a simple pilaster (each was flanked by a molded ornament). Also above each three-bay section was a square molded ornament.

Because the structure was built on a slight slope, the north (rear) elevation is approximately six feet lower than the south facade. The original front basement windows were small eight-light casements. To the rear however (east side), the lower story was large enough to contain a 1-car garage. Directly adjacent to the garage, on the east side, there also was an iron fire escape.

During the 1960's, the building was much altered by Burnett C. Turner to give it a more Spanish style appearance. A tiled hipped roof was added to the main block, and one was also added to the rear projecting section. Each three-bay window grouping was combined to create single windows with double mullions. The building now stands three bays wide by five bays deep. Third story windows have small iron balconies. Fourth-story windows have continuous sills. The original segmentally arched arcade-like entry has been altered; it has been extended around the east side of the building and is now more of a continuous arcade with round arched openings. The elevated central entrance is decorated with colorful Mexican tiles, and a simple iron railing encloses a small stairway which now runs from east to west. Heavy wooden beams stand overhead. The stucco is painted white and on the facade, behind the arcade, is a mural, "Blessing of the Animals," painted by Leo Politi.

The building is occupied by the Mexican Consulate-General, and was completely altered in the interior during the 1960's to create space for several offices.

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The Pueblo de Los Angeles State Historic Park District is significant, in the words of the 1972 nomination, as "the living composite story of Los Angeles from Indian times prior to 1781 through Spanish, Mexican and American periods to become the nation's largest city on the Pacific basin. The Plaza area of Los Angeles offers a unique opportunity for telling the story of the founding and growth of the nation's third-largest city." The five structures with which this nomination amendment is concerned contribute to the significance of the El Pueblo district by adding appreciably to its "living composite story."

The Brunswig Annex Building documents the "Americanization" and the strong involvement of French and French Canadian settlers in this predominantly hispanic town of the 1870's and 1880's. The remaining structures illustrate the continuing use of the Plaza area for a variety of urban functions during the early twentieth century.

The manner in which these structures contribute to the significance of the district can be discussed in terms of the specific site history of each.

The PLAZA HOUSE (GARNIER BLOCK) (1) was built on property owned by Pío Pico, last Mexican Governor of Alta California, and by B. Sodela (Sottela) in c.1856. Pío Pico maintained a large house running the full length of the north/south property line along Calle Principal (Main Street). The small adobe belonging to Sodela was situated on the north property line at the rear of the lot.

An 1876 photo shows the long narrow adobe on North Main (which had belonged to Jesus Dominguez in the early 1850's before Pio Pico acquired it). In 1882-83 this adobe and any other small outbuildings on the site were levelled to make room for Phillippe Garnier's hotel and shops. Garnier was later responsible for the Garnier Block on Los Angeles Street which was built in 1891 for Chinese occupancy.

In 1887, the building housed a store at 407 North Main, a saloon at 409, and a restaurant at 411. An 1888 photo shows a livery stable in the building, while the Vickrey/Brunswig (2) is under construction next door. Sleeping rooms were located to the rear of the Plaza House, and upstairs. A prominent Los Angeles physician of Spanish origin named G. Del Amo had his medical offices at 411 through 1894; Dr. Del Amo was also the Spanish Consul. Later he married a member of the Dominguez family. Doctor Lucio Zabala was

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in the building in 1891, and then throughout the 1890's there were a bakery at 511, a physician at 511 1/2, groceries at 507 and 509 and a gallery at 513. The building was called "Tourist Block" in 1892 and "Ohio House" from 1892-94. In 1910 it was listed in the Directories as "hotel, 507-11 North Main." The structure was owned by Marianne C. G. Garnier until about 1913 when it was transferred to Peter Garnier. In 1914 there was a clothing and dry goods store at 509, and by 1921 the building was referred to as the "Garnier Block Hotel." By 1931 the building was owned by the Farmers and Merchants National Bank, who sold it to the Garnier Holding Company in 1940. "La Esperanza" bakery and restaurant had moved in by c.1930, and remained throughout the 1950's. The bakery sign still stands over the door. The County purchased the building in 1948. It housed the County Sheriff's offices in the 1950's.

The VICKREY/BRUNSWIG BUILDING (2) was built on land owned by Jesus (or Joseph) Dominguez on the corner of Calle Principal (North Main Street) and Hayes Alley (Republic Street). The Dominguez adobe faced North Main during the early 1850's. It was then transferred to Pío Pico (see Plaza House history). By 1887 the lot had become a marble granite yard which included a woodshed, office and one other small building. The 1888 Sanborn map labels 405 North Main "being built" and housing five stores. A photo taken soon after the building was completed shows that the "Vickrey Building" was the home of "Asphalt Paving Co.," whose company remained there until at least 1892.

During the early 1890's, the Vickrey Building served as a residence for Thomas W. Temple, who was the editor of "La Cronica," B. Lee Vickrey, Chauncey Vickrey and Miss Dora C. Vickrey; a dressmaker, shirt manufacturer, newspaper, tailor and others occupied the building through 1897. In 1898 F. W. Braun and Co. purchased the building at 501-05 North Main. Braun moved from his former offices at 401-07 North Main where he had maintained a wholesale drug business. The F. W. Braun Company was incorporated in 1902 as the Los Angeles branch of the southern and midwestern firm of Brunswig and Braun.

Lucien Brunswig, born in 1854 in Montmedy, France, was a well known philanthropist who began his drug manufacturing career in Atchison, Kansas and owned a drug store in Fort Worth, Texas. The son of a doctor, Brunswig started work in the drug business at the age of seventeen.

Brunswig first came to Los Angeles in 1887 from New Orleans to establish a branch of his drug company on New High Street, within a block of

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the later site. The Brunswig family, consisting of Lucien and his wife, Marguerite, with their four daughters and one son, moved to Los Angeles permanently in 1905. By July 26, 1907, Brunswig had bought his partner, Braun, out and incorporated Brunswig Drug with branches in Phoenix, Tucson and San Diego.

The Vickrey/Brunswig Building was first used for the manufacture and storage of drugs in 1907. By 1910, Brunswig Drug had spread into the Brunswig Annex Building (3), the Old Brunswig Building (to its north) and to the Beaudry Building (which was destroyed in c.1930). Within a few years the company had the largest manufacturing labs west of Chicago. They produced all of the standard pharmaceutical products and maintained distribution to all parts of the United States, Canada and England.

Lucien N. Brunswig founded the pharmacy school at the University of Southern California. In 1927 he donated 1,000 French literature books to UCLA. He created a foundation for the aid of French tubercular children after the Second World War, and was titled Chevalier of France by the French Government for his founding of the French Red Cross on the Pacific coast of the United States during World War One. During the late 1920's, he was one of six men who contributed \$5,000 to the Plaza de Los Angeles Inc. to help Christine Sterling create a Mexican marketplace on Olvera Street.

The building has been owned by the County of Los Angeles since the 1940's and has been used mainly for the Civil Service and Police Crime Laboratory.

The BRUNSWIG ANNEX building (3) was constructed on the site of Los Angeles' first gas works of 1867-69 (built by James Walsh). An 1869 photograph shows one gas tank there; soon after there were two. According to the 1872 Le Couvreur map there were four small structures on the south property line along Hayes Alley (Republic Street). The Los Angeles Star of October, 1871 mentions a gasometer being built at the city gasworks along with the foundation for a new building next to the old one. The tank was quoted as being eighteen feet high and ninety feet in circumference. The new building was required by the increased demand for light.

During the 1880's the Los Angeles Gas Company was headed by C. H. Simpkins, President, and V. E. Plater, Vice President. Their office was located at 9 Sonora Street (Republic Street, formerly Hayes Alley). According

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to the 1883-87 Sanborn map, there were three buildings along Sonora Street running back to New High: the two-story Gas Company building, a one-story storage shed and a small iron pipe fitting shop. In 1888, the Gas Company building was labeled, "two story pipe fitting shop" with a one story "pipe fitting" shop attached to its west elevation and a twenty feet long storage room on the corner of New High and Sonora. These three added up to 72.81 feet on Republic Street and comprised the "LA Gas Company." An 1894 birds-eye map of Los Angeles shows the two-story building with the smokestack. This building was demolished and the present building was constructed on the site of 1897 (Daily Journal, July 10, 1897, pg. 4). This 1897 building had a third story added by 1909 in which year the Assessor's map showed greatly increased "improvements."

The structure was acquired by the County of Los Angeles together with the Vickrey/Brunswig Building in 1946. The County paid \$293,000 to the Brunswig Drug Company.

The PLAZA METHODIST CHURCH (4) and the PLAZA COMMUNITY CENTER (BIS-CAILUZ BUILDING) (5) are located on the site of Bartolo Tapias adobe and land on the north side of the Plaza, at the corner of Wine Street. The adobe was constructed between 1830-45. It was later owned by Bartolo's son, Tiburcio. In 1856 Judge Agustin Olvera acquired the building. In 1877, Wine Street was changed by City ordinance to Olvera Street, although by this time Judge Olvera no longer lived there. The building was owned by Judge Olvera's daughter, Luisa O. de Forbes, until the early 1900's. The adobe remained standing until 1917, after having served as a residence and commercial structure. From 1883 on, the adobe housed five (or more) Chinese businesses with Chinese living quarters behind.

The first Methodist Missionary work among Hispanic people was undertaken in Los Angeles, Pasadena and Santa Ana between 1880 and 1910. The Los Angeles headquarters, the Plaza Methodist Church, began as a small mission in 1899. The church congregation came together in the one-story Olvera Adobe at what was then 125 Marchessault Street (later Sunset Boulevard and now Paseo de la Plaza). The first full time pastor was Reverend Enrique Narro.

The 1905 and 1910 Baist maps show the adobe divided into five addresses: 115, 115 1/2, 117, 119, and 121 Marchessault Street. This was property formerly owned by Luisa Olvera de Forbes, who sold it to the "LA Land Com-

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pany's Tract #1." By 1911, a Dr. Vernon McCombs had established several Methodist Missions throughout California. He also founded three social institutions beyond his endeavors as the leader of Hispanic Methodist Church work on the West Coast. These three were the Spanish American Institute for Boys, Frances DePauw school for girls, and the Plaza Community Center. The original location of the Community Center was also within the Olvera Adobe. The center was, among other things, a small clinic and a training school for handicapped persons run by Goodwill Industries in Southern California.

The Church and Community Center remained in the adobe until it was demolished in 1916. Sometime between that time and 1921, three frame structures were built on the site to house the Church and Center. In 1926, these wooden bungalows were moved across North Main to New High Street, and the two present buildings were constructed. The architects for both were Train and Williams.

Rev. Eucario Sein and Dr. McCombs had long wished to build a church combining Hispanic tradition and Protestant heritage. With the assistance of the Los Angeles Missionary Society of the Methodist Church and other agencies and individuals, the Plaza Methodist Church was realized. The Plaza Community Center building next door housed the United Methodist Church Conference Headquarters from 1926-56. It had child day care, social services and the clinic. In 1956, the clinic was relocated at 648 South Indiana Avenue.

The Plaza Community Center/Conference Headquarters building was sold to the State in 1956. In 1957 Mrs. Christine Sterling wished the building to become headquarters for all the Latin American Consuls in Los Angeles. Her design was inspired by a post office in Mexico City, and was drawn up by the architect for the El Pueblo de Los Angeles Corporation, Burnett C. Turner. The building was vacant until 1963 when the temporary offices of the Latin American Trade Mart moved in. In March of 1964, the Trade Mart opened in a building on the north end of Olvera Street. In 1965, a new state commission for El Pueblo was created which did not favor Mrs. Sterling's earlier architectural plans for the building. They instructed Mr. Turner to redesign it. The Mexican Consulate-General moved in in 1960, and after some time, they moved out and returned in 1973. At that time the structure was renamed the Biscailuz Building in honor of Sherriff Eugene Biscailuz.

The Plaza Methodist Church has had six pastors since 1926, the present being Dr. José M. Fernandez. The Church was designated a Methodist Historic Site in June, 1979 by the Pacific and Southwest Conference of the United Methodist Church.

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Interviews:

Robert Rosell - Canadian Society of Los Angeles
Mr. & Mrs. Elmer Staude - daughter, son-in-law of Lucien Brunswig, & Brunswig Company employee
Burnett Turner - former El Pueblo Park architect
Dr. Jose Fernandez - Methodist Church pastor
William M. Mason - Los Angeles Museum of Natural History
Mrs. Cheffelin - granddaughter of Lucien Brunswig

Maps:

Stahlberg 1876
LeCouvreur 1872
Sanborn 1883-87, 1888
Dakin 1888
Baist 1905, 1910, 1921

Newspapers: Los Angeles County Museum of Natural History

Los Angeles Star: 12/15/1870, pg. 3, col. 2.
12/14/1870, pg. 2, col. 1.
1/10/1871, pg. 3, col. 1.
2/8/1871, pg. 3, col. 1.
5/7/1871, pg. 3, col. 1.
5/13/1871, pg. e, col. 2.
Los Angeles Times 7/18/1943

City Directories: El Pueblo copy collection

Los Angeles: 1872, 1884, 1887, 1888, 1890, 1891-99, 1914

FHR-8-300A
(11/78)

UNITED STATES DEPARTMENT OF THE INTERIOR
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PHOTOGRAPHS:

PLEASE NOTE THAT ALL PHOTOGRAPHS INCLUDED IN THIS NOMINATION AMENDMENT HAVE
NEGATIVES ON FILE AT:

El Pueblo de Los Angeles State Historic Park
History and Public Affairs Division
845 North Alameda Street
Los Angeles, California 90012

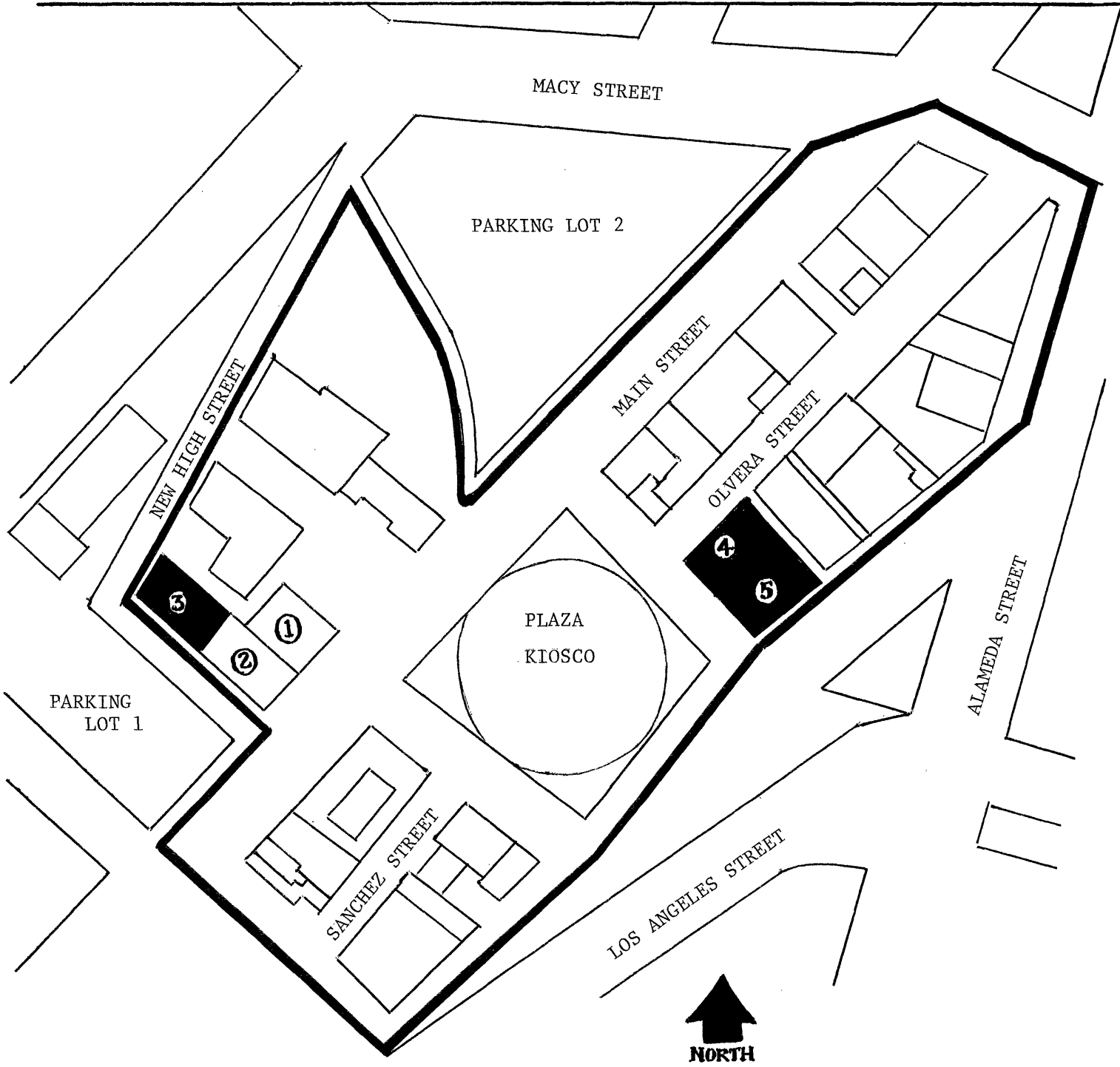
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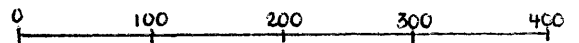
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MAIN STREET

--	--

PLAZA KIOSCO

OLVERA STREET

PASEO DE LA PLAZA

PLAZA METHODIST CHURCH ④	
PLAZA COMMUNITY CENTER ⑤	

LOS ANGELES STREET

ALAMEDA STREET



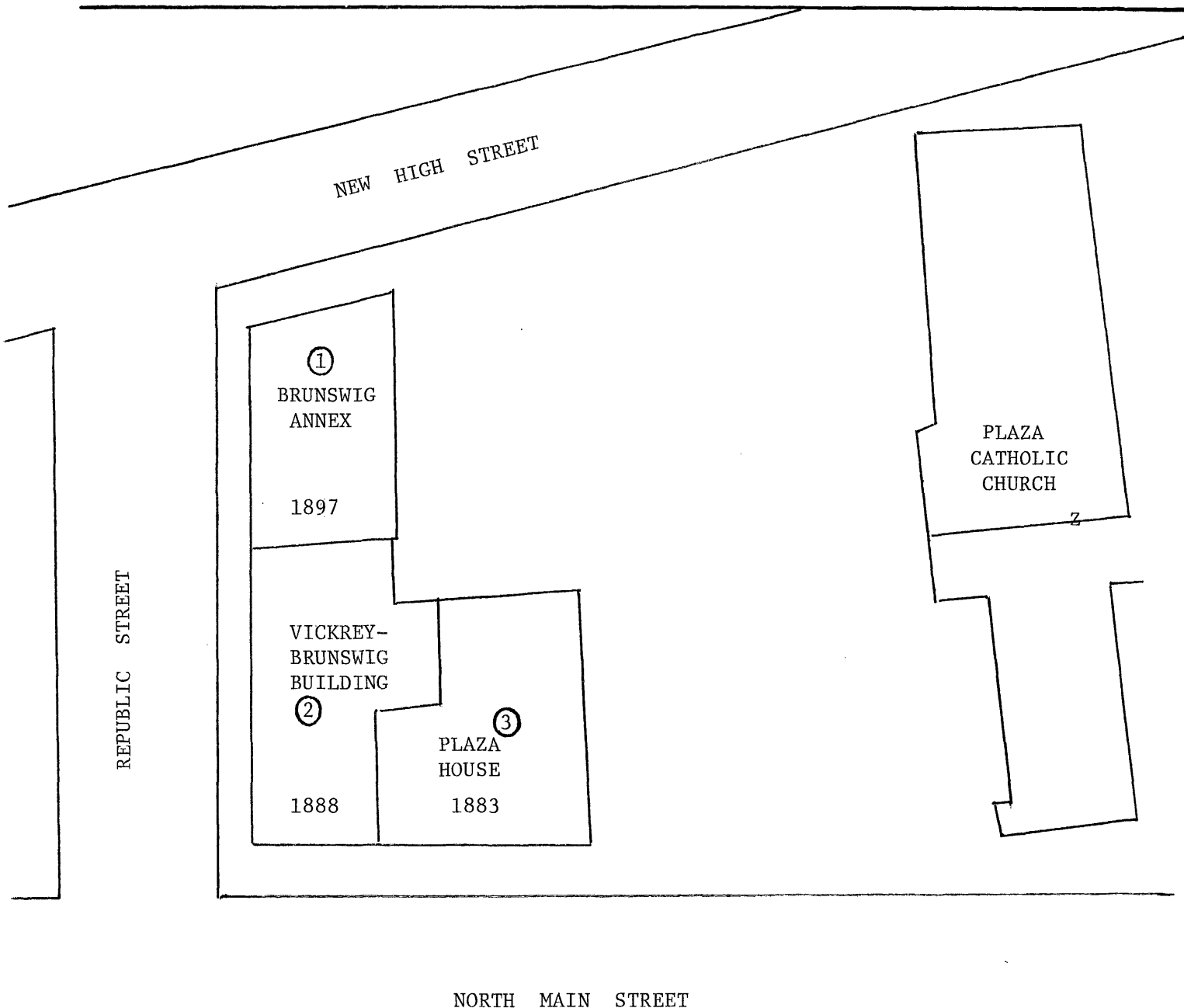
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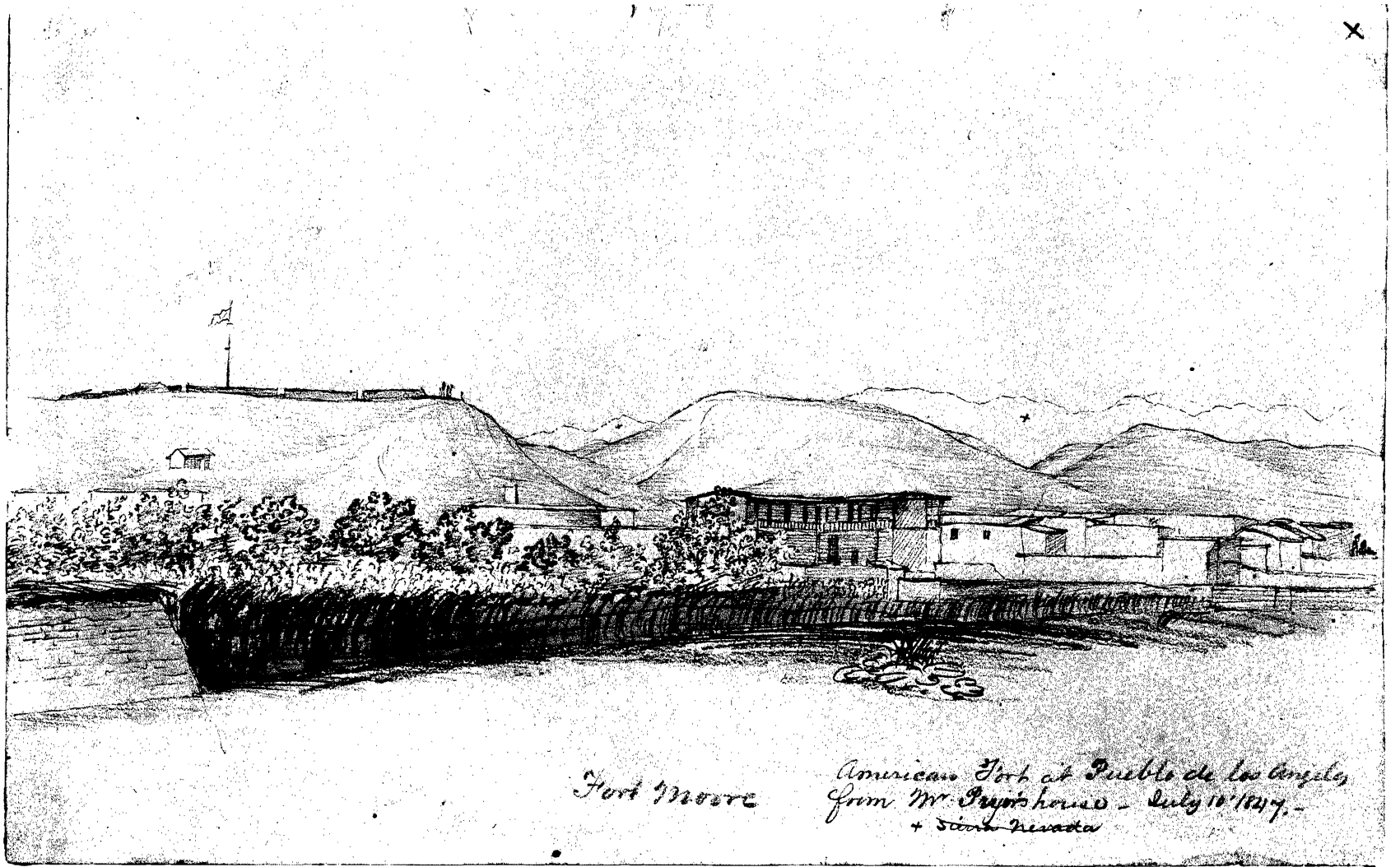
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PICO HOUSE

SOURCE: EL PUEBLO GENERAL PLAN
YEAR: 1979
MAP: NOT TO SCALE

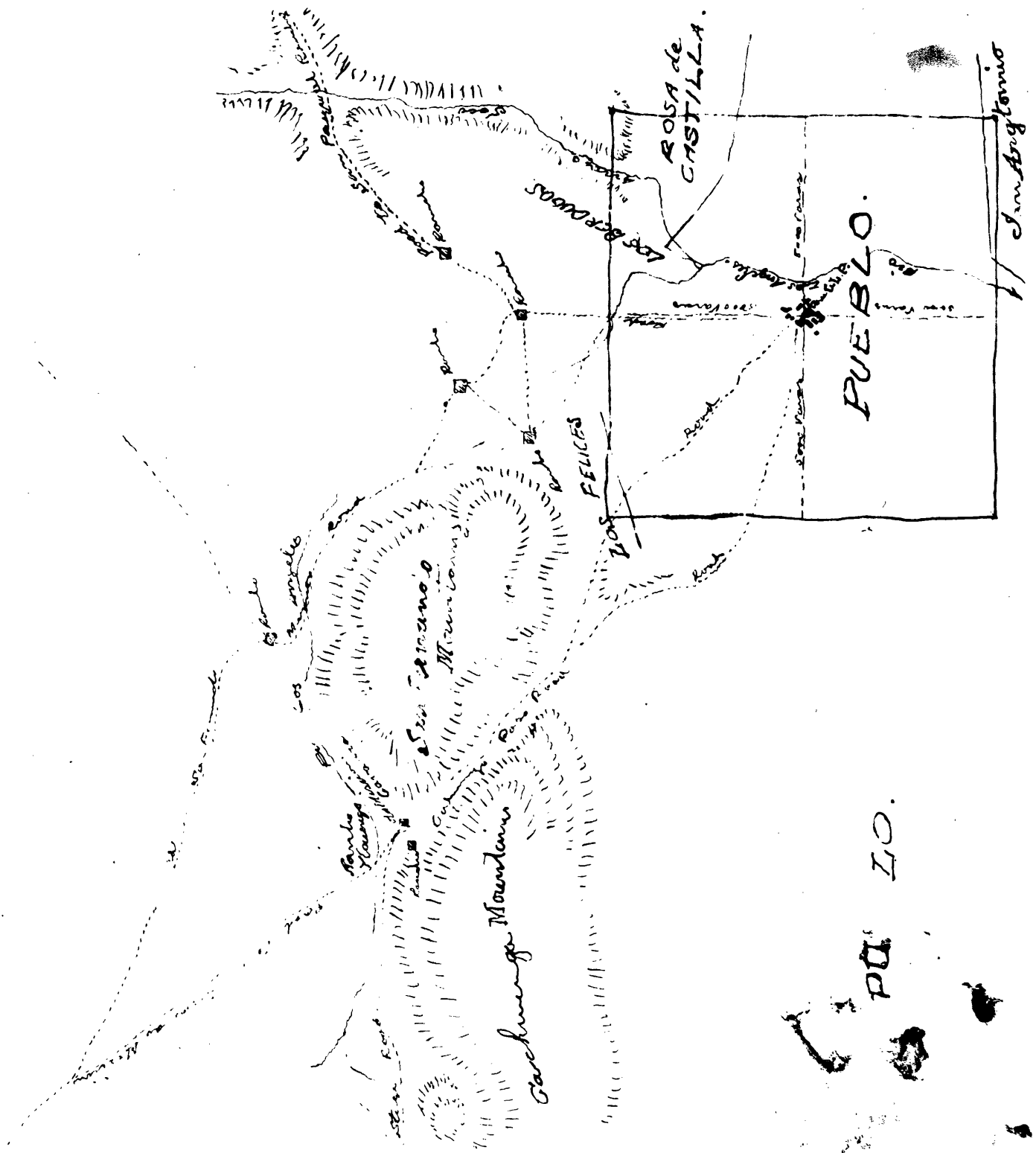
NORTH



Fort Moore

American Fort at Pueblo de los Angeles,
from Mr. Pugh's house - July 10, 1847. -
+ Sierra Nevada

Diseno 1842 Original in National Archives



MAP
OF THE CITY OF
LOS ANGELES

Showing the
CONFIRMED LIMITS

Surveyed in August 1842 by
Henry Hancock
U.S. SURVEYOR
IN CHARGE

ROSA DE CASTILLA

PLAN
of the District
OF LOS
ANGELES

Surveyed by E.O. Ord, U.S.A. and W.H. Fulton, Assistant
August 20th 1848

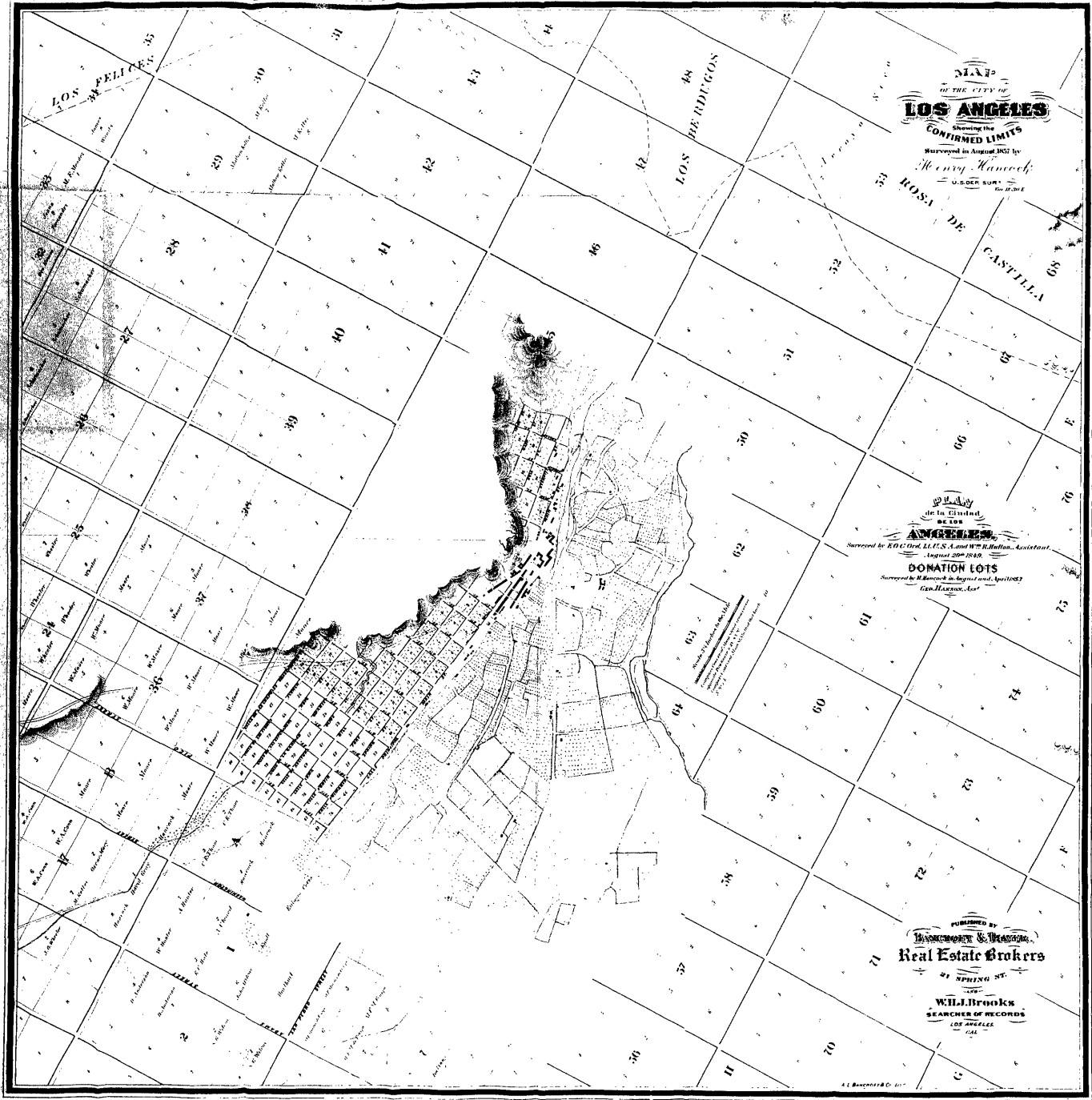
DONATION LOTS

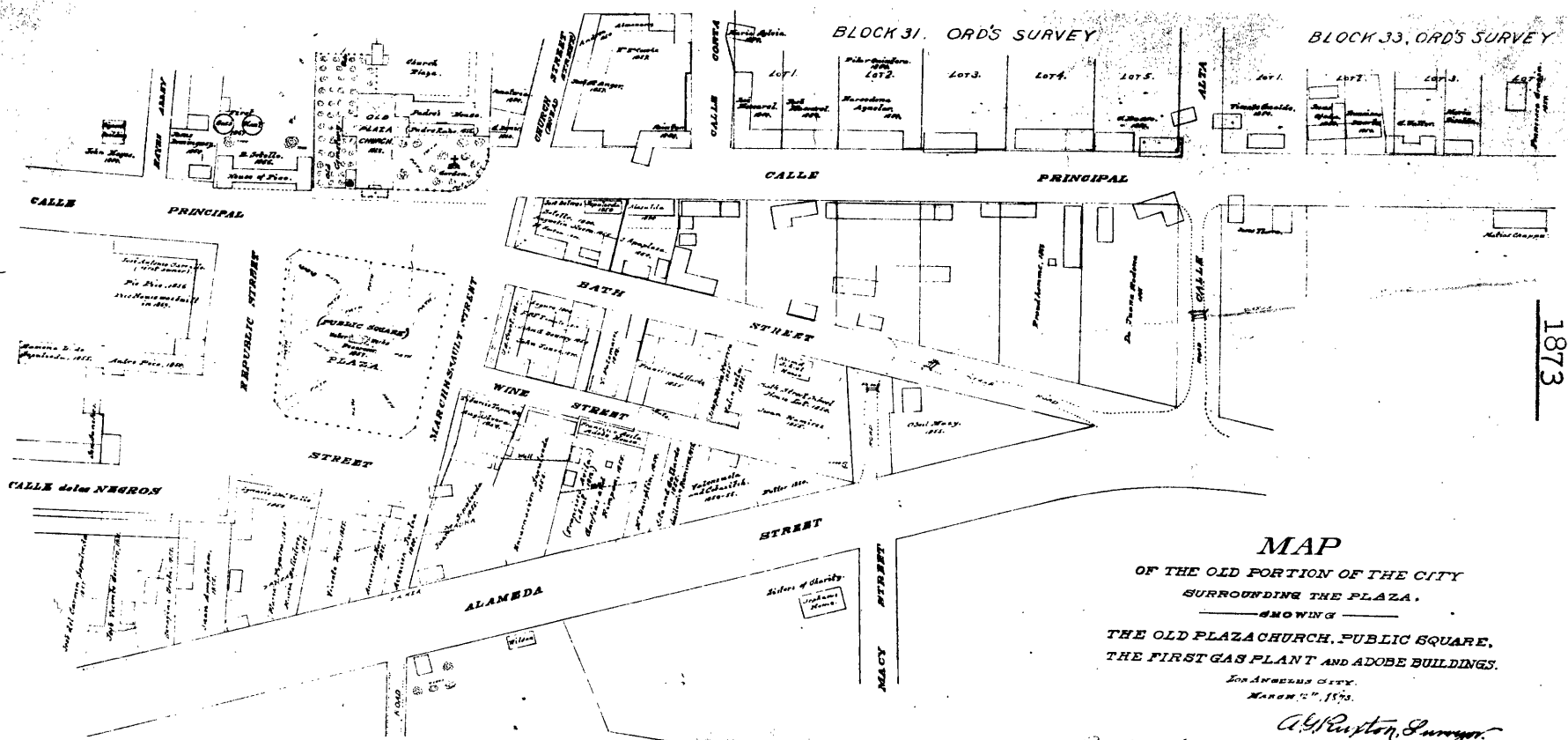
Surveyed by G. Hancock, Surveyor and A. Spring 1857
Gen. Hancock, Gov.

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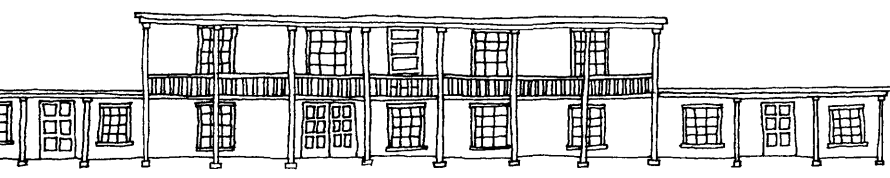
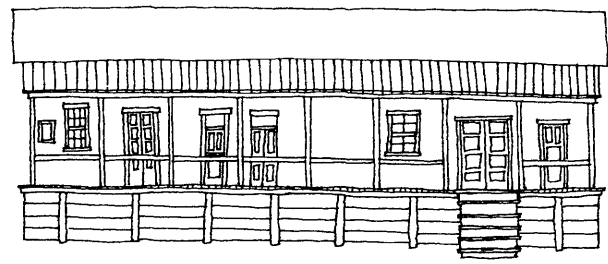
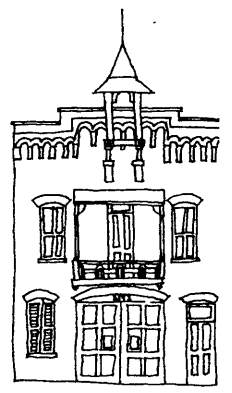
21 SPRING ST.

W.H. Brooks
SEARCHER OF RECORDS
LOS ANGELES
CAL.

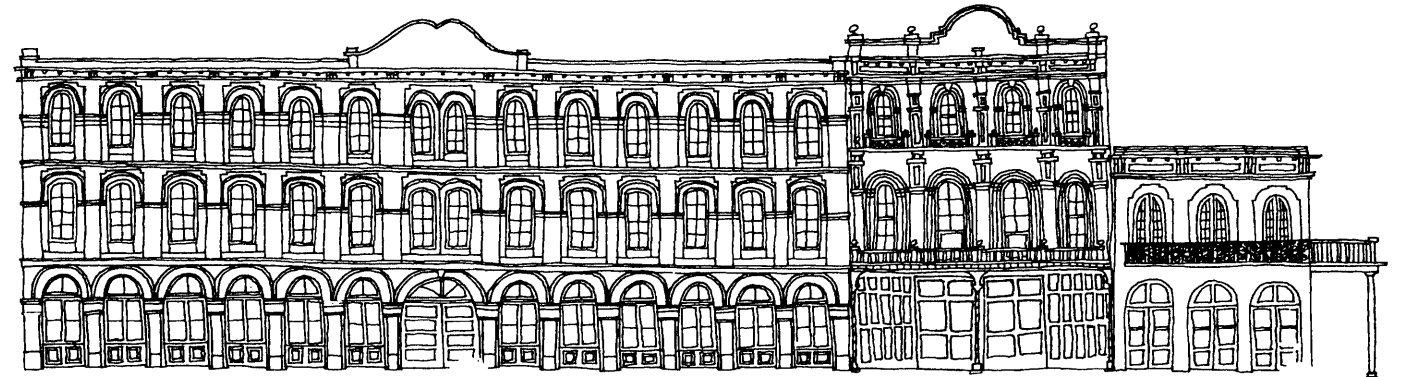
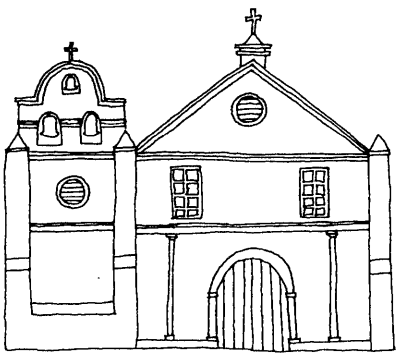




MAP
 OF THE OLD PORTION OF THE CITY
 SURROUNDING THE PLAZA.
 SHOWING
 THE OLD PLAZA CHURCH, PUBLIC SQUARE,
 THE FIRST GAS PLANT AND ADOBE BUILDINGS.
 LOS ANGELES CITY,
 MARCH 27, 1873.
A. J. Ripston, Surveyor.
Property of Francis & Co. Surveyors



Architectural Design
Existing Plaza Structures



United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section _____ Page _____

SUPPLEMENTARY LISTING RECORD

NRIS Reference Number: 72000231

Date Listed: 06/21/2016

Los Angeles Plaza Historic District

Additional Documentation

Property Name

Los Angeles

County

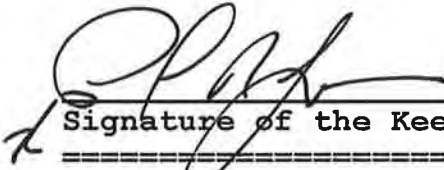
CA

State

N/A

Multiple Name

This property is listed in the National Register of Historic Places in accordance with the attached nomination documentation subject to the following exceptions, exclusions, or amendments, notwithstanding the National Park Service certification included in the nomination documentation.



Signature of the Keeper

6/21/16

Date of Action

Amended Items in Nomination:

Resource Count:

The revised Resource Count for the entire district should read:

- 20 contributing buildings (#3,5,6,7,8,9,10,11,13,14,15,16,17,18,21,22,23,24,26,& 27)
- 2 contributing sites (#1 and 4)
- 6 non-contributing buildings (#2, 12, 19, 25, 28, & 29)
- 1 non-noncontributing structure (#20)
- 29 total resources.

[This corresponds to the information provided in the narrative and the district sketch map.]

[All of the above resources were previously listed as part of the 1972 nomination, except for Buildings #2, Old Plaza Church Rectory and #19, Avila Annex, which were completed after 1972. The previously listed and counted Brunswig Annex was demolished in 2008.]

Acreage:

The original acreage count of 42 acres in the 1972 nomination was incorrect and has been revised to accurately represent the approximately 9.5 acre site identified on the district map.

These clarifications were confirmed with the CA SHPO office.

DISTRIBUTION:

- National Register property file
- Nominating Authority (without nomination attachment)

72000281

United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions.

RECEIVED 2280

MAY 6 2016

1. Name of Property

Historic name: Los Angeles Plaza Historic District (Amendment)

Nat. Register of Historic Places
National Park Service

Other names/site number: El Pueblo de Los Angeles State Historic Park District; El Pueblo de Los Angeles; El Pueblo de Los Angeles Historic District

Name of related multiple property listing:

(Enter "N/A" if property is not part of a multiple property listing)
N/A

2. Location

Street & number: Roughly bounded by W. Cesar E. Chavez Avenue (north), N. Los Angeles/N. Alameda Streets (east), W. Arcadia Street (south), and N. Spring Street (west).

City or town: Los Angeles State: California County: Los Angeles

Not For Publication: Vicinity:

3. State/Federal Agency Certification


As the designated authority under the National Historic Preservation Act, as amended,

I hereby certify that this x nomination ___ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

In my opinion, the property x meets ___ does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

___ national ___ statewide x local
Applicable National Register Criteria:

x A ___ B x C ___ D

		State Historic Preservation Officer		<u>5/3/16</u>
Signature of certifying official/Title:		Date		
<u>California Office of Historic Preservation</u>				
State or Federal agency/bureau or Tribal Government				
In my opinion, the property ___ meets ___ does not meet the National Register criteria.				
Signature of commenting official:		Date		
Title :		State or Federal agency/bureau or Tribal Government		

Los Angeles Plaza Historic District
Name of Property

Los Angeles, California
County and State

<u>21</u>	<u>7</u>	buildings
<u>1</u>	<u> </u>	sites
<u> </u>	<u>1</u>	structures
<u> </u>	<u> </u>	objects
<u>22</u>	<u>8</u>	Total

Number of contributing resources previously listed in the National Register 15

6. Function or Use

Historic Functions

(Enter categories from instructions.)

- COMMERCE/business
- COMMERCE/warehouse
- RELIGION/religious facility
- DOMESTIC/single dwelling
- DOMESTIC/hotel
- LANDSCAPE/plaza
- GOVERNMENT/fire station
- FUNERARY/cemetery
- RECREATION AND CULTURE/theater
- SOCIAL/meeting hall

Current Functions

(Enter categories from instructions.)

- COMMERCE/business
- COMMERCE/restaurant
- COMMERCE/warehouse
- RELIGION/religious facility
- LANDSCAPE/plaza
- FUNERARY/cemetery

Los Angeles Plaza Historic District
Name of Property

Los Angeles, California
County and State

7. Description

Architectural Classification

(Enter categories from instructions.)

COLONIAL/Spanish Colonial _____

LATE VICTORIAN/Stick/Eastlake _____

LATE VICTORIAN/Italianate _____

OTHER/Adobe _____

Materials: (enter categories from instructions.)

Principal exterior materials of the property: Concrete foundations; brick, adobe, wood, and stucco walls; asphalt and terra cotta roofs.

Narrative Description

(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)

Summary Paragraph

The Los Angeles Plaza Historic District encompasses approximately 9.5 acres in downtown Los Angeles, California. The district includes 22 contributing and 8 noncontributing resources, which date from the early 19th century through the early 20th century. It occupies a relatively level portion of land between the Los Angeles River (approximately 0.6 miles to the southeast) and the hilly terrain to the northwest. Centered on an open plaza, the district is roughly bounded by W. Cesar E. Chavez Avenue (north), N. Los Angeles and N. Alameda Streets (east), W. Arcadia Street (south), and N. Spring Street (west).

Located in the historic core of Los Angeles, the district represents a rare, intact, and diverse group of historic/cultural resources that exemplify the founding and early growth of the city. These resources include buildings and sites from the city's Spanish, Mexican, and early American periods, and range from 18th century adobe buildings and large Victorian commercial blocks, to Spanish Revival buildings from the early 20th century.

The district was first listed in the National Register of Historic Places on November 3, 1972. The nomination was subsequently amended on October 29, 1981 to include five additional contributing resources and to provide additional information on two buildings listed in the original nomination.

Los Angeles Plaza Historic District
Name of Property

Los Angeles, California
County and State

The National Register nomination for the Los Angeles Plaza Historic District is being updated to fulfill the following objectives:

- (1) To reframe the nomination in accordance with current historic preservation standards (in particular, those outlined in *How to Complete the National Register Registration Form*, 1997).
- (2) To add, remove, and reclassify contributing resources. A number of resources were previously included within the boundaries of the district but not identified as contributing or non-contributing. These include the Italian Hall, the Plaza Substation, the Simpson-Jones Building, and the Hellman-Quon building, among others.
- (3) To include as a contributing element the Plaza Church Cemetery (which at the time of the 1972 and 1981 nominations consisted of a surface parking lot). Partially excavated in 2010/2011, the Plaza Church Cemetery is now covered with a memorial garden with interpretive signage.
- (4) Removal of the Brunswig Annex, which was demolished in 2008, from the list of contributors.

Narrative Description

Throughout the Spanish and Mexican periods, the Plaza area was the center of life for the developing pueblo. It was the location of the Plaza Church, its cemetery, and the community's primary water source, the Zanja Madre. In addition, the Plaza area was fashionable for residential construction during the Spanish and Mexican periods and was surrounded by the adobe townhouses of the city's most prominent families, including the Sepulvedas, Olveras, and Lugos. Little immediate change occurred within the Plaza area in the early American period as evidenced by a report from 1860, which described Los Angeles as a group of one-story houses mostly "build [sic] of adobe or some burnt brick with very thick walls and flat roofs" (National Register of Historic Places, 1972).

While the area north of the Plaza retained a characteristically Mexican-colonial character in the following decade, the area to the south began a transformation into a vibrant American city, reflective of the latest trends and styles in architecture. Buildings constructed between the late 1850s and 1870s in the Plaza continue to reflect this era. They consist primarily of brick buildings with Victorian and Italianate designs. Extant examples include the Pico House, Masonic Hall, and Merced Theater. With the arrival of the railroad and subsequent population and construction boom of the 1880s, the rate of this transformation intensified. Many of the flat-roofed adobe buildings of the Spanish and Mexican periods were demolished to make way for more contemporaneously designed buildings, including the Eastlake Sepulveda House and the Richardsonian Romanesque Garnier Block.

Los Angeles Plaza Historic District
Name of Property

Los Angeles, California
County and State

A number of smaller brick commercial blocks were developed along Olvera Street during the early 20th century. However, the shift of the central business district southward, as well as the continued outward growth of the city, resulted in the overall deterioration of the Plaza area by the 1920s. By this time, Olvera Street was an unpaved alley used to make deliveries to the rear entrances of the shops fronting Main Street; the Avila Adobe was condemned by the Department of Health, declared unfit for human habitation (Poole and Ball 2002:48).

The state of Olvera Street by this time inspired the efforts of Christine Sterling to preserve and transform the area, in a romanticized transformation of Olvera Street into a Mexican-colonial open-air market, complete with *puestos* (or small street smalls) and a statue commemorating the founding of Los Angeles. This renewed interest in Los Angeles's historic core also resulted in the construction of new buildings such as the Plaza Methodist Church and Biscailuz Building, which were constructed in the Spanish Revival style popular during the 1920s.

Although some buildings have been altered since the 1981 update, the components that define the historic character of the district remain intact and largely unchanged. The district retains integrity and continues to convey the sense of its historic environment dating to the period of significance.

Individual Building Descriptions

The following section draws primarily from the previous nomination forms, noting any changes that have occurred since the district was last amended in 1981.

1. Plaza, North Main Street, circa 1815 – Contributing

Since its early development, the central focus of activity in El Pueblo de Los Angeles was and continues to be the Plaza. The Plaza was laid out at its present-day location between 1825 and 1830 following recurring flooding of the Los Angeles River. By the 1830s, it was a square, open plaza surrounded by the adobe townhouses of prominent settlers. The city's first water storage tank was constructed at the center of the plaza in 1861, where it remained until it was removed in 1871. At that time, the Plaza was reshaped into a circular design, and the central fountain was installed. In 1875, the Plaza was landscaped with orange and cypress trees, and around 1878 the four Moreton Bay fig trees were planted at each side. Paved in cement, the circular Plaza features brick diagonal strips that radiate out from the wrought-iron bandstand at the center, which was installed in 1962. The Plaza is framed around the exterior by low walls of patterned brick that were laid in 1930.

2. Old Plaza Church Rectory, 535 North Main Street, 1983 – Non-Contributing

Located to the north of the Old Plaza Church is the Plaza Church Rectory, an office and pastoral center which was constructed in two phases and completed in 1983. The one- and two-story