

WOMAN'S CHRISTIAN TEMPERANCE UNION STATE HEADQUARTERS

551 S. Kingsley Drive
CHC-2022-1865-HCM
ENV-2022-1866-CE

Agenda packet includes:

1. [Final Determination Staff Recommendation Report](#)
2. [Cultural Heritage Commission Initiation Letter dated March 25, 2022](#)
3. [Commission/ Staff Site Inspection Photos—April 14, 2022](#)
4. [Categorical Exemption](#)
5. [Historic-Cultural Monument Application](#)

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

Los Angeles Department of City Planning

RECOMMENDATION REPORT

CULTURAL HERITAGE COMMISSION

**CASE NO.: CHC-2022-1865-HCM
ENV-2022-1866-CE**

HEARING DATE: May 19, 2022
TIME: 10:00 AM
PLACE: Teleconference (see
agenda for login
information)

Location: 551 S. Kingsley Drive
Council District: 10
Community Plan Area: Wilshire
Land Use: Neighborhood Office Commercial
Zoning: C2-1
Area Planning Commission: Central
Neighborhood Council: Wilshire Center-Koreatown
Legal Description: Wellington
Place Tract, Lot 18

EXPIRATION DATE: The original expiration date of May 31, 2022, is tolled, and a revised date will be determined pursuant to *the Mayor's March 21, 2020, Public Order Under City of Los Angeles Emergency Authority re: Tolling of Deadlines Prescribed in the Municipal Code and April 17, 2020 Public Order Under City of Los Angeles Emergency Authority re: Tolling HCIDLA Deadlines and Revising Expiration of Emergency Orders.*

The time to act on this item has been tolled for the duration of the local emergency period.

Please note that other state law provisions may also apply.

PROJECT: Historic-Cultural Monument Application for the
WOMAN'S CHRISTIAN TEMPERANCE UNION STATE
HEADQUARTERS

REQUEST: Declare the property an Historic-Cultural Monument

OWNER: Woman's Christian Temperance Union of Southern California
551 South Kingsley Drive
Los Angeles, CA 90020

APPLICANT: City of Los Angeles Cultural Heritage Commission
221 North Figueroa Street, Ste. 1350
Los Angeles, CA 90012

RECOMMENDATION **That the Cultural Heritage Commission:**

1. **Declare the subject property** an Historic-Cultural Monument per Los Angeles Administrative Code Chapter 9, Division 22, Article 1, Section 22.171.7.
2. **Adopt** the staff report and findings.

VINCENT P. BERTONI, AICP
Director of Planning

[SIGNED ORIGINAL IN FILE]

Ken Bernstein, AICP, Principal City Planner
Office of Historic Resources

[SIGNED ORIGINAL IN FILE]

Lambert M. Giessinger, Preservation Architect
Office of Historic Resources

[SIGNED ORIGINAL IN FILE]

Shannon Ryan, Senior City Planner
Office of Historic Resources

[SIGNED ORIGINAL IN FILE]

Melissa Jones, City Planning Associate
Office of Historic Resources

Attachments: Cultural Heritage Commission Initiation Letter dated March 25, 2022
Commission/Staff Site Inspection Photos—April 14, 2022
Historic-Cultural Monument Application

FINDINGS

- The Woman’s Christian Temperance Union State Headquarters “exemplifies significant contributions to the broad cultural, economic or social history of the nation, state, city or community” for its association with the Woman’s Christian Temperance Union, an international women’s club that played a pivotal role in the social history of women in Los Angeles and was influential in local, state, and national politics in the 20th century. The subject property is the longest and last remaining state headquarters for the nearly 140 year-old Woman’s Christian Temperance Union of Southern California.
- The Woman’s Christian Temperance Union State Headquarters “embodies the distinctive characteristics of a style, type, period, or method of construction” as an excellent example of a Craftsman-style residence with Tudor Revival and Gothic Revival architectural style influences.

CRITERIA

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

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

SUMMARY

The Woman’s Christian Temperance Union State Headquarters is a two-and-one-half-story institutional building located at the west side of S. Kingsley Drive, north of Sixth Street in the Wilshire Center neighborhood of Los Angeles. Constructed in 1911 as a single-family residence, the subject property is designed in the Craftsman architectural style with Tudor Revival and Gothic Revival influences. The original building permit was unable to be located, so the architect or builder is unknown. However, a *Los Angeles Times* article notes that the residence was sold by local real estate developer Minnie Stokes to real estate investor F.S. Taggart in October 1911, the year of construction, so it can be assumed the subject property was constructed as an investment, not for a specific individual as their family home. By 1933, the subject property became a rooming house, which it continued to serve as—with a brief occupation of the University of the West College of Music—until it was purchased by the Woman’s Christian Temperance Union (WCTU) in 1950. The subject property has been the third home for the Woman’s Christian Temperance Union of Southern California state headquarters since 1951.

The Woman’s Christian Temperance Union is an international organization founded by a group of women, including Frances Willard, in Cleveland, Ohio in 1874 with a mission to combat alcohol

sales and use through social reform and political campaigns. Willard served as president of the organization at the national level from 1879 to 1898; her home, which served as the national headquarters from 1900-1910, was designated as a National Historic Landmark in 1965. Nationally elected officers of the WCTU were expected to enroll new members and assist in the formation of local and state organizations, and by 1883, there was at least one union in almost every state. In the late 19th century, the WCTU was the largest women's organization in the United States. The WCTU's purpose was to "enlist and unite women in temperance work, promote the principles of total abstinence, suppress intemperance and secure the prohibition of intoxicating beverages." Although its original stand was moral suasion, in 1881, the organization shifted its emphasis to becoming a political force, and in 1895, the WCTU opened a legislative office in Washington, D.C.

A state-level chapter of the organization was formed in 1883 in Southern California, separate from the Northern California state chapter. Following, more localized branches referred to as "unions," such as the Los Angeles Union of the Woman's Christian Temperance that was also organized by Frances Willard in 1883, began to emerge. The WCTU's popularity in the Los Angeles area is shown by the creation of 14 new unions in Los Angeles County between 1887 and 1888, and an active membership of over 1,000 women by 1890. There were several temperance union chapters established within the city limits of Los Angeles, including the Downtown or "central union," which completed the construction of the terracotta-clad Richardsonian Romanesque-style Women's Christian Temple Union Temple (a.k.a., the Temperance Temple) in 1889 at 301 North Broadway (demolished in 1950). The Temperance Temple was often used as a meeting place for other women's organizations, including the Woman's Educational Club and the Woman's Suffrage Club. It also housed the state WCTU headquarters until 1947, when the organization relocated their main offices to 1048 West 8th Street (demolished). In 1951, the WCTU, dedicated the third location of their state headquarters at 551 South Kingsley Drive, the subject property; it was dedicated on March 14, 1951, and since that time it has served as a venue for local and state union meetings and provided accommodations for out-of-state visitors and national leaders. Although the membership in Southern California numbered 10,000 in 1923, with the passage of the Prohibition Act in 1920, many women felt the temperance battle was over, and membership in the WCTU dropped dramatically in the ensuing decades; today, membership in Southern California is less than 100. There is one property associated with the WCTU in Los Angeles that is currently designated which is the Eagle Rock Women's Christian Temperance Union Home (1927, Historic-Cultural Monument #562).

Irregular in plan, the subject property is of wood frame construction with stucco and horizontal wood cladding. The complex, multi-gable roof is clad in composition shingles and features deep eaves, exposed rafter tails and beams, bargeboards with curved ends, and wood brackets. The primary elevation faces east, towards Kingsley Drive, and is asymmetrically composed. The ground floor is fronted by a covered open space divided into four bays by painted masonry piers. The three northern bays form a porch featuring painted masonry railings and is accessed by a set of painted concrete steps in the central bay; the northern bay of the porch has been enclosed, and features a tripartite fixed window with a the central lite having a window sign reading "The Woman's Christian Temperance Union of Southern California" in gold letters. The southern porch bay features a fixed tripartite window, while the central bay contains the primary entrance, a single door flanked by two partial-height sidelites, slightly recessed with a wood surround. The southernmost bay, which projects from the primary volume of the structure, forms a porte-cochère. The center bay of the porch and the porte-cochère are each surmounted by a shallow cross gable with half timbering, prominent brackets, and bargeboards with carved ends. On the ground in front of the porch is the original cornerstone from the Temperance Temple, the organization's first state headquarters, salvaged when the building was demolished. The upper floors of the primary elevation consist of a side-gabled primary volume and a cross-gabled

projecting volume on the southern end. The projecting volume features two pairs of multi-lite hung wood windows, a large, fixed window with a multi-lite transom, and a multi-lite, tripartite lunette window above. The gable features bargeboards with flared, carved ends as well as wooden molding, supported on brackets, forming an arch with trefoil cutouts. The primary volume features a projecting pair of multi-lite hung wood windows on the second floor and a front-gabled dormer with a multi-lite window above; the dormer features bargeboards and molding like those on the projecting volume. The side elevations feature similar fenestration, half-timbering, and brackets as the primary façade; the gables feature bargeboards without flared, carved ends and do not have arched molding. The southern elevation features a brick chimney that projects through the roof, as well as a metal fire escape. The rear elevation has decorative half-timbering, sliding wood windows, casement windows, and multi-lite double-hung windows. There are also stairs and a ramp leading to a rear entrance. Features on the interior include original wood floors, boxed ceilings, a large fireplace with a wood mantle, wood wainscoting, wood crown molding, wood half-timbering, a large wood buffet and built-ins, a wood grand staircase, and original tile in the bathrooms.

According to building permits, the subject property has sustained a limited number of alterations that include the installation of a fire escape in 1936; the addition of security bars to the windows in 1993; the construction of a handicap ramp at the rear of the residence in 2001. In addition, the original garage was demolished at an unknown date. During the Cultural Heritage Commission site visit it was also noted that the sleeping porch at the rear and the northern portion of the front porch had been enclosed at unknown dates.

The subject property was identified as eligible for listing under the state designation program in the March 2009 Intensive Historic Resources Survey of the Wilshire Center/Koreatown Recovery Redevelopment Project Area Prepared for the Community Redevelopment Agency of the City of Los Angeles by PCR Services Corporation in collaboration with Chattel Architecture (lead) and LSA Associates, Inc. as an example of Arts and Crafts residential architecture and exemplifying streetcar suburban development. In addition, the subject property was identified in the SurveyLA Women's Rights in Los Angeles, 1850-1980 Historic Context Statement as significant for its association with the Woman's Christian Temperance Union as its third state headquarters.

DISCUSSION

The Woman's Christian Temperance Union State Headquarters meets two of the Historic-Cultural Monument criteria.

The subject property "exemplifies significant contributions to the broad cultural, economic or social history of the nation, state, city or community" for its association with the Woman's Christian Temperance Union, an international women's club that played a pivotal role in the social history of women in Los Angeles and was influential in local, state, and national politics in the 20th century. The subject property is the longest and last remaining state headquarters for the nearly 140 year-old Woman's Christian Temperance Union of Southern California. Prior to the establishment of the first women's club in Los Angeles in 1878, women found themselves in a town largely controlled by men, with little physical or social infrastructure to support their needs; there were few social opportunities for women. At this time, during the mid- to late 19th century, women's main role was to keep house and raise children, and women had little independence when it came to finances, their home, and decisions regarding their children; women also had no right to vote and had a limited political voice. Women's clubs such as the WCTU, in Los Angeles and across the country, supported and empowered women, and gave them a voice; they served as both cultural clubs for self-betterment and as agencies of reform.

Further, throughout its organizational history, the WCTU has been influential in politics and civic reform at all levels— local, state, and nationwide. In the late 19th and early 20th centuries, the WCTU played a significant role in the temperance movement, prohibition, and successfully campaigned for women’s right to vote through the suffrage movement. Following in line with the organization’s second national president, Frances Willard’s “do everything” motto, the group also pursued equal rights, child welfare laws and prison reform, alcohol education, and world peace. In addition, as of the late 20th century, white ribboners (what club members called themselves) had lobbied Congress to ban radio and alcoholic beverage television ads, worked to denounce free drinks on airplanes, and protested a bar proposed at the California State University, Bakersfield. At the local level, WCTU members partnered with schools on anti-alcohol and narcotic educational materials and programs, hosted temperance and abstinence related speech and coloring contests for youth, and have helped ex-serviceman and their families in ports such as San Diego with personal calls, knitted items, and homemade clothes, bedding, and stump warmers for wounded vets.

While WCTU membership has declined over the years, the subject property represents the history of a significant organization that has persevered nearly 140 years despite drastic political and social changes since the organization’s founding in 1874. The subject property has been the home of the WCTU’s state headquarters for 71 years and is the only remaining state headquarter building for the organization in Southern California; the WCTU was at their first headquarters building on Broadway in downtown Los Angeles, the Temperance Temple (not extant), for 59 years and at their second home at 1018 West 8th Street (not extant) for two years.

The subject property also “embodies the distinctive characteristics of a style, type, period, or method of construction” as an excellent example of a Craftsman-style residence with Tudor Revival and Gothic Revival architectural style influences. Hallmarks of the style, as exhibited by the subject property, include low-pitched gable roof with wide eaves and exposed rafter tails, prominent projecting front entrance porch, and its broad, full-width porch with square columns. Other distinctive features include the wood built-ins, decorative wood ceiling beams, wood floors, and wood grand staircase.

The subject property has experienced a limited number of alterations over the years, most of which appear to in place at the time that the WCTU acquired the property in 1950, and therefore it has a high level of integrity of location, setting, design, materials, workmanship, and feeling, to convey its significance.

CALIFORNIA ENVIRONMENTAL QUALITY ACT (“CEQA”) FINDINGS

State of California CEQA Guidelines, Article 19, Section 15308, Class 8 “*consists of actions taken by regulatory agencies, as authorized by state or local ordinance, to assure the maintenance, restoration, enhancement, or protection of the environment where the regulatory process involves procedures for protection of the environment.*”

State of California CEQA Guidelines Article 19, Section 15331, Class 31 “*consists of projects limited to maintenance, repair, stabilization, rehabilitation, restoration, preservation, conservation or reconstruction of historical resources in a manner consistent with the Secretary of the Interior’s*

Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing Historic buildings.”

The designation of the Woman’s Christian Temperance Union State Headquarters as an Historic-Cultural Monument in accordance with Chapter 9, Article 1, of The City of Los Angeles Administrative Code (“LAAC”) will ensure that future construction activities involving the subject property are regulated in accordance with Section 22.171.14 of the LAAC. The purpose of the designation is to prevent significant impacts to an Historic-Cultural Monument through the application of the standards set forth in the LAAC. Without the regulation imposed by way of the pending designation, the historic significance and integrity of the subject property could be lost through incompatible alterations and new construction and the demolition of an irreplaceable historic site/open space. The Secretary of the Interior’s Standards for Rehabilitation are expressly incorporated into the LAAC and provide standards concerning the historically appropriate construction activities which will ensure the continued preservation of the subject property.

The City of Los Angeles has determined based on the whole of the administrative record, that substantial evidence supports that the Project is exempt from CEQA pursuant to CEQA Guidelines Section Article 19, Section 15308, Class 8 and Class 31, and none of the exceptions to a categorical exemption pursuant to CEQA Guidelines Section 15300.2 applies. The project was found to be exempt based on the following:

The use of Categorical Exemption Class 8 in connection with the proposed designation is consistent with the goals of maintaining, restoring, enhancing, and protecting the environment through the imposition of regulations designed to prevent the degradation of Historic-Cultural Monuments.

The use of Categorical Exemption Class 31 in connection with the proposed designation is consistent with the goals relating to the preservation, rehabilitation, restoration and reconstruction of historic buildings and sites in a manner consistent with the Secretary of the Interior’s Standards for the Treatment of Historic Properties.

Categorical Exemption ENV-2022-1866-CE was prepared on April 28, 2022.

BACKGROUND

On March 17, 2022, the Cultural Heritage Commission initiated consideration of the subject property as an Historic-Cultural Monument worthy of preservation. On April 14, 2022, a subcommittee of the Commission consisting of Commissioners Kennard and Milofsky conducted a site inspection of the property, accompanied by staff from the Office of Historic Resources. The original expiration date of May 31, 2022, is tolled, and a revised date will be determined pursuant to *the Mayor’s March 21, 2020, Public Order Under City of Los Angeles Emergency Authority re: Tolling of Deadlines Prescribed in the Municipal Code and April 17, 2020 Public Order Under City of Los Angeles Emergency Authority re: Tolling HCIDLA Deadlines and Revising Expiration of Emergency Orders*. The time to act on this item has been tolled for the duration of the local emergency period. Please note that other state law provisions may also apply.

**DEPARTMENT OF
CITY PLANNING**

COMMISSION OFFICE
200 N. SPRING STREET, ROOM 272
LOS ANGELES, CA 90012-4801

CULTURAL HERITAGE COMMISSION

BARRY A. MILOFSKY
PRESIDENT

GAIL KENNARD
VICE PRESIDENT

RICHARD BARRON
PILAR BUELNA
DIANE KANNER

COMMISSION OFFICE
(213) 978-1300

CITY OF LOS ANGELES
CALIFORNIA



ERIC GARCETTI
MAYOR

EXECUTIVE OFFICES

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

VINCENT P. BERTONI, AICP
DIRECTOR

SHANA M.M. BONSTIN
DEPUTY DIRECTOR

ARTHI L. VARMA, AICP
DEPUTY DIRECTOR

LISA M. WEBBER, AICP
DEPUTY DIRECTOR

CERTIFIED MAILING - RETURN RECEIPT REQUESTED

Mailing Date: **MAR 25 2022**

Woman's Christian Temperance Union of Southern California
551 South Kingsley Drive
Los Angeles, CA 90020

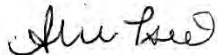
WOMAN'S CHRISTIAN TEMPERANCE UNION; CHC-2022-1865-HCM; 551 SOUTH KINGSLEY DRIVE; CD-10

Pursuant to Section 22.171.10(a) of the Los Angeles Administrative Code (LAAC), on March 17, 2022, the Cultural Heritage Commission adopted a motion by a vote of 5 - 0, to initiate consideration of the property located at 551 South Kingsley Drive as a Historic-Cultural Monument. As such, staff from the Office of Historic Resources will prepare a Historic-Cultural Monument application for review and consideration by the Commission.

Pursuant to LAAC Section 22.171.8, a subcommittee of the Commission along with Department staff have been scheduled to conduct a site visit of the property on **April 14, 2022**. The purpose of the site visit is to inspect or investigate the site, including touring or reviewing photographic or video graphic records. The Director or his designee will thereafter prepare a report and recommendation on the proposed designation. The Commission will then hold a public hearing to determine whether the property conforms with the definition of a Monument as defined in LAAC Section 22.171.7. You will be notified of the date, time and place of the public hearing. The matter will then be referred to the City Council for final determination.

You are hereby advised that pursuant to LAAC Section 22.171.12, no permit for the demolition, substantial alteration or removal shall be issued; and the site, building or structure regardless of whether a permit exists, shall not be demolished, substantially altered or removed, pending final determination by the Commission and City Council on whether the proposed site, building, object or structure shall be designated a Monument. The Commission shall notify the Department of Building and Safety not issue permits for the demolition, alteration or removal of a building or structure. Furthermore, regardless if a permit has already been issued or exists, all work involving the demolition, substantial alteration or removal of the site, building or structure shall cease immediately pending final determination by the Council.

If you have questions, please contact Melissa Jones, Office of Historic Resources at (213) 847-3679 or via email at melissa.jones@lacity.org or Lambert Giessinger, Architect, Office of Historic Resources at (213) 847-3648 or via email at lambert.giessinger@lacity.org.



Alice Inawat, Commission Executive Assistant
Cultural Heritage Commission

Enclosures: Ordinance

c: Hakeem Parke-Davis, Tenth Council District
Ken Bernstein, Principal City Planner, Office of Historic Resources
Lambert Giessinger, Architect, Office of Historic Resources
Shannon Ryan, Senior City Planner
Melissa Jones, City Planning Associate
Victor Cuevas, Asst. Bureau Chief, Permit and Engineering Bureau, Dpt. of Building & Safety
Pascal Challita, Chief, Department of Building and Safety, Inspection Bureau
Betty Dong, GIS Chief, Department of City Planning



























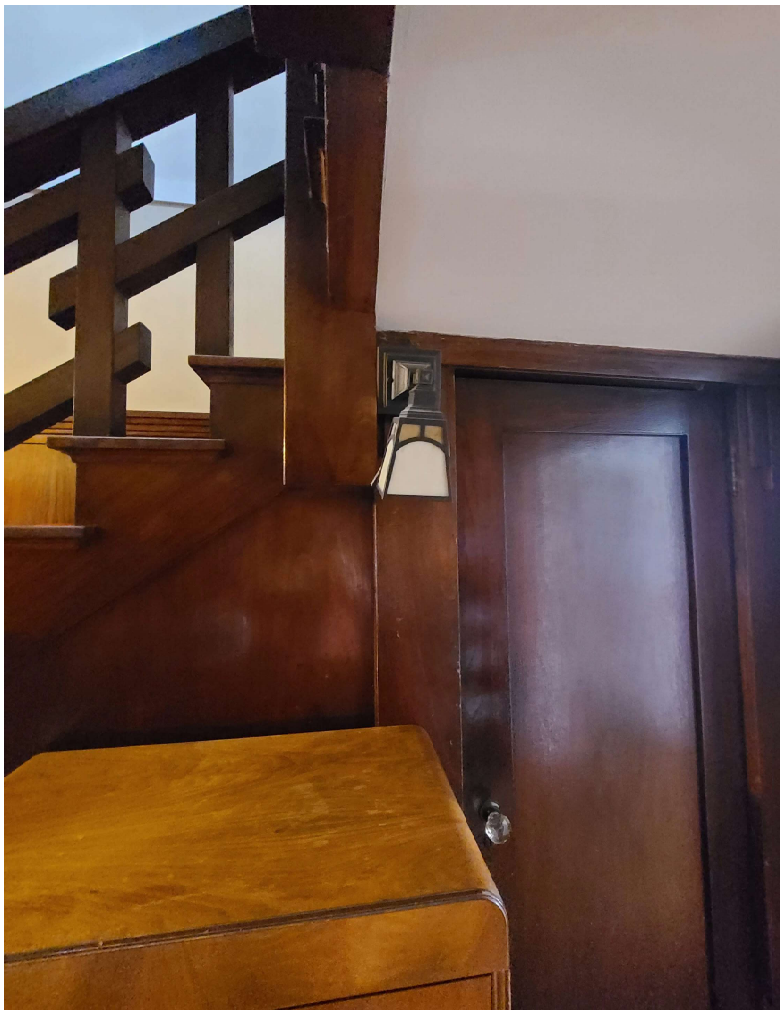






















































COUNTY CLERK'S USE

CITY OF LOS ANGELES
OFFICE OF THE CITY CLERK
200 NORTH SPRING STREET, ROOM 395
LOS ANGELES, CALIFORNIA 90012

CALIFORNIA ENVIRONMENTAL QUALITY ACT
NOTICE OF EXEMPTION
(PRC Section 21152; CEQA Guidelines Section 15062)

Pursuant to Public Resources Code § 21152(b) and CEQA Guidelines § 15062, the notice should be posted with the County Clerk by mailing the form and posting fee payment to the following address: Los Angeles County Clerk/Recorder, Environmental Notices, P.O. Box 1208, Norwalk, CA 90650. Pursuant to Public Resources Code § 21167 (d), the posting of this notice starts a 35-day statute of limitations on court challenges to reliance on an exemption for the project. Failure to file this notice as provided above, results in the statute of limitations being extended to 180 days.

PARENT CASE NUMBER(S) / REQUESTED ENTITLEMENTS
CHC-2022-1865-HCM

LEAD CITY AGENCY
City of Los Angeles (Department of City Planning)

CASE NUMBER
ENV-2022-1866-CE

PROJECT TITLE
Woman's Christian Temperance Union State Headquarters

COUNCIL DISTRICT
10

PROJECT LOCATION (Street Address and Cross Streets and/or Attached Map) Map attached.
551 South Kingsley Drive

PROJECT DESCRIPTION: Additional page(s) attached.
Designation of the Woman's Christian Temperance Union State Headquarters as an Historic-Cultural Monument.

NAME OF APPLICANT / OWNER:
N/A

CONTACT PERSON (If different from Applicant/Owner above)
Melissa Jones

(AREA CODE) TELEPHONE NUMBER | EXT.
213-847-3679

EXEMPT STATUS: (Check all boxes, and include all exemptions, that apply and provide relevant citations.)
STATE CEQA STATUTE & GUIDELINES

- STATUTORY EXEMPTION(S)
Public Resources Code Section(s) _____
- CATEGORICAL EXEMPTION(S) (State CEQA Guidelines Sec. 15301-15333 / Class 1-Class 33)
CEQA Guideline Section(s) / Class(es) **8 and 31**
- OTHER BASIS FOR EXEMPTION (E.g., CEQA Guidelines Section 15061(b)(3) or (b)(4) or Section 15378(b))

JUSTIFICATION FOR PROJECT EXEMPTION: Additional page(s) attached
Article 19, Section 15308, Class 8 of the State's Guidelines applies to where project's consists of "actions taken by regulatory agencies, as authorized by state or local ordinance, to assure the maintenance, restoration, enhancement, or protection of the environment where the regulatory process involves procedures for protection of the environment." Class 31 applies "to maintenance, repair, stabilization, rehabilitation, restoration, preservation, or reconstruction of historical resources in a manner consistent with the Secretary of Interior's Standards for the Treatment of Historic Buildings." Designation of the **Woman's Christian Temperance Union State Headquarters** as an Historic-Cultural Monument will assure the protection of the environment by the enactment of project review regulations based on the Secretary of Interior's Standards to maintain and preserve the historic site.
 None of the exceptions in CEQA Guidelines Section 15300.2 to the categorical exemption(s) apply to the Project.
 The project is identified in one or more of the list of activities in the City of Los Angeles CEQA Guidelines as cited in the justification.

IF FILED BY APPLICANT, ATTACH CERTIFIED DOCUMENT ISSUED BY THE CITY PLANNING DEPARTMENT STATING THAT THE DEPARTMENT HAS FOUND THE PROJECT TO BE EXEMPT.
If different from the applicant, the identity of the person undertaking the project.

CITY STAFF USE ONLY:

CITY STAFF NAME AND SIGNATURE Melissa Jones	[SIGNED COPY IN FILE]	STAFF TITLE City Planning Associate
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ENTITLEMENTS APPROVED
N/A



HISTORIC-CULTURAL MONUMENT NOMINATION FORM

1. PROPERTY IDENTIFICATION

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

2. CONSTRUCTION HISTORY & CURRENT STATUS

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

3. STYLE & MATERIALS

Architectural Style:		Stories:	Plan Shape:
<i>FEATURE</i>	<i>PRIMARY</i>	<i>SECONDARY</i>	
CONSTRUCTION	Type:	Type:	
CLADDING	Material:	Material:	
ROOF	Type:	Type:	
	Material:	Material:	
WINDOWS	Type:	Type:	
	Material:	Material:	
ENTRY	Style:	Style:	
DOOR	Type:	Type:	



HISTORIC-CULTURAL MONUMENT NOMINATION FORM

4. ALTERATION HISTORY

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

5. EXISTING HISTORIC RESOURCE IDENTIFICATION (if known)

Listed in the National Register of Historic Places	
Listed in the California Register of Historical Resources	
Formally determined eligible for the National and/or California Registers	
Located in an Historic Preservation Overlay Zone (HPOZ)	Contributing feature Non-contributing feature
Determined eligible for national, state, or local landmark status by an historic resources survey(s)	Survey Name(s):
Other historical or cultural resource designations:	

6. APPLICABLE HISTORIC-CULTURAL MONUMENT CRITERIA

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

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



HISTORIC-CULTURAL MONUMENT NOMINATION FORM

7. WRITTEN STATEMENTS

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

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

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

8. CONTACT INFORMATION

Applicant

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

Property Owner

Is the owner in support of the nomination?

Yes

No

Unknown

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

Nomination Preparer/Applicant's Representative

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



HISTORIC-CULTURAL MONUMENT NOMINATION FORM

9. SUBMITTAL

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

APPLICATION CHECKLIST

- | | |
|---|---|
| 1. ✓ Nomination Form | 5. ✓ Copies of Primary/Secondary Documentation |
| 2. ✓ Written Statements A and B | 6. ✓ Copies of Building Permits for Major Alterations
(include first construction permits) |
| 3. ✓ Bibliography | 7. ✓ Additional, Contemporary Photos |
| 4. ✓ Two Primary Photos of Exterior/Main Facade
(8x10, the main photo of the proposed monument. Also
email a digital copy of the main photo to:
planning.ohr@lacity.org) | 8. ✓ Historical Photos |
| | 9. ✓ Zimas Parcel Report for all Nominated Parcels
(including map) |

10. RELEASE

Please read each statement and check the corresponding boxes to indicate that you agree with the statement, then sign below in the provided space. Either the applicant or preparer may sign.	
<input checked="" type="checkbox"/>	I acknowledge that all documents submitted will become public records under the California Public Records Act, and understand that the documents will be made available upon request to members of the public for inspection and copying.
<input checked="" type="checkbox"/>	I acknowledge that all photographs and images submitted as part of this application will become the property of the City of Los Angeles, and understand that permission is granted for use of the photographs and images by the City without any expectation of compensation.
<input checked="" type="checkbox"/>	I acknowledge that I have the right to submit or have obtained the appropriate permission to submit all information contained in this application.

Melissa Jones, City Planning Associate
Office of Historic Resources

4-28-2022

Name:

Date:

Signature:

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

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

Phone: 213-847-3679
Website: preservation.lacity.org

WOMAN'S CHRISTIAN TEMPERANCE UNION STATE HEADQUARTERS
551 South Kingsley Drive

A. Proposed Monument Description

Constructed in 1911 as a single-family residence, the subject property is a two-and-one-half-story institutional building designed in the Craftsman architectural style with Tudor Revival and Gothic Revival influences. It occupies a rectangular parcel of 11,260 square feet on the west side of South Kingsley Drive in the Wilshire Center neighborhood of Los Angeles.

Exterior

Irregular in plan, the subject property is of wood frame construction with stucco and horizontal wood cladding. The complex, multi-gable roof is clad in composition shingles and features deep eaves, exposed rafter tails and beams, bargeboards with curved ends, and wood brackets.

The primary elevation faces east, towards Kingsley Drive, and is asymmetrically composed. The ground floor is fronted by a covered open space divided into four bays by painted masonry piers. The three northern bays form a porch featuring painted masonry railings and is accessed by a set of painted concrete steps in the central bay; the northern bay of the porch has been enclosed, and features a tripartite fixed window with a the central lite having a window sign reading "The Woman's Christian Temperance Union of Southern California" in gold letters. The southern porch bay features a fixed tripartite window, while the central bay contains the primary entrance, a single door flanked by two partial-height sidelites, slightly recessed with a wood surround. The southernmost bay, which projects from the primary volume of the structure, forms a porte-cochère. The center bay of the porch and the porte-cochère are each surmounted by a shallow cross gable with half timbering, prominent brackets, and bargeboards with carved ends. On the ground in front of the porch is the original cornerstone from the Temperance Temple, the organization's first state headquarters, salvaged when the building was demolished.

The upper floors of the primary elevation consist of a side-gabled primary volume and a cross-gabled projecting volume on the southern end. The projecting volume features two pairs of multi-lite hung wood windows, a large, fixed window with a multi-lite transom, and a multi-lite, tripartite lunette window above. The gable features bargeboards with flared, carved ends as well as wooden molding, supported on brackets, forming an arch with trefoil cutouts. The primary volume features a projecting pair of multi-lite hung wood windows on the second floor and a front-gabled dormer with a multi-lite window above; the dormer features bargeboards and molding like those on the projecting volume.

The side elevations feature similar fenestration, half-timbering, and brackets as the primary façade; the gables feature bargeboards without flared, carved ends and do not have arched molding. The southern elevation features a brick chimney that projects through the roof, as well as a metal fire escape.

The rear elevation has decorative half-timbering, sliding wood windows, casement windows, and multi-lite double-hung windows. There are also stairs and a ramp leading to a rear entrance.

Interior

Features on the interior include original wood floors, boxed ceilings, a large fireplace with a wood mantle, wood wainscoting, wood crown molding, wood half-timbering, a large wood buffet and built-ins, a wood grand staircase, and original tile in the bathrooms.

Alterations

According to building permits, the subject property has sustained a number of alterations that include the installation of a fire escape in 1936; the addition of security bars to the windows in 1993; the construction of a disabled access ramp at the rear of the residence in 2001. In addition, the original garage was demolished at an unknown date.

B. Statement of Significance

The Woman's Christian Temperance Union State Headquarters meets two of the Historic-Cultural Monument criteria:

It "exemplifies significant contributions to the broad cultural, economic or social history of the nation, state, city or community" for its association with the Woman's Christian Temperance Union, an international women's club that played a pivotal role in the social history of women in Los Angeles and was influential in local, state, and national politics in the 20th century. The subject property is the longest and last remaining state headquarters for the nearly 140 year-old Woman's Christian Temperance Union of Southern California.

It also "embodies the distinctive characteristics of a style, type, period, or method of construction" as an excellent example of a Craftsman-style residence with Tudor Revival and Gothic Revival architectural style influences.

Originally constructed as a Craftsman-style single-family residence, the subject property has been home to the Woman's Christian Temperance Union's (WCTU) state headquarters since 1951. The original building permit was unable to be located, so the architect or builder is unknown. However, a *Los Angeles Times* article notes that the residence was sold by local real estate developer Minnie Stokes to F.S. Taggart in October 1911, the year of construction, so it can be assumed the subject property was constructed as an investment, not for a specific individual as their family home. Research indicated that Taggart was a real estate investor, and no information was found on when the subject property was later sold. Nevertheless, according to directory research, by 1917, the subject property was occupied by Elizabeth Ashton and her family, who remained in residence until 1922. By 1933, the subject property became a rooming house, which it continued to serve as—with a brief occupation of the University of the West College of Music—until it was purchased by the WCTU in 1950. The property continues to operate as the state headquarters for the WCTU.

Prior to the establishment of the first women's club in Los Angeles in 1878, women found themselves in a town largely controlled by men, with little physical or social infrastructure to support their needs; there were few social opportunities for women. At this time, during the mid- to late 19th century, women's main role was to keep house and raise children; the majority did not work and obtaining an education was not an option. Women had little independence when it came to finances, their home, and decisions regarding their children. Los Angeles women had no right to vote and had a limited political voice.

Women's clubs such as the WCTU, in Los Angeles and across the country, supported and empowered women, and gave them a voice; they served as both cultural clubs for self-betterment and as agencies of reform. Leaders at all levels of the WCTU often did speaking engagements, and at the national level there were several publications for which women wrote articles, including the WCTU official publication, *The Woman's Temperance Union* (first published in 1874), *Christian Woman*, *The Union Signal* (first issue in 1883), and *The Young Crusader*, a WCTU magazine for children first published in 1886; in Southern California they published the monthly magazine, *The Southern California White Ribbon*. WCTU women also authored books, and later, the WCTU

produced several educational films and local and national leaders had regular public service time on television and radio networks. In addition, not only did women serve in leadership roles within the organization, but their work with the WCTU often gave them the skills and experience to attain positions of power outside the club.

Throughout its organizational history, the WCTU has been influential in politics and civic reform at all levels— local, state, and nationwide. In the late 19th and early 20th centuries, the WCTU played a significant role in the temperance movement, prohibition, and successfully campaigned for women's right to vote through the suffrage movement. Following in line with the organization's second national president, Frances Willard's "do everything" policy, the group also pursued equal rights, child welfare laws and prison reform, alcohol education, and world peace. In addition, as of the late 20th century, white ribboners (what club members called themselves) had lobbied Congress to ban radio and alcoholic beverage television ads, worked to denounce free drinks on airplanes, and protested a bar proposed at the California State University, Bakersfield. At the local level, WCTU members maintained the WCTU Home for Women, a convalescent hospital for members and older women established in 1927 that operated until the building was sold in the 1990s (designated as HCM #562), partnered with schools on anti-alcohol and narcotic educational materials and programs, hosted temperance and abstinence related speech and coloring contests for youth, and have helped ex-servicemen and their families in ports such as San Diego with personal calls, knitted items, and homemade clothes, bedding, and stump warmers for wounded vets.

While WCTU membership has declined over the years, from a peak of more than 700,000 members nationwide between 1885 and 1920 to 40,000 by 1990, and today numbers less than 100 across Southern California, the subject property represents the history of a significant organization that has persevered nearly 140 years despite drastic political and social changes since the organization's founding in 1874. The subject property has been the home of the WCTU's state headquarters for 71 years and is the only remaining state headquarter building for the organization in Southern California; the WCTU was at their first headquarters building on Broadway in downtown Los Angeles, the Temperance Temple (not extant), for 59 years and at their second home at 1018 West 8th Street (not extant) for two years.

The subject property was identified as eligible for listing under the state designation program in the March 2009 Intensive Historic Resources Survey of the Wilshire Center/Koreatown Recovery Redevelopment Project Area Prepared for the Community Redevelopment Agency of the City of Los Angeles by PCR Services Corporation in collaboration with Chattel Architecture (lead) and LSA Associates, Inc. as an example of Arts and Crafts residential architecture and exemplifying streetcar suburban development. In addition, the subject property was identified in the SurveyLA Women's Rights in Los Angeles, 1850-1980 Historic Context Statement as significant for its association with the Woman's Christian Temperance Union as its third state headquarters.

Women's Clubs

After the Civil War, there was an influx of settlers to Los Angeles that consisted of a large number of people with means, including relatively wealthy women. These women brought with them an interest in the arts as well as the leisure time to devote to its patronage, and they began to promote cultural activities in the city of Los Angeles.

The first permanent, strictly philanthropic organization for Los Angeles women, the Ladies Hebrew Benevolent Society, was founded in Los Angeles in 1871. The idea of benevolent societies quickly spread throughout the city, however, and women organized around common affinities. These charitable groups were the precursors to organizations that took more interest in civic matters.

In 1868, Caroline Seymour Severance (1820-1914) founded the first women's club in the United States in Boston. Ten years later, Caroline and her husband Theodore Severance retired to Los Angeles. In 1878, Caroline organized the Los Angeles Women's Club – the first local organization that brought women together to discuss current topics and awakened them to the possibility of social reform. The genesis of the Los Angeles Women's Club was an April 1878 gathering at Severance's home – known as "Red Roof" and "El Nido" and located at 806 West Adams Boulevard (not extant) – to discuss the issue of women's rights and the formation of a club. According to scholar Gayle Gullett, "...the idea that women should educate themselves and take action was radical at the time... local clergy men prayed that women club members would see the error of their ways.... Twenty women caused [an] uproar."

The arrival of the railroad to Los Angeles in the 1870s meant that Los Angeles women were less geographically, socially, and ideologically isolated. Women could more easily visit the east coast, as well as receive itinerant women speakers. As a result, Los Angeles women were exposed to a broader range of progressive thinking and activism than ever before. As described by scholar Judith Raftery, beginning in the 1880s, Southern California women began developing a reformist political culture through women's clubs. In doing so, they worked through a series of complex networks and played a significant role in shaping statewide progressive programs through campaigning for reform measures, educational programing, and fundraising. The women called it "organized womanhood."

Women's clubs attracted a wide variety of women; however, most were middle- and upper-class white women who were primarily Protestant. There were some clubs that accepted women of Catholic or Jewish faiths, but rarely were any interracial. Over the years, separate clubs were established for women of color, such as the Monday Women's Club, the Phyllis Wheatley Club, and the Wilfandel Club, as well as for women of different religions, ethnicities, and wage-earning women. The Woman's Christian Temperance Union was an exception, as the organization included both white and Black members; in the 1880s, state and local unions were allowed to form separate chapters, but delegates from each could attend national conventions and hold leadership posts.

By the mid-1890s, there was a well-organized women's movement in Los Angeles, many focused on the temperance movement and the beginning of the suffrage movement. In April 1894, in anticipation of a constitutional amendment in the next state legislative session, the Los Angeles Woman's Suffrage Association called a convention of all Southern California suffrage societies to

help coordinate their efforts. Suffragists worked hard on behalf of women's right to vote, but in the November 5, 1896 election the amendment was defeated by 26,746 votes. The defeat was a tremendous blow to women. Membership in women's clubs and organizations plummeted and many lost financing.

Following the defeat, as Gullett described, women club members began to describe their work as "civic altruism," rather than political in nature. The women chose the term civic to declare that they were "building a new public space, a civic arena in which citizens (women and men) concerned with the public good could build a moral, humane and harmonious America." However, the camaraderie and bonding women experienced in the suffrage fight continued to manifest itself in a strong Los Angeles women's club movement.

In addition to supporting professional women, Los Angeles boasted a group of reformers at the forefront of the national campaign to eliminate female delinquency. Los Angeles women club members also led the movement to establish the first juvenile court system resulting in the passage of the California Juvenile Court Law in 1903.

Prior to the United States's involvement in World War I, the women's club members of Los Angeles were divided on the issue of U.S. intervention in the conflict. The WCTU, for example, opposed the war, and the Friday Morning Club was against militarism, whereas the Ebell Club lobbied for preparedness. Once the country became involved, however, the differences largely dissipated, and women's club leaders embraced the war effort as an opportunity to demonstrate their civic engagement. Los Angeles women's club members now employed the organizational network suffrage had created on behalf of the war effort. As described by scholar Lynn Dumenil, Los Angeles women's club members "...took an active role in defining their voluntary war service, cast it in gendered, maternalist terms and harnessed it to their agendas of reform, suffrage and organization."

During the decade after suffrage, Los Angeles women used their new power to reform city government, pass family protection laws, devote their lives to public service, establish juvenile justice reform, campaign for national suffrage on behalf of their American sisters, and demonstrate their civic engagement through the war effort.

The 1920s brought prosperity to the country generally, and that prosperity extended to Los Angeles's women club members. The combination of wealth and empowerment resulted in a "building boom" for gendered women's spaces. Unlike many of the more residentially-scaled women's club projects of the 1910s (e.g. the Eagle Rock Women's Twentieth Century Club House, 5105 North Hermosa Avenue; Historic-Cultural Monument #537; and the Woman's Club of Hollywood, 1741-1751 North La Brea; Historic-Cultural Monument #604), these buildings were large, visible statements about the place of women in the city of Los Angeles.

Following World War II, women's clubs, such as the Woman's Christian Temperance Union, remained active, but most were not as involved in activism as they had been at the turn of the century. Since the 1960s, more women have entered the workforce and have less time to devote to club activities.

Woman's Christian Temperance Union

The Woman's Christian Temperance Union is an international organization founded by a group of women, including Frances Willard, in Cleveland, Ohio in 1874 with a mission to combat alcohol sales and use through social reform and political campaigns. Willard served as president of the organization at the national level from 1879 to 1898; her home, which served as the national headquarters from 1900-1910, was designated as a National Historic Landmark in 1965. Nationally elected officers of the WCTU were expected to enroll new members and assist in the formation of local and state organizations, and by 1883, there was at least one union in almost every state. In the late 19th century, the WCTU was the largest women's organization in the United States. The WCTU's purpose was to "enlist and unite women in temperance work, promote the principles of total abstinence, suppress intemperance and secure the prohibition of intoxicating beverages." Although its original stand was moral suasion, in 1881, the organization shifted its emphasis to becoming a political force, and in 1895, the WCTU opened a legislative office in Washington, D.C.

A state-level chapter of the organization was formed in 1883 in Southern California, separate from the Northern California state chapter. Following, more localized branches referred to as "unions," such as the Los Angeles Union of the Woman's Christian Temperance that was also organized by Frances Willard in 1883, began to emerge. The WCTU's popularity in the Los Angeles area is shown by the creation of 14 new unions in Los Angeles County between 1887 and 1888, and an active membership of over 1,000 women by 1890. In addition to the Downtown or "central union," several temperance union chapters were established within the city limits of Los Angeles. By 1890 other chapters included a Boyle Heights Union, an East Los Angeles Union, a Morris Vineyard (South Los Angeles) Union, and a University Union near the University of Southern California. Later, a San Fernando Union was formed. According to the Los Angeles City Directory of 1899, these chapters of the WCTU met in nearby churches, in the Temperance Temple on Broadway, or in members' homes. Of the ten local WCTU chapters listed in the 1899 directory, none of the public meeting places are extant.

In the late 1880s, older unions were purchasing property and preparing to build headquarters. The Los Angeles or "Central" union completed the construction of the terracotta-clad Richardsonian Romanesque-style Women's Christian Temple Union Temple (a.k.a., the Temperance Temple) in 1889 at 301 North Broadway (not extant). The Temperance Temple was often used as a meeting place for other women's organizations, including the Woman's Educational Club and the Woman's Suffrage Club. It also housed the state WCTU headquarters. At the opening of the Temple, Henrietta G. Moore, a representative of the National Women's Christian Temperance Union remarked:

We rejoice at the advancement of women in this land. The projection of this building tells to the men of the country plainer than ever before that a woman can no longer be regarded as an angel floating in the ether, nor as an idiot, but with strong head and muscle and clear ideas...I hope that you may go forward and build a temple not made with hands; a temple that is a diviner sentiment in our land...I congratulate you on your splendid building.

Initially, the WCTU shied away from the topic of suffrage. Yet, by 1886, the Los Angeles Chapter was dominating the regional organization and they embraced suffrage as inextricably linked with temperance:

Women are rapidly advancing to the belief that the war with liquor traffic will end much sooner if women are allowed to express opinions at the ballot box. Consequently they are pressing the matter...if the women who are deeply interested in our homes and native land are not allowed to vote, while the influx of foreigners continues increasing the saloons, what will become of our glorious nation?

Mrs. Ira Moore, President, WCTU, Los Angeles

The creation of community coffee houses and reading rooms was a popular intervention by local WCTU chapters. The coffee houses were establishments that offered non-alcoholic beverages and reading rooms provided places where “strangers, homeless young men and youths could spend their unemployed time and be safe from the baneful influences of the streets and saloons.” In Los Angeles, these included the Morris Vineyard Reading Room located in the De Celis block at 1436 South Main Street in 1887 and the Willard WCTU Free Reading Room, which was established c. 1890 at 1549 West Washington Boulevard. Neither of these buildings are extant.

One of the most important activities of the WCTU was the operation of Ransom Home — a refuge for “erring and penitent women.” Ransom Home was originally founded by the Social Purity League in 1888 as a six-room house on North Bonnie Brae Street, between Temple and Bellevue Streets just west of Downtown. In 1889, operations of Ransom Home were taken over by the Los Angeles Chapter of the WCTU.

The WCTU’s Ransom Home moved locations several times during the 1890s. In 1891, it moved to 1928 Bonsallo Street. In 1892, it relocated to 2129 South Norwood Street where nearly 50 people lived in the house, 18 of whom were children. By 1898, it moved to 136 East Jefferson Street, then 134 East 31st Street a year later. In 1903, the WCTU-sponsored organization was finally able to construct its own building at 200 East Avenue 54. Of the six locations associated with Ransom Home, only the third location at 2129 South Norwood Street (Contributor, University Park Historic Preservation Overlay Zone [HPOZ]) is extant. These enterprises provided important financial and management experience key to the independence of women. Unlike early women’s societies which merely raised the money then turned it over to men to administer and manage, women involved with the Ransom Home, Industrial Exchange, and later the Athletic Club, handled administration and gained invaluable financial literacy and management skills in the process.

In 1927, the WCTU built a large home for aging women in Eagle Rock. The Eagle Rock Women’s Christian Temperance Union Home (2225-2245 W. Norwalk Avenue) is City of Los Angeles Historic-Cultural Monument No. 562.

In 1951, the WCTU, no longer housed at the Temperance Temple Downtown, dedicated the third location of their state headquarters at 551 South Kingsley Drive in a converted Craftsman house. The group had relocated from the Temple to their second headquarters at 1018 West 8th Street

(not extant) in 1948 before moving again to Kingsley Drive. The new headquarters was dedicated on March 14, 1951, with approximately 300 WCTU members and friends attending the ceremonies. Since that time, the subject property has served as a venue for local union and state meetings as well as provided accommodations for out-of-state visitors and national leaders.

Although the membership in Southern California numbered 10,000 in 1923, with the passage of the Volstead National Prohibition Act in 1920, many women felt the temperance battle was over, and membership in the WCTU dropped dramatically in the ensuing decades; today, membership in Southern California is less than 100. However, the impact of the work of WCTU women over the decades has left its mark and continues on: many public libraries had their start in the temperance reading rooms; women were added to prison staff; a ban on sending liquor through the mail was implemented; juvenile courts, probation officers, and detention centers with associated schools were established; and not to be overlooked are those who benefitted from the humanitarian, missionary, and philanthropic projects the WCTU has carried out across the country and throughout the world—from raising funds to purchase milk goats for undernourished children in war-devastated Japan in the 1940s to supporting American servicemen with “comfort bags” and employing a multilingual missionary at Ellis Island to welcome newly arriving immigrants to the United States.

Arts and Crafts Architecture

The Arts and Crafts movement originated in mid-19th century England primarily from the work of William Morris, who adopted and lived his life based on the philosophies set forth by Thomas Carlyle, A.W. Pugin, and John Ruskin. These men all shared a distaste for the materialism brought about by the Industrial Revolution in England. Ruskin advocated an art form that was derived directly from nature and a return to traditional craftsmanship.

Throughout the United States, Morris’s ideals were brought to life through the Arts and Crafts movement and William Morris societies. At a moment in history when industrial technology and innovation were reshaping Americans’ relationship with nature and the urban environment, Morris’s message harmonized with nostalgia for a pre-industrial past.

Brothers Charles and Henry Greene of Pasadena translated the Arts and Crafts movement into the Craftsman style of architecture, profoundly influencing the built environment of Southern California. Craftsman architecture reflected the Arts and Crafts movement’s conscious search for the supposed simplicity of a pre-industrial time when objects revealed the skill and craftsmanship of the laborer and, further, a rejection of the highly ornamented Victorian aesthetic. The Craftsman style applied to more than the building envelope; architects designed everything in harmony, from the furniture and fixtures to the landscape.

Many variations of the Craftsman style were developed by accomplished local architects, and concentrations of Craftsman style architecture and other Arts and Crafts styles can be found along the Arroyo Seco in Northeast Los Angeles, close to the Pasadena locations of Greene and Greene’s masterpieces. These architectural styles are also found in areas developed in the 1910s and 1920s, further south and west in Hollywood, Echo Park, and West Adams. Sometimes buildings from the

period were pure expressions of the Arts and Crafts styles, but more often than not they were mixed. In particular, the Craftsman style is characterized by a degree of eclecticism because of the numerous influences on the architects of the movement including Swiss, Japanese, and English architecture. The Arts and Crafts movement had reached its peak and declined in popularity by World War I.

The “ultimate bungalows” of the Craftsman style such as the subject property were usually two stories in height and custom designed by architects working closely with local artisans. The ultimate bungalow is generally considered a high-style variation of the Craftsman aesthetic. As opposed to smaller developer-built or prefabricated bungalows, two-story Craftsman houses were often commissioned for wealthy residents and designed specifically with the homeowner’s needs and the physical site in mind. They generally feature a low-pitched, gabled roof, oversized eaves with massive exposed rafter tails, and windows placed in groups or bands, not singly, as is common with simpler bungalows. A high-style Craftsman house is distinguished by the quality of the materials and complexity of design and may feature custom-designed, elaborate woodwork, stained glass, and other fixtures.

Wilshire Center

By the 1910s, the Wilshire District was one of the city’s most desirable suburbs, with much of what is now known as Wilshire Center and Koreatown platted out and under construction. A March 1914 *Los Angeles Times* article summarized the immense changes the area had seen. Large single-family residences lined the main thoroughfare, with both single-family and multifamily buildings appearing on and near other major streets like Hoover Street and Vermont Avenue.

This part of Wilshire saw its most intense development from the late 1910s through the 1920s, especially in the area between Hoover Street and Western Avenue. Development did not cease west of Western, as evidenced by street after street of intact 1910s-1920s residences in the Wilshire Park and Country Club Park HPOZs. It was encouraged by the growing streetcar system; the Los Angeles Railway ran lines into and through the area along West Sixth Street, West Eighth Street, Ninth Street, West Third Street, Tenth Street (later Olympic Boulevard), Pico Boulevard, Larchmont Boulevard, Vermont Avenue and Western Avenue. The streetcar expansion facilitated the movement of more and more people into the area and helped establish some of the first commuter suburbs in Los Angeles. Single- and multi-family Craftsman neighborhoods, numerous bungalow courts, tall brick apartment houses, and abundant duplexes and fourplexes emerged.

Many residents of the Wilshire district had the option of using either streetcars or automobiles for their daily travel. This pattern would continue west of the Wilshire Center and Koreatown neighborhoods through the 1920s and 1930s, producing block upon block of automobile suburbs in neighborhoods like Mid-Wilshire and Beverly-Fairfax. The open agricultural land dotted with oil derricks that once characterized the entire area between Los Angeles and Santa Monica would soon become densely developed residential and commercial districts. As the area of earliest development, Wilshire Center and Koreatown were originally dominated by wealthy Caucasian residents moving west from the older, more crowded part of town. Restrictive housing covenants in

the deeds of newly-constructed houses ensured the neighborhoods stayed homogenous until after 1948 when such practices were deemed unconstitutional (although less formalized discrimination ensured minorities would encounter opposition to moving into some neighborhoods for years after that). Like the rest of west-central Los Angeles, the neighborhood became more economically and ethnically diverse from the 1950s onward, with a notable 1970s-1980s migration of Korean Americans that formed what is now known as Koreatown.

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THE BATTLE
SAINT JOHNS

551

THE BATTLE SAINT JOHNS
APARTMENTS

Appendix B: Women's Rights Known and Designated Resources

Barker Bros. Activity House	5320 Hartwick St	Residence	To serve the needs of women defense workers, Barker Bros. furniture established six "activity houses" in neighborhoods in and around Los Angeles for the members of the Aircraft Women's Club. The houses, furnished entirely by the retailer, were offered as meeting places for women associated with war production for lectures, classes, and patriotic projects. Established in 1942, three of the six houses were in Los Angeles including 5320 Hartwick Street in Eagle Rock, 11066 Lorne Street in Sun Valley (not extant), and 5916 Melrose Avenue, Hollywood.
Barker Bros. Activity House	5916 Melrose Ave	Residence	To serve the needs of women defense workers, Barker Bros. furniture established six "activity houses" in neighborhoods in and around Los Angeles for the members of the Aircraft Women's Club. The houses, furnished entirely by the retailer, were offered as meeting places for women associated with war production for lectures, classes, and patriotic projects. Established in 1942, three of the six houses were in Los Angeles including 5320 Hartwick Street in Eagle Rock, 11066 Lorne Street in Sun Valley (not extant), and 5916 Melrose Avenue, Hollywood.
Ferrol Bobo Starks Residence	1466 W 50th St	Residence	Associated with African American women's rights leader Ferrol Bobo Starks (1908-2006), president of the Los Angeles chapter and national organization of the National Council of Negro Women (NCNW). At least some meetings of the local organization were held at her home at this location. A nurse, teacher and promoter of feminine progress, Starks was an early leader in the community.
National Women's Political Caucus (NWPC) Media Chapter	884 N Beverly Glen	Residence	In 1971, this organization was located as 5899 W Pico Bl.
WCTU State Headquarters (third location)	551 S Kingsley Dr	Residence	In 1951, the once mighty WCTU, no longer housed at the Temperance Temple Downtown, dedicated the third location of their state headquarters at 551 S. Kingsley Drive in a converted Craftsman house. the headquarters was dedicated on March 14, 1951, with approximately 300 WCTU members and friends attending the ceremonies

Property Types Associated with Meeting Places and Prominent Persons in Women's Rights in Los Angeles (Criterion B)

Name	Address / Location	Property Type	Comments
Residence of Virginia A. "Toni" Carabillo and Judith K. Meuli	1126 S Hi Point St	Multi-family residence	Contributor (Altered) to Carthay Square HPOZ. Home of Virginia A. "Toni" Carabillo and Judith K. Meuli, which was a gathering place for prominent L.A. and national women's rights advocates in the 1970s; offices from which they worked and published feminist writings; location from which Meuli sold the "Brassy"-design feminist jewelry. Carabillo (1926-1997), the first Los Angeles NOW Chapter President, on the Board of Directors of NOW's national organization, and served as Vice President of the national organization from 1971-1974.

Property Types Associated with Prominent Persons in Women's Rights in Los Angeles (Criterion B) and Women-Serving Institutions and Organizations

Name	Address / Location	Property Type	Comments
Avril Adams Residence	3330 W Hamilton Wy	Residence	The Women's Center offered a speakers' bureau, bookstand, open rap sessions, and a Women's Liberation School "to help women function autonomously and understand the nature of their oppression." Teachers at the School resided all over Los Angeles, and included Ann ForFreedom (14 Wavecrest Avenue, Venice), Hannah Lerman (10480 Santa Monica Blvd.), Judy Freespirit (née Ackerman, 25 Navy Street, #9, Venice), Joan Hoffman (1981 N. Whitley Avenue, Hollywood), Avril Adams (3330 Hamilton Way), and Regina Barton (1225 Hi Point Street).
Joan Hoffman Residence	1981 N Whitley Ave (1969-1985 N Whitley Ave)	Residence	Contributor to Whitley Heights HPOZ and Whitley heights National Register Historic District. The Women's Center offered a speakers' bureau, bookstand, open rap sessions, and a Women's Liberation School "to help women function autonomously and understand the nature of their oppression." Teachers at the School resided all over Los Angeles, and included Ann ForFreedom (14 Wavecrest Avenue, Venice), Hannah Lerman (10480 Santa Monica Blvd.), Judy Freespirit (née Ackerman, 25 Navy Street, #9, Venice), Joan Hoffman (1981 N. Whitley Avenue, Hollywood), Avril Adams (3330 Hamilton Way), and Regina Barton (1225 Hi Point Street).
Judy Freespirit Residence	25 E Navy St (Unit #9)	Residence	The Women's Center offered a speakers' bureau, bookstand, open rap sessions, and a Women's Liberation School "to help women function autonomously and understand the nature of their oppression." Teachers at the School resided all over Los Angeles, and included Ann ForFreedom (14 Wavecrest Avenue, Venice), Hannah Lerman (10480 Santa Monica Blvd.), Judy Freespirit (née Ackerman, 25 Navy Street, #9, Venice), Joan Hoffman (1981 N. Whitley Avenue, Hollywood), Avril Adams (3330 Hamilton Way), and Regina Barton (1225 Hi Point Street).

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

Primary # _____
HRI # _____
Trinomial _____
NRHP Status Code 3S

Other Listings _____
Review Code _____ Reviewer _____ Date _____

Page 1 of 3

*Resource Name or #: (Assigned by recorder) 551 S KINGSLEY DR

P1. Other Identifier: _____

*P2. Location: Not for Publication Unrestricted *a. County Los Angeles County
and (P2b and P2c or P2d. Attach a Location Map as necessary.)

*b. USGS 7.5' Quad: Hollywood Date: 1996

c. Address: 551 S KINGSLEY DR City: LOS ANGELES Zip: 90020

d. UTM: (Give more than one for large and/or linear resources) Zone: _____ mE/ _____ mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) Elevation: _____

APN:5503023002

*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

A) Property Type: residential B) Setting (general): residential area C) General characteristics. Architectural Style: Arts and Crafts, elements of Plan: rectangular No. Stories: 3 Siding/Sheathing: stucco: smooth, E Roof: gable-on-hip, low, wide eaves, exposed rafter tails Construction: unknown D) Specific features. Porches: Partial Fenestration: wood, casement, front Primary Entrance: front, recessed, distinctive entry G) Alterations or changes to the property. Retains integrity: medium H) Setting (immediate): driveway, fences

*P3b. Resource Attributes: (List attributes and codes) HP02

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

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



P5b. Description of photo:

(View, data, accession #)

01/08/09

*P6. Date Constructed/Age and

Sources: Historic

Prehistoric Both

1911

Assessor

*P7. Owner and Address:

WOMAN'S CHRISTIAN TEMPERANCE

551 S KINGSLEY DR

LOS ANGELES, CA 90020

*P8. Recorded by:

Amanda Kainer

PCR Services Corporation

233 Wilshire Boulevard, Suite 130

Santa Monica, CA 90401

*P9. Date Recorded: 01/09/2009

*P10. Survey Type: (Describe)

Intensive

*P11. Report Citation: (Cite survey report and other sources or enter "none.")

PCR Services Corporation Historic Resources Survey of the Wilshire Center/Koreatown Recovery Redevelopment Project Area.

Prepared for the Community Redevelopment Agency of the City of Los Angeles in collaboration with Chattel Architecture (lead) and

LSA Associates, Inc., March 2009.

*Attachments: None Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record

Archeological Record District Record Linear Feature Record Milling Station Record

Rock Art Record Artifact Record Photograph Record Other (List): _____

State of California - The Resources Agency
 DEPARTMENT OF PARKS AND RECREATION
BUILDING, STRUCTURE, AND OBJECT RECORD

Primary # _____
 HRI # _____

Page 2 of 3

*NRHP Status Code 3S

*Resource Name or #: (Assigned by recorder) 551 S KINGSLEY DR

B1. Historic Name: _____

B2. Common Name: 551 S KINGSLEY DR

B3. Original Use: House B4. Present Use: House

*B5. Architectural Style: Arts and Crafts

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

Year constructed: 1911

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

*B8. Related Features:

None

B9a. Architect: Unknown b. Builder: Unknown

*B10. Significance: Area: Los Angeles Theme: _____

Context: Architecture, Engineering and Designed Landscapes, 1850-1912 Theme: Arts and Crafts Movement, 1895-1918; Context: Residential Development and Suburbanization, 1850-1912 Theme: Streetcar Suburbs, 1873-1928

Period of Significance: 1911 Property Type: Single Family Resider Applicable Criteria: A/1, C/3

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

Theme: Streetcar Suburbs, 1873-1928

In 1895, Henry Gaylord Wilshire and his brother William subdivided their 35-acre tract, a barley field that was located just beyond the newly created Westlake Park (MacArthur Park). Located at the western boundary of the City of Los Angeles and situated between Sunset Park (Lafayette Park) on the west, 6th Street on the north, 7th Street on the south, and Westlake Park (MacArthur Park) on the east, the Wilshire brothers intended to improve the tract with opulent single-family residences that would attract wealthy patrons further west from Westlake Park. To garner attention and fanfare for the new subdivision, Wilshire created a 120-foot wide graveled...
 (continued on next page)

B11. Additional Resource Attributes: (List attributes and codes) HP02

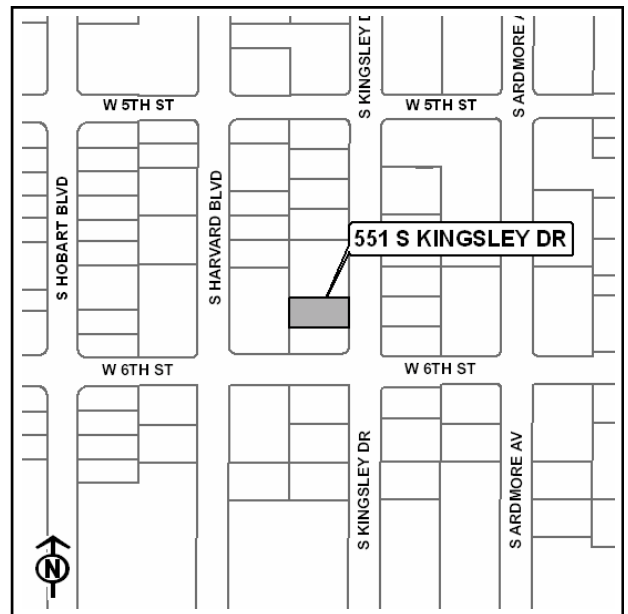
*B12. References:

B13. Remarks:

*B14. Evaluator: Amanda Kainer

*Date of Evaluation: 01/09/2009

(This space reserved for official comments.)



*Recorded By: Amanda Kainer *Date: 01/09/2009 Continuation Update

B10. Statement of Significance (continued): road stretching four blocks between his parcel, Sunset Park (Lafayette Park) and Westlake Park (MacArthur Park). The wide road, bordered with concrete sidewalks, created an appealing streetscape and Wilshire's fledgling tract was successful as one of the city's first elite enclaves.

Residents enjoyed considerable urban connectivity via an extended sixth-street streetcar line and, within the tract, "cement sidewalks and streets that are artistically laid out, well graded, and lined with palms, eucalyptus, and evergreens." Ida Hancock Ross (of Hancock Park fame) constructed one of the tract's most impressive residences, Villa Modonna (1913). The Villa was a three-story Italian Renaissance/Neoclassical mansion built on the northeast corner of Wilshire Boulevard and Vermont Avenue. The tract's success as an exclusive enclave encouraged the development of other stately homes along Wilshire Boulevard, both within the tract and in the surrounding areas. Despite the prominence of these early Wilshire Boulevard residences in their day, none of these fine residences are extant.

In addition to the Wilshire Boulevard Tract, numerous other residential tracts were platted and sold during this period. These residential tracts included Wilshire Harvard Heights (1905), Clark and Bryans Westmoreland Tract (1903), Electric Railway Homestead Association, Shatto Place, La Paloma Addition and the Normandie Place (1906). These new communities of varying income levels created a broad vocabulary of single-family residential architecture within the survey area.

Theme: Arts and Crafts Movement: 1895-1918, Single-Family Residences
Property Type: Arts and Crafts

The Arts and Crafts Movement originated in England during the second half of the 19th century as a reaction against the culture of industrialization. The Arts and Crafts Movement called for a return to the handcrafting of natural materials. Advocates of the movement in England, including William Morris, argued that relying on handcrafted construction allowed each creation to be an individual work rather than a standardized industrial product. In the United States, the Arts and Crafts Movement included architecture, furniture, and decorative arts.

The late 19th/early 20th century residential architecture of the Wilshire Center area reflects national architectural trends. Intended to reconnect architecture to the crafting of natural materials, the primary material associated with the Arts and Crafts Movement was wood, with many residences having elaborately crated wood framing, interior paneling, and built-in furniture. Other materials commonly used were brick and stone. Generally, Arts and Crafts designed residential buildings fall in to two property types: the 1- or 1 ½-story bungalow or the 2-story house. Associated styles were sometimes applied to places of worship, artisans' studios, and social halls, but were only rarely used during this period for government or industrial buildings.

The WCTU: Forgotten but Not Gone: With Song and Prayer, Century-Old ...

DODSON, MARCIDA

Los Angeles Times (1923-1995); Apr 23, 1978; ProQuest Historical Newspapers: Los Angeles Times

pg. SE_B1

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See full page image or
microfilm.

SINGING OUT.—Accompanied by Mildred Ott at the piano, members of the Southeast union of the WCTU "Battle Hymn of

the WCTU" during a recent meeting at the Friends Church hall in Bell. Though small in numbers, they are devoted to their cause.

Times photos by Michael Mally

The WCTU: Forgotten but Not Gone With Song and Prayer, Century-Old Crusade Against Drink Lives

BY MARCIDA DODSON
Times Staff Writer

"Page 14, girls!"

The crisp order was answered with an enthusiastic turning of pages as everyone settled down for an hour of serious singing and sober business.

The heads bent and bobbing over the songbooks were hardly those of young girls, though. Instead, they glistened in silvery hues of gray and white.

And the voices were not the clear, energetic voices of youth. Instead, they wobbled and wavered with age.

Yet, the songs were sung out in the church hall with conviction, and that was enough:

*Soon the day of drink shall cease
And the light of God increase,
Dawning day of perfect peace,
Around the world,
Around the world.*

With those words, the monthly meeting of the Southeast chapter of the Woman's Christian Temperance Union came to order.

No, the WCTU did not go out with Prohibition. The women still meet, still see alcohol as their enemy and still pray for the day when John Barleycorn thrives no more.

But they are quieter now, less visible. They no longer gather in front of saloons to kneel and pray noisily for the men on the other side of the swinging door, so they carry on elsewhere today.

Now, they can be found once a month inside such places as the Friends' Church hall in Bell, talking and singing of the evils of alcohol and the benefits of "the Christian way of life."

The songs they sing at these meetings are important. While some of the

songs are new, others date back through the organization's century-old history. Today's WCTU members find in them inspiration, prayer and reminders of their heritage.

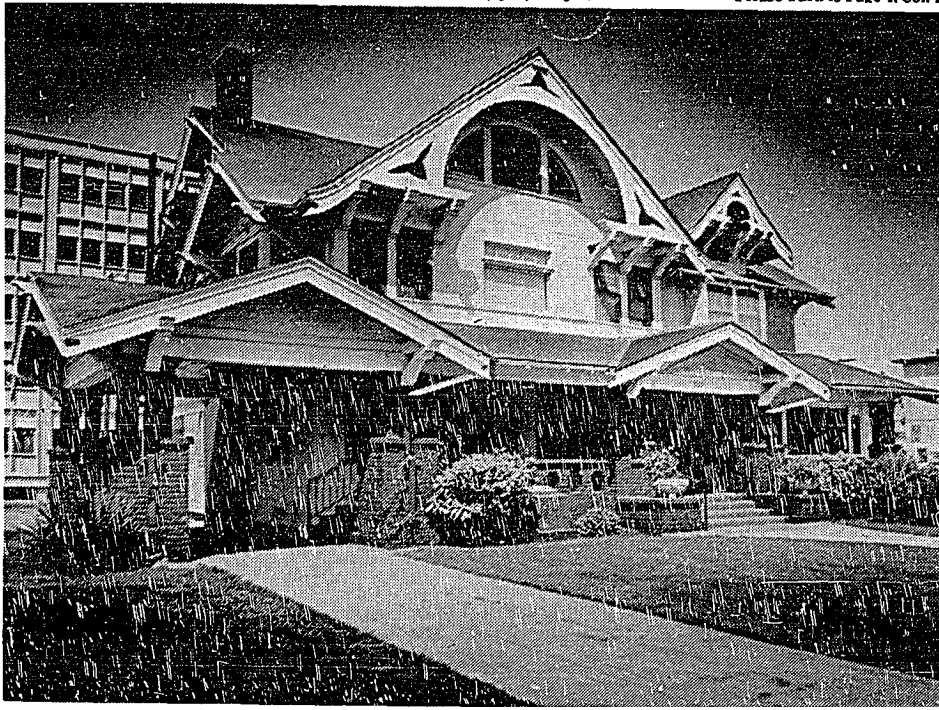
A thread of music weaves through their gatherings, with each song a hope expressed or a vow affirmed by those who sing it.

*We are the Woman's Christian Temperance Union,
We believe in total abstinence, you see.
From alcohol in all its forms,
From drugs, tobacco too.
We teach that Jesus Christ alone
Can keep us faithful true.
For purity of mind and tongue
We stand on God's own Word,
To guide us in the fight for right,*

However great the wrong.

WCTU members today chuckle at any mention of Carry Nation. But the legend of the ax-wielding zealot who, in the name of God and the WCTU, raged upon the saloons of Kansas in 1900 still plagues the organization.

Please Turn to Page 4, Col. 1



HEADQUARTERS—Center for the Southern California chapters or unions of the WCTU is this ornate mansion at 551 S. Kingsley Drive in Los Angeles. There are presently 71 unions.

'It's OK Not to Drink'

Temperance Union Celebrates 100th Year

"Forward into battle now to make this country dry,

"We will rout John Barleycorn, on that you can rely;

"Open up your hearts to see the challenge that appears

"In the Savior's temperance work for today and future years."

—**"Marching on to Victory,"** a Woman's Christian Temperance Union hymn.

By GREG BRAXTON, *Times Staff Writer*

Pianist Madge Morris plunked out the tune of "Onward, Christian Soldiers" as 10 older women walked slowly up the aisle of the small room and took their places in front of the sparse congregation. A small bumper sticker at the bottom of a large blue-and-white banner said "It's Okay Not To Drink."

The 100th annual convention of the Southern California Women's Christian Temperance Union was in session.

Delegates from as far away as San Luis Obispo, Kern, Imperial and Riverside counties came to the First United Methodist Church in Pasadena last week to attend the centennial celebration of the chapter of Christian women "banded together for the protection of the home, the abolition of the liquor traffic and the triumph of Christ's Golden Rule in custom and in law."

Sang Hymns In Bars

Although its members no longer march into bars and saloons, singing hymns and imploring revelers to set aside their "evil spirits"—as they did during the early 1900s—the group, which has about 250,000 members nationwide, still is dedicated to educating young people about what members see as the negative aspects of drugs and alcohol.

"We're not old-fashioned," Esther Depew, the president of the Southern California chapter, said. "We just want to tell young people that they have a choice not to drink. If we can save one child, then all our efforts are fruitful."

Depew, of Alhambra, presided over the three-day convention, which included reports from each chapter, a Bible speech contest and a banquet featuring an address on "Alcohol's Double Image," delivered by the Rev. Harvey Chinn, executive director of the California Council on Alcohol Problems.

The session drew about 40 women, most of them retired, who spent time before the formal proceedings chatting about their grandchildren.

100 TH Y

W.C.T.

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See full page image or
microfilm.

Colleen Wilson, recording secretary for the Southern California Woman's Christian Temperance Union, addresses the group assembled at its 100th annual convention in Pasadena.

But one member said the atmosphere was "joyful" as Zorra Glassey, president of the Los Angeles County Chapter, welcomed the women and invited them back for the 200th anniversary meeting.

"Of course, I'll know where I'll be then," Glassey said, waving her hand in the air, "and I'm looking forward to it."

Depew proudly spoke about poster and speech con-
Please see UNION, Page 5

UNION: 100th Year

Continued from First Page

tests that the organization sponsored in schools and colleges and about how Southern California youths had fared well in national and international competition.

"I've been with this organization for about 40 years," Depew said. "I was a member of the Loyal Temperance Legion when I was young, and my mother was a member of the WCTU. I think it's a fine organization with a fine tradition."

She insisted that the tradition had nothing to do with Carry Nation, the Prohibition advocate who traveled to saloons and wrecked them with her ax in 1900. "People think we had something to do with her, but we never had anything to do with her," she said. "Our group just isn't like that."

The organization's activities in recent years included urging Congress to ban radio and television advertising of alcoholic beverages, denouncing free drinks on airplanes, protesting the establishment of a bar at Cal State University at Bakersfield and helping maintain the WCTU Home for Women, a convalescent hospital for members and older women, in Eagle Rock.

Moderation 'Not Sinful'

Depew said the group also support Mothers Against Drunk Drivers, although there is no formal cooperation between the two groups. "But we both want the same thing," she said.

During her keynote address, Depew blasted the liquor industry for "pressing the issue that it is all right to drink." She quoted Fred Meister, president of the National Distilled Spirits Council, as saying the industry "would take very seriously their social responsibility to protect that 100 million drinkers from victimization by social experimenters."

"He also said that they would emphasize that moderate drinking by normal adults is neither sinful nor dangerous," she said.

Depew looked up from her speech. "What's our message?" she asked. "It's OK not to drink," the woman responded.

"Isn't it queer that some people still stumble over such a simple solution to what causes alcoholism?" Depew continued. "We all know that alcoholism is caused by drinking alcohol."

No Drinking Allowed at This Home Temperance: Residents of the WCTU Home for Women agree to abstain, but say they don't give much thought to the fiery movement that gave their home its start.

Bates, Betsy . Los Angeles Times (pre-1997 Fulltext) ; Los Angeles, Calif. [Los Angeles, Calif]. 29 Apr 1990: 6.

[ProQuest document link](#)

ABSTRACT (ABSTRACT)

When the WCTU built its retirement home in Eagle Rock, it was assumed that the ladies who would dwell there would have devoted their lives to the temperance movement. But the golden years of the WCTU faded long ago. Today, residents agree not to drink, but say they don't give much thought to the fiery movement that gave their home its start. From a peak of more than 700,000 members between 1885 and 1920, the membership of the national group has dwindled to about 40,000 card-carrying teetotalers. But, despite the loss of many older members, the group has held its own in recent years because of a resurgence of concern over drunk driving and alcoholism, spokesman Mike Vitucci said from the organization's Evanston, Ill., headquarters. On a quiet street in Eagle Rock, at one of just two WCTU retirement homes left in the nation (the other is in Kearney, Neb.) no firebrands of the movement remain. Many of the home's residents admit that, until they moved in, they thought that the WCTU had gone the way of Prohibition more than half a century ago.

The women said they chalked up a victory several years ago when administrators of the self-sustaining center persuaded the Southern California WCTU Board of Trustees to approve a game they named "Zingo," although the board frowned upon another game with a suspiciously similar name and identical rules. Such frivolity was hardly the order of the day in 1874, when the WCTU was founded in Cleveland, dedicated to total abstinence and closure of raucous saloons, as well as the less specific ideals of self control, pure thoughts and clean habits as called for in one temperance pledge.

FULL TEXT

Dressed in black, with the sparest hint of lace at her high-collared neck, the late Frances E. Willard casts a stern gaze from her portrait in the auditorium of the Woman's Christian Temperance Union Home for Women in Eagle Rock. At the back of the room are stacks of paperback songbooks, featuring no-nonsense tunes such as the "WCTU Fighting Song":

Chase the "Killer Number One"

And get him on the run.

Go forward, soldiers, draw your swords.

"The battle is the Lord's."

But if the ubiquitous Miss Willard could peer through her pince-nez at the upright piano, she'd see that the ladies of the WCTU home lately have been singing of sentiment instead of sobriety: The book over the keyboard is open to the sad, romantic ballad "When You and I Were Young, Maggie."

A few years back, the last of the home's centenarians died. They were the ones who remembered the days when women wore white ribbons of temperance as they marched down sin-filled streets and through forbidden saloon

doors, hatchets drawn.

When the WCTU built its retirement home in Eagle Rock, it was assumed that the ladies who would dwell there would have devoted their lives to the temperance movement. But the golden years of the WCTU faded long ago. Today, residents agree not to drink, but say they don't give much thought to the fiery movement that gave their home its start. From a peak of more than 700,000 members between 1885 and 1920, the membership of the national group has dwindled to about 40,000 card-carrying teetotalers. But, despite the loss of many older members, the group has held its own in recent years because of a resurgence of concern over drunk driving and alcoholism, spokesman Mike Vitucci said from the organization's Evanston, Ill., headquarters. On a quiet street in Eagle Rock, at one of just two WCTU retirement homes left in the nation (the other is in Kearney, Neb.) no firebrands of the movement remain. Many of the home's residents admit that, until they moved in, they thought that the WCTU had gone the way of Prohibition more than half a century ago.

When activities director Cynthia Paredes arrived in 1981, about 20% of the women at the neatly landscaped, antique-furnished home on Norwalk Avenue were longtime WCTU members, she said. But no more.

"Very, very few have come to us recently," Paredes said.

Residents must sign a pledge never to smoke or drink in the home, but they do not have to join the organization. In fact, advertisements for the retirement home highlight the beauty shop, movies and ice cream socials instead of temperance, and plainly state, "WCTU MEMBERSHIP NOT REQUIRED."

"I knew nothing about the WCTU until I came here," 89-year-old Harriet Wachowski said.

"I make fun of it a lot now," she says with a twinkle in her eye. "Why don't we get some guys in here and liven it up a little bit? I'd like to see a little dancing. Something lively!"

On the sly, a handful of women at the home admit to indulging in a glass of wine when they leave to visit friends or family. Still, administrators insist that there has never been a problem with residents succumbing to the wiles of demon drink.

The women said they chalked up a victory several years ago when administrators of the self-sustaining center persuaded the Southern California WCTU Board of Trustees to approve a game they named "Zingo," although the board frowned upon another game with a suspiciously similar name and identical rules. Such frivolity was hardly the order of the day in 1874, when the WCTU was founded in Cleveland, dedicated to total abstinence and closure of raucous saloons, as well as the less specific ideals of self control, pure thoughts and clean habits as called for in one temperance pledge.

Willard, the second national president, led the group's quest for women's suffrage, equal rights, child welfare laws and prison reform, alcohol education and world peace. Always on the agenda were ways to combat prostitution, gambling and smoking, but the greatest enemy remained spirits in any form. The group even campaigned against the use of alcohol in perfume.

Interest waxed and waned through the years, with a marked dip during Prohibition, when many women dropped their membership, feeling the battle was won. In Los Angeles, where the WCTU set down roots in 1883, 10,000 women wore white ribbons "for purity and sobriety" in 1923. Today, just 1,500 copies of the monthly newsletter are printed. Local chapter officials, however, declined to say how many people pay the \$5 annual membership dues. Even the group's leaders say it doesn't have a very high profile.

"Lots of people are real surprised we're still in business," said Margaret Hammarstrom, executive director of the WCTU Home for Women.

Buoyed by a solid reputation in the medical community and a spotless state inspection record, the all-female WCTU Home has managed to thrive even though few still remember firsthand Carry Nation's defiant brand of tambourine-banging, bottle-smashing, hymn-singing temperance. Of the home's 117 rooms, 89 are occupied. Several ground-floor apartments are reserved for upstairs boarders who, in the near future, may need to be closer to the first-floor dining room and nursing station. Generally, Paredes said, there is a waiting list for rooms with private baths, which range from \$885 to \$1,025 a month.

Staff members have taken pains to make it feel like home. On the wall of each room hangs a "Bless this House"

needlepoint, and the one in Antonia LaBianca's cottage says "Benedice La Casa," because the group thought she'd like it better in her native Italian. Because two-thirds of the residents have no families, they make Christmas gifts and get-well cards for each other. One woman who was found living in a garage was taught how to write her name. Demure Rose Greenfield, 80, was urged to try her hand at crocheting in an attempt to draw her into the companionship of the activities group. Her flawless first attempt, a lap robe, is now the pride of the home.

On a recent day, business was brisk at the beauty shop, where soft permanent waves with pin curls on the side are the style of choice. Bible reading and Zingo were listed on the daily schedule; the ladies were mightily pleased with both the tapioca pudding and the tender corned beef and cabbage for lunch. In the activities circle, bickering broke out about how the count goes for a certain head-and-neck exercise dubbed "The Dizzy One."

As they chatted later, the subject turned to moonshine.

Celia Hoffman, 88, remembers her father leading a temperance parade in Edinburgh, Va., 11-year-old Celia in the lead. Across her chest, she wore a banner that read, "Down with John Barleycorn!"

Things were different for Emily Branon in east Texas, where Daddy had a corn liquor still.

"One day we were having lunch and a guy came by and talked my father into selling him some hooch," recalls Branon, 78. "He put the bottle in his pocket and came right back and arrested him!"

Rumor has it that Al Capone's boys used to deliver gin to the back porch of one of the women who lives at the home, but on this particular morning, no one 'fessed up.

These days at the WCTU home, "Us" magazine shares the reading table with "Guideposts" and "Modern Maturity." Ebba Severance, 79, teases her buddy Frances Jenkins, 80, about never missing "Dallas" or the scandalous afternoon soaps. Zingo regulars marvel at the luck of the longstanding champion, now hospitalized, who's won "more postage stamps than you can shake a stick at."

On the other hand, there will never be a happy hour at this retirement home. More than a third of the 89 residents have signed the WCTU membership pledge since their arrival: "I hereby solemnly promise, God helping me, to abstain from all distilled, fermented, and malt liquors, including wine, beer, and hard cider, and to employ all proper means to discourage the use of and traffic in the same."

Pictures of The Last Supper and Jesus adorn many of the hallways, and one spirited resident exits a conversation saying, "Onward Christian Soldiers, girls! Keep it together!"

Director Hammarstrom, a longtime WCTU member, folds her hands on her desk and makes one point very clear. Things have changed, yes. "But we do not drink. We do not. We do not make toasts. We do not drink wine. We do not drink."

Illustration

PHOTO: Rose Greenfield, 80, learned to crochet at the Woman's Christian Temperance Union Home for Women in Eagle Rock. / RICARDO DeARATANHA / Los Angeles Times; PHOTO: Margaret Hammarstrom, standing, and Cynthia Paredes help run the WCTU home. / JOAN M. ZOPF-PAHOYO / Los Angeles Times

DETAILS

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The Woman's Christian Temperance Union of Southern California

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ABOUT

Our History

WCTU was founded in Ohio in 1874, and the WCTU of Southern California was formed in 1882, where it rapidly grew in throughout the state in such areas as San Diego, Orange County, Northern California, and Southern California.

At a time when women couldn't even vote, WCTU made numerous contributions to our society. We emboldened women to get a college degree, encouraged children to go to kindergarten, and cared for injured soldiers after the Civil War.

Many men returned from the War addicted to alcohol and unable to support their families. The Lewis family was greatly affected by this addiction. Mrs. Lewis would awaken her young son to get his father out of the saloon. When Dio Lewis was a young man, he remembered his mother praying for his father to stop his drinking and to be a family man again. He promised his mother he would never be a drunk. Mr. Lewis grew up to become Dr. Lewis, a prominent Boston doctor, where he gave lectures on the effects of alcohol on the body and how it affected his family. His father eventually stopped drinking in answer to his mother's prayers.

While in Ohio, Dr. Lewis gave a lecture and was asked by some men if he could speak at their church the following day. He influenced the women to pray, like his mother did. They all prayed and the next morning they gathered together to write a letter of intent and retribution. 300 men prayed while the women walked into the saloon. When they entered they were given permission to sing a hymn and pray. They asked the owner to close his saloon because it was affecting their families. This was the start of the war against saloon owners and alcohol establishments, which was followed by the prohibition movement.

Properties of WCTU Southern California

WCTU of Southern California was formed in 1882

They originally owned a building on Temple Street, which was later bought by the state.

They also previously owned the Home for Women in Eagle Rock.



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History of the WCTU

On December 13, 1873, Dr. Dio Lewis, a Boston physician, delivered a lecture in Fredonia NY. After the lecture, he was invited to deliver a temperance lecture the next day at a Sunday evening church service. He gave a forceful presentation about alcohol and his practical plans for action to stop the alcohol traffic. Rev. Lester Williams, pastor of the Baptist Church, asked the women to hold a meeting. Fifty women responded ready to act.

On Monday morning, December 15, 1873, at 10:00am, about 300 men and women met in the Fredonia Baptist Church. The men prayed while the women organized. The men pledge \$1,000 to help the women carry out their work to stop the alcohol traffic. They adopted the name, The Woman's Christian Temperance Union of Fredonia.

In August, 1874, at the first National Sunday School Assembly held at Chautauqua, New York, Mrs. Mattie McClellan Brown of Ohio suggested a committee send out a call for a national, delegated convention to meet in Cleveland, Ohio, November 18-20.

Frances Willard was the 2nd National WCTU President and the most famous. She believed that women, as the moral guardians of the home, should be involved in public and political activity. She increased the reform activity initiated by the WCTU with choices for local chapters. This made it possible for large numbers of women to work with the temperance movement and on issues that were of concern to themselves.

This became know as Frances Willard's "Do Everything" policy. It was passed at the National 1882 WCTU Convention. It encouraged local chapters to work on any and all issues they deem important. This allowed very conservative chapters to avoid issues such as the "Home Protection Ballot" (women's right to vote).

*"The mission of the White Ribbon Women is to organize Christian women for the peace and purity, the protection and exaltation of our homes."
-Frances E. Willard*

Willard contrasted a national WCTU meeting with "any held by men: Its manner is not the of the street, the court, the mart, or office; it is the maker of the home." She used domestic imagery, beautiful decorations, banners of silk, satin and velvet, usually made by the women themselves, to adore the walls and platforms. She presented the room as "cozy and delightful as a parlor could afford."

She once commented, "We have been so busy making history we have not found time to record it." Therefore, in *Do Everything* (1895), she urged that "Each Union from the greatest to the least, should appoint a custodian of archives, souvenirs, and historic documents, who should also keep memoranda of its unfolding history."

The WCTU Administration Building in Evanston, Illinois holds WCTU's Library and Archives. The collection is extensive and is accessible to researchers. Many have come from around the world to learn more about women's history,


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National WCTU Presidents

- Mrs. Annie Wittenmyer served as the first president of the WCTU from 1874 to 1879.
- Miss Frances Willard became the national president of WCTU in 1879, and remained president until her death in 1898.
- Mrs. Lillian M. N. Stevens was elected president of the National WCTU after the death of Frances Willard. Lillian served from 1899-1914.
- Miss Anna Adams Gordon was national president of the WCTU when the Eighteenth Amendment was adopted, a major figure in the Temperance movement. Anna served from 1914-1925.
- Mrs. Ella Alexander Boole served from 1925-1933.
- Mrs. Ida Belle Wise Smith served from 1933-1944. Ida was best known as the primary author of the Sheppard Bill in 1916 that imposed prohibition on Washington, D.C.
- Mrs. Mamie White Colvin served as president of the WCTU from 1944-1953.
- Mrs. Agnes Dubbs Hays served as president of the WCTU from 1953-1959.
- Mrs. Ruth Tibbits Tooze served as president of the WCTU from 1959-1974.
- Mrs. Edith Kirkendall Stanley served as president of the WCTU from 1974-1980.
- Mrs. Martha Greer Edgar served as president of the WCTU from 1980-1988.
- Mrs. Rachel Bubar Kelly served as president of the WCTU from 1988-1996.
- Miss Sarah F. Ward served as president of the WCTU from 1996-2006, and 2014-2019.
- Mrs. Rita K. Wert served as president of the WCTU from 2006-2014.



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About

The Woman's Christian Temperance Union (WCTU) is a non-partisan, non-denominational, non-profit organization. ("Woman's" in the organization name means each individual woman makes a commitment to total abstinence.)

Mission Statement

- The National Woman's Christian Temperance Union purposes to educate all people, with the help of God, to total abstinence from alcohol, illegal drugs, and tobacco as a way of life.

Join Us in Prayer (Noontime Prayer)

- Members pray each day during their noontime, which means there is a continuous circle of prayer occurring daily around the world.

White Ribbon Recruits (WRR)

- Parents with children under six years of age are encouraged to participate in a dedication ceremony. A White Ribbon is tied to the child's wrist. The adult promises, with the help of God, to teach the child Christian principles, including abstinence from alcohol and other harmful drugs.

Loyal Temperance Legion (LTL)

- This is for children six to twelve years of age. In LTL the children have fun while they learn.

LTL Pledge

- That I may give my best service to home and country, I promise, God helping me, not to buy, drink, sell, or give alcoholic liquors while I live; from all tobacco I'll abstain and never take God's name in vain.

Youth Temperance Council (YTC)

- The YTC is for young people over the age of twelve. The motto is *A Good Time with a Purpose*.

YTC Pledge

- I promise, by the help of God, never to use alcoholic beverages, other narcotics, or tobacco, and to encourage everyone else to do the same, fulfilling the command, "keep thyself pure."

WCTU Honorary Members and Associates (Men)

- Men may join the WCTU as Honorary Members. They support the work of the WCTU in various ways.

WCTU (Women)

- Able to vote and hold office

Emblem

- The white ribbon bow symbolizes purity. Members are often known as "white ribboners." The membership pin is worn over the heart.

Membership



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MINUTES OF THE MEETING

WCTU Keeps Crusade Alive

BY DOROTHY TOWNSEND

A lot of people thought the WCTU would go out with Prohibition. It didn't.

In 1961, in Southern California, latter day members of Frances Willard's "temperance crusades" hold about 200 meetings a

lieves, is pretty good evidence that repeal of the 18th Amendment did not end the WCTU, "any more than it did bootlegging."

Scholar to Describe the Bard's London

Shakespeare's London, as it appears almost 400 years later to a Shakespearean scholar, will be described to members of Ebell of Los Angeles' poetry, literature and speech departments Wednesday.

Dr. Fallon Evans of Immaculate Heart College's English faculty was invited by the groups to speak at a commemoration of the Bard's birthday in Wilshire Ebell clubhouse. Afterward he will present members with an IHC recording of "King Lear" featuring Robert Speaight and Kathy Crosby in lead roles.

Scenes from Shakespeare plays will be presented by concert readers Louise Arthur and Harry Rebauld, directed by Leonard Penn. Mrs. J. K. Emmet is chairman of the program and luncheon.

Therapists Tackle Spaceman Problems

If Florence Nightingale was the angel of the Crimea, the modern physical



SHAKESPEARE ... his birthday.



CAPT. COURSEY ... space nurse

therapist is the angel of outer space.

One of the aerospace nursing pioneers is USAF Capt. Junie M. Coursey who, with 180 therapists now on duty in the Air Force, is working to discover ways to help the man in space cope with his confining mode of travel.

She is in town this month to recruit other medical specialists whose big task is to work out ways of keeping the space man from being overcome by monotony in flight, she said.

A student program is training eligible college graduates as medical specialists. Capt. Coursey's

job this month is to acquaint Southland women with the opportunities through "Operation Concentration." She is working out of Air Force Recruiting.



MRS. MILLER ... WCTU view.

month, an over-all average of seven a day.

Like their founder who nearly 80 years ago stood on a promontory overlooking the Pacific Ocean and said, "We are just one group of tempted humanity," Woman's Christian Temperance Union members today feel they can help stamp out some of the evils of the world by stamping out one of the temptations—liquor.

But Mrs. Ruth Gates Miller of Pasadena, the Southland's ranking member, wants it known: "We are not just 'agin likker.' We are a great social welfare and educational organization."

Sponsors Oratory Contests

The organization sponsors intercollegiate oratorical contests on alcohol problems each year and gives cash prizes to the winners. It also sponsors poster contests with cash awards.

The organization also supports the Youth Temperance League, sponsors institutes, rallies, camps, an annual five-day workshop meeting at Redlands University, conventions and a publication, "Southern California White Ribbon."

It has built and maintains WCTU Home, a state-licensed home for 116 elderly women in Los Angeles and it keeps a headquarters office open at 551 S Kingsley Dr.

This, Mrs. Miller be-

WCTU Still Active, Still Caring



HAPPY FACES—Margaret Hammarstrom, above, visits with oldest resident of WCTU home, Jessie Pert, 106, and Mrs. Carmen Garcia, nursing director. At left, Dorothy Taylor gardens between chores.

Times photos by Shelley Gaziz

Operates Rest Home in Eagle Rock for Elderly

By ANN JAPENGA

In a neighborhood of low-rise single-family homes in Eagle Rock rises a concrete-and-steel fortress in the shape of a Maltese cross. A sign on the lawn says: WCTU Home for Women. Some passers-by couldn't be more surprised if they spotted a buffalo on the Harbor Freeway—the Women's Christian Temperance Union, still active after all these years?

Home Built in 1927

The union carries on, its purpose the same as when it began more than a century ago: "Christian women banded together for the protection of the home, the abolition of liquor traffic and the triumph of Christ's golden rule in custom and in law."

WCTU built the home in 1927 as a shelter for "unfortunate girls" and

single women. But as time passed and sobriety and morality became less fashionable, the WCTU membership got older and so did the population of the house. Of 132 women living there 3 are centenarians, 33 are over 90. Though not all are WCTU members, they all live by the rules.

Dorothy Taylor, president of the WCTU "home" union (members all live in the Eagle Rock house) lives in one of six private cottages on the grounds. Most women, she says, prefer the camaraderie and security of the main house, but she has her work to do and out here no one disturbs her when she takes a walk or admires the violets in the sunroom.

Her tiny room is furnished with a single bed, a loudly ticking clock and a desk covered with letters and memos,

paperwork that goes with her job coordinating WCTU-sponsored essay contests and teaching of abstinence in schools and camps.

One of the local entrants in the essay contest just won first place at the national level with her essay on alcohol titled "20th-Century Slavery," Taylor says. And now she's busy making arrangements for the winner to fly to England for the world competition.

Taylor is responsible for collecting dues "a penny and a prayer a day," from all 96 members of the home union. Dues go toward purchasing books and films for schools detailing the dangers of alcohol and drugs.

Taylor was 60 when a friend invited her to the state WCTU convention in Santa Monica. Though she'd grown up in a non-drinking Christian family in

New Mexico, she says her eyes were opened by what she learned at the conference. "It was during the '60s," she says, "and I saw how drugs and alcohol affect so many young people. I said to myself, this is where I can help." After moving to the WCTU home, Taylor, now 80, took over as chapter president.

'No Time to Complain'

"I don't have time to sit around and complain and find fault," she says gratefully. "The people that live here are happy and well-pleased. They know there's no smoking and drinking and there's no men around swearing. They know they're free to come and go—they just feel free. There's nothing strict here. We just live our own lives.

Please Turn to Page 5, Col. 1



IRFAN KHAN / Los Angeles Times

A church that wants to buy the WCTU property plans to retain the main building as office space.

Women's Christian Temperance Union Home Gets Boost for Monument Status

By KEN ELLINGWOOD
SPECIAL TO THE TIMES

A residents group hoping to win monument status for the Women's Christian Temperance Union Home for Women has overcome a key hurdle, but a church's proposal to take over and preserve the historic complex appears in doubt.

The Los Angeles Cultural Heritage Commission recommended last week that the home's 65-year-old main building on Norwalk Avenue be named as a historic monument. The Eagle Rock Assn. had proposed the designation after members heard that the WCTU was thinking of selling the building, which until recently was run as a retirement home.

The final decision on the commission's recommendation rests with the City Council. If approved, the monument designation could block any proposed demolition or alteration of the historic structures for up to a year.

In its nomination, the association argued that the building is significant for its style and historical role as a local home of the anti-alcohol movement.

The four-story main building, designed in the Mission Revival style, has four wings stemming from a cupola-topped central tower. It was built in 1927 and was run originally as a home for aging temperance-union activists, "unfortunate girls" and single women.

Commissioners agreed to exclude from the designation a 1940s addition and several bungalows on the 1.75-acre complex after hearing plans proposed by representatives of First German United Methodist Church, which is seeking to buy

the property. The church's proposal to build a chapel on the grounds and use the main building for offices and meetings won support from the Eagle Rock Assn.

But a church spokesman said Friday that negotiations had snagged since the meeting, because the WCTU administrators seemed reluctant to grant the church a one-year option to purchase in order to get necessary land-use permits first.

"Maybe we'll do it. I don't know," said Fred Sack, chairman of the church's board of directors. "We would love to buy the property. The price is not a problem."

Sack said the church has met in St. Barnabas Episcopal Church in Eagle Rock after being forced to sell its own downtown establishment four years ago to make way for a redevelopment project.

Repeated messages left on the WCTU phone-answering machine were not returned. Executive Director Margaret Hammarstrom hung up when reached at her home Monday.

The WCTU took no official stance on the monument designation, but Hammarstrom had been quoted earlier as saying the move might hurt attempts to sell the property.

Citing financial losses, the union announced in February that it was closing the home—one of only a handful of retirement homes in the country still run by the 120-year-old temperance group. Recently, the home was licensed for 117 residents, but vacancies, rising insurance costs and a shortage of outside aid have made it impossible to run, WCTU officials said.

WCTU Taps Sparse Assets to Fight Alcohol

Although membership is less than 40,000, the organization continues to spread its message of abstinence.

By DAVID LAMB
TIMES STAFF WRITER

EVANSTON, Ill.—For the ladies in the two-story brick house on Chicago Avenue those are busy days, because convincing a nation to celebrate the holidays with milk punch and apricot delights instead of martinis and beer is no simple task.

But try they do, just as they have for 119 years. They have mailed out thousands of pamphlets with recipes for alcohol-free drinks, developed a new line of anti-alcohol posters and literature delivered to hundreds of schools, and carried their message about the evil of alcohol from town halls to talk shows in a dozen states.

Listeners often think they're hearing a ghost.

"When I go on the radio, someone invariably calls in and says, 'I thought you were dead,'" said Rachel Kelly, 70, national president of the Woman's Christian Temperance Union, once the most influential women's movement in the world. "And I tell them no, the WCTU is alive and well and accomplishing a great deal."

Admittedly, though, it has not been an easy struggle. The WCTU's membership, having peaked at 1.5 million on the giddy eve of Prohibition in 1920, has fallen to just under 40,000, including 5,000 honorary male members. (There are 500,000 more members in 53 other countries.)

The group's financial resources have dwindled, and, perhaps most distressing, there are signs that people do not pay much attention to the WCTU any more in the national debates on alcohol, drugs, tobacco, abortion, school prayer and family values.

"It's pretty clear we're going to have to change or the WCTU will go down the tubes," said Kelly, a retired Maine schoolteacher and administrator, whose husband, a retired pastor, now works as



DAVID LAMB / Los Angeles Times

WCTU officials Rachel Kelly, left, and Marilyn Staples campaign against alcohol.

the printer at the organization's national headquarters here. "We need a higher profile. We need to raise money. We need more members, younger members, so we can shed the image that we're just a bunch of little old ladies who go to tea parties."

Mention the WCTU to most Americans and the image that comes to mind is that of Carry Nation, the 6-foot, 175-pound Kansas terror who used to recite biblical passages as she demolished saloons with a hatchet. But Nation was an outcast in the temperance movement of the late 19th Century, and WCTU founder Frances Willard, whose statue stands today in Statuary Hall in the U.S. Capitol, advocated a less radical approach. Her hymn-singing followers prayed in the streets outside barrooms while others stationed themselves at saloon doors to write down the names of those who entered.

As often as not, the women were cursed and splattered with tobacco juice, but by those doors was born the nation's first women's liberation movement.

In addition to trying to free citizens from "the grip of drink," the WCTU fought for women's suffrage and equal pay for equal work for both sexes.

It founded the Traveler's Aid Society, the Parent Teacher Assn., the Legal Aid Society for women and the poor, the nation's first day care centers. It helped enact child labor laws and the mandatory teaching of health classes in school.

The heart of the women's message—which today doesn't sound any more radical than a Dan Quayle campaign speech—was that the family was the

bedrock of society and influences that threatened it should be eliminated.

"I don't know how much faith I have that we'll ever see total abstinence," said seamstress Jean Burgess, whose family tradition of teetotalism stretches back four generations. "But I heard that Evanston is promoting some alcohol-free gatherings during the holidays this year, and that's encouraging. Maybe it'll be like tobacco and people will stop drinking for health reasons."

Since becoming national president five years ago, Kelly, who works full time and is paid \$8,000 a year, has moved the WCTU more into the mainstream.

Outdated literature has been thrown away and texts rewritten. African Americans have gained positions of national leadership in the organization. The fight against alcohol has been widened to include drugs.

The Willard Memorial Museum, which attracts about a thousand visitors a year, has been given a facelift, and a handful of scholars use the Frances Willard Memorial Library for research on the WCTU and alcoholism (though the library stopped buying books in the 1950s when the material available on alcoholism became too extensive). There's been an upward blip of new members.

And what would Frances Willard (1839-1898) think if she knew how far her women's liberation movement had gone?

"Oh, my, she wouldn't approve of a lot of it," said WCTU Treasurer Marilyn Staples. "She fought to get women's skirts up off the floor. But she would have drawn the line at the miniskirt."

Making History in Southern California: The Women of the WCTU

October 12, 2021 by The Director

By Kristin Jacobsen, Assistant Archivist, Frances Willard House Museum and WCTU Archives

Men may have dominated the California Gold Rush in the mid-nineteenth century, but the women of the state were energized by a longer-lasting undertaking – the temperance movement. A newly available collection of historical records tells the story of some of these women, the members of the Woman's Christian Temperance Union (WCTU) of Southern California.



California State WCTU Convention, 1908

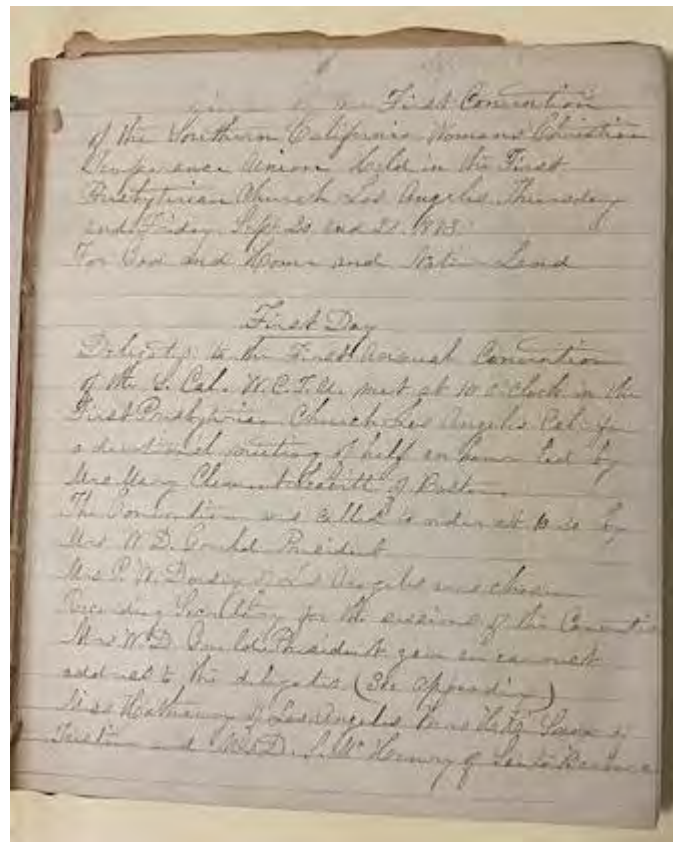
WCTU members were some of the most active women of their time in one of the largest groups for women of the late nineteenth and early twentieth centuries. This extensive collection, housed at the Frances Willard House Museum & WCTU Archives in Evanston, Illinois, brings attention to the activities of the women of the Southern California WCTU, who fought against alcohol and a host of other threats to their homes and families. These comprehensive records, spanning the

years 1883-2008, are of interest to genealogists and to researchers in a variety of fields, including history, women's studies, political science, religion, rhetoric and communication, and sociology.

The origins of the woman's temperance movement in California go back to the 1870s. After the winter of 1873-74, word spread of a remarkable series of events in which thousands of women in communities across the country marched into saloons praying, singing hymns, and reading from the Bible. The goal of the Woman's Crusade, as it was called, was to convince the owners of bars, drug stores, and hotels to either close or sign a pledge to stop selling alcohol.^[1] While the Crusade was largely a movement of the Midwest and East, women in California were inspired by the idea that they could seize control of a problem issue, in this case abuse of alcohol and its devastating effects on families.

Temperance advocates were already active in California at the time of the Woman's Crusade. They pushed the state legislature to pass a local option law allowing communities to decide whether or not to sell alcohol, for example, and faced unfriendly mobs when campaigning to pass many of these options in towns and cities. The Crusade ignited a new wave of activity in the state. Women in Grass Valley, northeast of Sacramento, organized as the Woman's Temperance Union on March 25, 1874, just three months after the start of the Crusade and almost eight months before the founding of the national WCTU.^[2]

The first woman's temperance group in Southern California was the Women's Temperance Association of San Diego, organized in July 1882. When national WCTU President Frances Willard visited California in 1883, she personally brought the San Diego group under the WCTU umbrella. She also organized other unions in Southern California that year, including Los Angeles, a fact that is recorded with pride on the first page of the group's handwritten record book.^[3]



The handwritten record of the first convention of the Los Angeles WCTU, housed in the WCTU Archives.

At the time of Willard's visit, the California WCTU included the entire state. Almost from its founding, WCTU leaders were concerned about the state's vast geographic area. They called a convention in Los Angeles in September of 1883 to propose separating California into Northern and Southern unions, encouraging the division because of "the bigness of the territory, the expense of travel, and the impossibility of one set of officers to give adequate supervision over so vast a field."^[4] The motion passed, and California has been divided into two state-level administrative units ever since, although border areas have occasionally changed jurisdiction.

The collection, donated by the WCTU of Southern California, contains records dating back to its establishment as a separate state-level unit in 1883. Records include organizational and financial material from state, county, and city or town unions, as well as photographs, publications, scrapbooks, and three-dimensional artifacts. It also includes biographical information about individual Southern California WCTU members, many of whom went on to hold positions in the national and world WCTU, in the suffrage movement, and in other women's organizations.

Especially useful are state yearbooks, often called Annual Reports or Annual Meeting Minutes, which date between 1883-1994 and contain detailed reports from state-level departments and local unions. Also of great interest are issues of the *Southern California White Ribbon*, the state WCTU's monthly newspaper, which cover the period from 1891 to 1971.

As the records show, the organization was interested not only in prohibiting alcohol but also in broader social and political reforms such as woman suffrage, prison reform, labor and child welfare laws, dress reform, and increasing the age of consent for sex. For example, in the *Yearbook* for the second convention of the Southern California WCTU in 1884, members were already talking about branching beyond alcohol to raise awareness of the dangers of tobacco and opium. Overall, the collection provides a remarkably well-documented look at a women's organization that remained active over the course of one hundred years.



Southern California WCTU Booth, from the Photograph Collection

The collection includes a number of unexpected finds, as well, including a box of opium pods that were used in anti-narcotics demonstrations. One folder holds a 1940 letter from the Wilmington Union shows just how passionate WCTU members were about their local conventions, which that year was held at a Presbyterian Church in the Los Angeles area. Olive M. Potter, corresponding secretary, wrote that church officials "have informed this union that the pulpit in that church was considerably injured by strokes of the gavel during the Convention sessions. This injury has now been repaired and a bill for the repair of same has been presented to the union and amounts to the sum of \$7.00."

For more information on the collection, see the full description and list of contents on the Willard House Museum & WCTU Archives website, or contact Assistant Archivist Kristin Jacobsen at assistantarchivist@franceswillardhouse.org.

[1] Kristin Jacobsen, "Launching the 'Last Call': The Women's Crusade against Alcohol, 1873-1874" [blog post], <https://071.a38.myftpupload.com/birth-of-the-wctu-temperance-women-ride-a-national-wave/>.

[2] Information about early WCTU and temperance in California is from Dorcas James Spencer, *A History of the Woman's Christian Temperance Union of Northern and Central California*. Oakland, Cal: West Coast Print. Co, 1920. Southern California WCTU background is from two published histories: Mary Alderman Garbutt, *Victories of Four Decades: A History of the Woman's Christian Temperance Union of Southern California 1883-1924*, [1924]; and Jennie Ray Thompson, *Victories of Four Decades: A History of the Woman's Christian Temperance Union of Southern California 1924-1964*, Woman's Christian Temperance Union of Southern California, 1966.

[3] Secretary's Book, Los Angeles Union, Box 17, Folder 15, Records of the Woman's Christian Temperance Union of Southern California, Frances Willard House Museum and Archives, Evanston, Illinois.

[4] Garbutt, 16.

WCTU to Hear Story of Founder's Life

Los Angeles Times (1923-1995); Feb 28, 1960; ProQuest Historical Newspapers: Los Angeles Times
pg. F13

WCTU to Hear Story of Founder's Life

The life of Frances Willard, founder of the Woman's Christian Temperance Union 87 years ago, will be retold at tomorrow's meeting of Los Angeles Central WCTU at 551 S Kingsley Dr.

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CLUBS TODAY

Women's American ORT—Hollywood chapter, tea, 434 S El Camino Drive, Beverly Hills, 1:30.

Alhambra-San Gabriel Branch AAUW—Meeting, San Gabriel Masonic Temple, 7:45.

Southwest Bird Study—Field trip, Temescal Canyon, Pacific Palisades, 9.

Woman's City—Program, 11; program, 1; 607 S Parkview St.

Los Angeles County Board Alumnae CFWC—Luncheon meeting, 58 S Sierra Madre Blvd., Pasadena, 12.

Los Angeles Cosmos—Board meeting, 107 N Fuller Ave., 12:30.

Sans Souci Celebrity—Luncheon program, Ambassador, 11:30.

Los Angeles Central WCTU—

Meeting, 551 S Kingsley Drive, 1.

Los Angeles District CFWC—Junior membership, conference, 10400 Zelgal St., Granada Hills, 8.

Santa Monica Bay Woman's—Meeting, clubhouse, 11.

Women's University—Music section dinner, clubhouse, 7.

Alpha Omega Women's—Business meeting, Ambassador, 12:30.

Science of Mind Toastmistress—Meeting, 3251 W 6th St., 7:30.

PTA—First District, board meeting, Clark Hotel, 10. Highland Council, presidents meeting, 5316 Delaware Ave., 9:30. Wilshire Council, juvenile protection chairmen. Juvenile Hall, 10:30.

PLAN HOME FOR AGED

W.C.T.U. to Sell Present Structure and Open Drive for Funds to Construct Larger Building

In addition to the Women's Christian Temperance Union's contribution to the cause of temperance, it is responsible for many asylums for orphans and for aged persons. One of the best of these homes is the Southern California Home for Women at 215 South Avenue 57 which, it was learned yesterday, is soon to be sold and the money turned into the building fund for a new home to cost \$200,000.

Established twenty-five years ago as a ransom for girls, the Southern California Home for Women was changed into the Home for Deserted Women and Children after the opening up of the Door of Hope and the Florence Crittenden Home. Then, about twenty years ago, when many other orphanages began to appear, the name and functions of the home were changed and since that time only aged women have been admitted.

The present home consists of a three-story structure with forty-two rooms, a four-room cottage and a Memorial Hall, in which the more helpless members are cared for. For many years the home has accommodated between forty and fifty inmates. Today there are forty-seven boarders, four of them more than ninety years old, but there is a long list of women waiting for admittance. These will find a place in the new home, which will accommodate more than 100 guests.

PLAN CAMPAIGN

A. Godfrey Bailey is the architect of the proposed new building, which will be at 2235 Norwalk street, Eagle Rock. It is to be a three-story brick structure, containing ninety-seven rooms. The old home is valued at approximately \$50,000 and the W.C.T.U. is preparing to begin a campaign to raise an additional \$150,000. Four contractors are now bidding on the new structure and the winner will finance the building until thirty days after its erection, according to Mrs. Celta M. Noll, president of the board of trustees of the home. In the meantime the directors will be busy leasing life-memberships at from \$1000 to \$2000 and seeking donations from the public.

Only women of 65 years of age and over will be eligible to enter the new home. The members of the board of directors, who receive no salaries, are as follows: Mrs. Noll, chairman, and Misses Nannie Palmer, Alice Johnson, Dorothy Hughey, Eva C. Wheeler, Anna Wheeler, T. B. McNary, Lulo Johnson, Eva Cook, Lura Boleyn and Rose K. Shafer, the latter being matron of the home.

Sharp and the latter is "eyes" for her friend.

The women of the home are enthusiastic over the idea of getting into the new home, which will be finished within the next six months. They are denying themselves ice cream and other delicacies in order to save money for the building fund. They have just finished making a quilt, valued at more than \$200, which probably will be sold at auction. In the quilt are hundreds of names of prominent men and women of Los Angeles, hand-sewed into the "pieces" at 10 cents a name. Do they understand a little bit about the psychology of salesmanship? Matron Shafer will say they do!

The Southern California Home for Women is supported mainly by donations from the State W. C. T. U. and from the public, although some aid is rendered by Los Angeles County and the Community Chest. A few of the women at the home are former school-teachers and partly support themselves from their pensions. Most of the inmates, however, pay nothing for their "keep." Two of the women, who entered the home ten years ago, paid \$350 at the time for life-membership and have paid nothing since. These women were formerly well-known members in the ranks of the W.C.T.U.

ENTERTAINMENT GIVEN

Entertainment in abundance is supplied to the aged women of the home, in addition to good meals provided and the kindly care they receive in a general way. Pictures, books, phonographs and other means of entertainment help to while away the hours. Recently the Highland Park W.C.T.U. donated a radio set in memory of Dr. Kate Moody, a prominent W. C. T. U. worker whose death occurred two years ago. Many of the women are to be seen daily working in the flower garden.

Some of the women are too old to be able to see how to knit or sew, and one of them is totally blind. She is Mrs. A. A. Prouty and, although she herself never sees the light of the sun, she is called "the sunshine of the home." Every morning she kneels by her bedside and thanks the Lord of Light for the dawn of a new day and every evening she is heard voicing her gratitude "for the gift of sleep and for the light within the soul."

Mrs. Prouty is a member of the State Blind Society and, since entering the W.C.T.U. home, she has taught two other women, similarly afflicted, to read the "Book of Books" and other literature printed in raised letters.

Occupying the same room with Mrs. Prouty is Mrs. M. M. Sharp, a deaf woman. Mrs. Prouty and Mrs. Sharp are inseparable friends. Mrs. Prouty is "ears" for Mrs.

QUARTERS CHANGED BY W.C.T.U.

Offices in Temperance Temple Moved to Allow Street Widening

Much stir and bustle were in evidence yesterday at Temperance Temple at Broadway and Temple street, changing offices, furniture and old records to new quarters of the building in preparation for the advent, this week, of Los Angeles city workmen who will slice twelve and one-half feet off the historic old structure in process of widening Temple street.

Temperance Temple was built in 1887 at a cost of about \$30,000 on a site deeded to the Women's Christian Temperance Union by the Good Templars. Worth only a few thousand dollars at that time, the site and building today are valued at approximately \$250,000. When it was first built, Temperance Temple was the only auditorium in the downtown section.

"The old building always has stood as the home of women fighting for temperance and will continue to be used for the same purpose," said Mrs. Hattie C. Young, State secretary of the W.C.T.U.

Mrs. Young announced that the State W.C.T.U. annual convention will be conducted at First Christian Church Long Beach, October 21, 22 and 23, inclusive.

TWO REFUSED RETURN TO POLICE SERVICE

Restoration to the police department, sought by Robert M. Green, who obtained leave of absence in 1918 to take a job with the United States Shipping Board, which he held until this year, was denied by the Police Commission yesterday. The board also denied the request of William K. Kent, discharged December 5, 1928, for conduct unbecoming an officer, by removing a rifle from 1803 Griffith Park Boulevard, on the ground that he had failed to apply for a hearing within the time provided by the city charter.

AQUEDUCT DISCUSSION DUE

Julian Hinds, chief designing engineer of the Metropolitan Water District, will discuss the Colorado River Aqueduct at a dinner and meeting of the Engineers' Club tomorrow evening. Questions will be answered.

JANITOR LIST APPROVED

The Los Angeles Civil Service Commission yesterday gave tentative approval to the list of 206 candidates who passed a recent test for eligibility to become city janitors. A total of 510 took the examination. Robert P. Keathly topped the list with 100 credits. The list is for the purpose of adding to the eligible list from which new appointments are made.

MOUNTAIN, Lake, Desert 212
HOTELS:
KING EDWARD HOTEL, 121 S.
KING EDWARD HOTEL, 121 S.
KING EDWARD HOTEL, 121 S.

251 HOUSEKEEPING ROOMS
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY

253 APARTMENTS, Furnished 260
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY

APARTMENTS, Furnished 260
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY

FLATS, Duplexes, Doubles 270
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY

HOUSES, FURNISHED 275
WESTWOOD & VICINITY
WESTWOOD & VICINITY
WESTWOOD & VICINITY

BUSINESS RENTAL 281
HEART OF BURBANK
HEART OF BURBANK
HEART OF BURBANK

FURNITURE, Household 340
GOODS, Rugs, Carpets, etc.
GOODS, Rugs, Carpets, etc.

213 PUBLIC LAND
Public Land, 213
Public Land, 213
Public Land, 213

216 OTHER STATES, Properties 216
FOR SALE, Exchange, Wanted
FOR SALE, Exchange, Wanted

219 ROOMS FOR RENT
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY

223 REAL ESTATE EXCHANGES 220
LOVELY 4 family, income \$210 mo
LOVELY 4 family, income \$210 mo

224 BOARD AND ROOM 254
ONE UP, HARD TO BELIEVE, MODERN
ONE UP, HARD TO BELIEVE, MODERN

225 APARTMENTS, Furnished 260
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY

226 HOUSES, UNFURNISHED 276
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY

227 OFFICE FURNISHINGS 330
SAFES
SAFES

228 HOME APPLIANCES
REFRIGERATORS 341
REFRIGERATORS 341

229 WHOLESALE TO BROKERS
TO CHOICE LOTS OF BEAUTIFUL
TO CHOICE LOTS OF BEAUTIFUL

230 REAL ESTATE WANTED 230
MAGNIFICENT residence, "Exchange"
MAGNIFICENT residence, "Exchange"

231 APARTMENTS, Furnished 260
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY

232 BOARD AND ROOM 254
ONE UP, HARD TO BELIEVE, MODERN
ONE UP, HARD TO BELIEVE, MODERN

233 APARTMENTS, Furnished 260
WILSHIRE AND VICINITY
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WILSHIRE AND VICINITY

234 HOUSES, UNFURNISHED 276
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WILSHIRE AND VICINITY
WILSHIRE AND VICINITY

235 OFFICE FURNISHINGS 330
SAFES
SAFES

236 HOME APPLIANCES
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237 REAL ESTATE WANTED 230
MAGNIFICENT residence, "Exchange"
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WILSHIRE AND VICINITY

239 BOARD AND ROOM 254
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ONE UP, HARD TO BELIEVE, MODERN

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WILSHIRE AND VICINITY
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY

249 OFFICE FURNISHINGS 330
SAFES
SAFES

250 HOME APPLIANCES
REFRIGERATORS 341
REFRIGERATORS 341

251 HOTELS
BEAU, Mr. Man. Ph. 5853
BEAU, Mr. Man. Ph. 5853

252 BOARD AND ROOM 254
ONE UP, HARD TO BELIEVE, MODERN
ONE UP, HARD TO BELIEVE, MODERN

253 APARTMENTS, Furnished 260
WILSHIRE AND VICINITY
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WILSHIRE AND VICINITY

254 APARTMENTS, Furnished 260
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255 APARTMENTS, Furnished 260
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WILSHIRE AND VICINITY

256 HOUSES, UNFURNISHED 276
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY

257 OFFICE FURNISHINGS 330
SAFES
SAFES

258 HOME APPLIANCES
REFRIGERATORS 341
REFRIGERATORS 341

259 REAL ESTATE WANTED 230
MAGNIFICENT residence, "Exchange"
MAGNIFICENT residence, "Exchange"

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WILSHIRE AND VICINITY
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY

261 BOARD AND ROOM 254
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262 APARTMENTS, Furnished 260
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY

263 HOUSES, UNFURNISHED 276
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY
WILSHIRE AND VICINITY

264 OFFICE FURNISHINGS 330
SAFES
SAFES

265 HOME APPLIANCES
REFRIGERATORS 341
REFRIGERATORS 341

266 FURNITURE AT AUCTION 349
TUESDAY, FEBRUARY 23, 10 A.M.
TUESDAY, FEBRUARY 23, 10 A.M.

267 FURNITURE AT AUCTION 349
TUESDAY, FEBRUARY 23, 10 A.M.
TUESDAY, FEBRUARY 23, 10 A.M.

268 FURNITURE AT AUCTION 349
TUESDAY, FEBRUARY 23, 10 A.M.
TUESDAY, FEBRUARY 23, 10 A.M.

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" Martha r150 W 35th
Ashmore Chas G dentist 2300 1/2 S Grand av
" Donald C mgr Arthur Heimann r Sierra
Madre
" Doris L h916 Georgia
Ashmun Harold shtmtlwrk h970 E 56th
" Louis clk h970 E 56th
Ashpis Rose seam r2135 Brooklyn av
Ashton Albt H auto opr r410 E 48th
" Alden P (Ashton Truck Co) h410 E 48th
" Alene F steno r2541 Elsinore
" Alfd h2541 Elsinore
" Alfd elev opr r267 Emerald av
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" Bernard W plumber r1403 E 45th
" Chas painter 912 S Hill r Manhattan
Beach
" Cornelius porter r1460 W 35th
" Edgar P clk h3951 1/2 S Bway
" Elizabeth M wid R W h551 S Kingsley
dr
" Ethel E seam r722 Hartford av
" Frances G milliner r324 Melrose av
" F W with Bullock's r1468 W Santa Bar-
bara av
" Geo C carp h507 1/2 S Chicago
" Hannah Mrs dry gds 1468 W Santa Bar-
bara av h4041 Halldale av
" Helen C r3224 Melrose av
" Henry J auto opr h277 E 47th
" Isabelle r3566 S Vermont av
" Jos O slsmn Jenkins Bros Co r428 S Hill
" Jos W dept mgr Hamburger's r Glendale
" Louise wid T D h714 S Ardmore av
" Lula A Mrs h3212 S Main
" L D hlpr Hawthorne Furn Shops r In-
glewood
" Marie E clk r507 1/2 S Chicago
" Mary wid John h875 E 52d
" Maude Mrs tchr h730e S Carondelet
" Palmer dep County Recorder h141 N
Robinson
" Percy S bldg custodian T I & T Co h5324
Melrose av
" Ralph C elect contr 7533 Santa Monica
blvd
" Rose Mrs r2541 Elsinore
" Rosetta L steno r714 S Ardmore av
" Saml real est h119 E 27th
" Sarah E wid Dudley r5467 4th av
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" Wm Mrs r4187 Deniker av
Ashun Marie Mrs h1231 W 51st
Ashurst Henry D carp h651 W 1st, S Pedro
Ashwood Eli H carp h3914 Walton av
" Lester A r3914 Walton av
Ashworth Frank L switchmn h206 S Cum-
mings
" John clk h4318 Brooklyn av
" John slsmn J W Robinson Co h2710 Fol-
som
" John M motrmn h1302 W 24th
" Kenneth H slsmn r2606 W Pico
" Omar F electr h324 Kendall av
" Susannah Mrs hat trmr r2710 Folsom
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4245, Branch 913 San Julian
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Asimakes Jas K soft drinks and bootblk
259 E 5th
" Paul bootblk r710 E 6th
Askanas Abraham L pres San Fernando Gas
& Oil Co r1832 1/2 N New Hampshire av

Askenasy Augusta B steno r rear 124 S
Fremont av
" Rose J Mrs h rear 124 S Fremont av
Askew Chas J gro and meats 829 Cypress
av, 168 E 53d and 3203 E 4th h121 E
61st
" Chas T slsmn Zellerbach Paper Co r
Baldwin Park
" Fannie r1125 E 12th
" Geo T r242 1/2 S Main
" Herbt A insp P E r841 W 23d
" Howard h1239 E 42d
" Ida probationer County Hosp r126 E 61st
" Keith clk h411 S Fresno
Askin Thos H music tchr 233 S Bway rm
214
Askren Anna E r5220 Stratford rd
Asman Frank A purch agt h130 N Flower
" Tillie wid Jacob h128 N Flower
Asmus Almata C slswmn r1037 Hyperion av
" Emily L steno r1037 Hyperion av
" Henry E h1037 Hyperion av
" Peter lab h684 Imperial
" Wm G clk h1913 1/2 Darwin av
Asmussen Andw auto top mfr 2616 S Main
h2410 1/2 same
" Esger painter h1673 E 38th
" Henry janitor Hauser Pkg Co
" Harry r326 1/2 S Spring
Asnon Alex F photo h741 E 50th
" A Edmond violin tchr 741 E 50th
" Frank electr h324 E 40th
Asp Eric W bkpr Security T & S Bank r
Alhambra
" Ethel N steno r4116 S Normandie av
" Norman H insp r1116 S Normandie av
" Peter A eng h4116 S Normandie av
Aspe Dorothy M tchr r737 W 14th, S Pedro
" Jas W mate r737 W 14th, S Pedro
Aspenleiter Henry L tailor h2010 Hudson
Asper Bert bldg contr 815 1/2 W 40th pl
ASPHALTUM & OIL REFINING CO, Geo
Zeeman Gen Mgr, 2475 E 9th, Teis Main
2212, 65690
Aspin H M clk r4435 Melbourne av
Aspinal Edwin B lino h971 Everett
" Jessie r971 Everett
" J r814 S Hope
Asplund Andw watchmn r326 N Hill
Asquith Sarah H nurse r416 W Av 52
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Assisa Ralph moldr r2119 N Main
Asociacion Internacional de California J C
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son

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Voca Kath maid 1151 Sunset blvd
Voce Chas L acct Renard & Story h2330
Gower

" Jas E auto shtmtlwrk h5215 S Vermont
Vochell John tech dir Garson Studios Inc r
5419 Sunset blvd

Vocke Chas L W indymn h7220 Lenkill av

" Henry A glasswkr h7220 Lenkill av

Vockman Bernard r139 N Olive

Vodika Earl lab r2102 Ellendale pl

Vodra Geo N h211 S Av 20

" Geo G mach r211 S Av 20

" Victor V tile setter h1438 E 58th

Vocekell Henry G drugs 1801 S Central av r
642 Maple av

Voego Geo G v-pres Geo D Davidson Co h
4266 Denker av

Voegel Fredk W h2511 Juliet

Voegeli Gerfas h945 Orme av

" Marguerite r1327 Laurel av

" Thos h1327 Laurel av

Voelkel Dave Q clk r753 E 33d

" Geo B acct h3887 Woodlawn av

" Geo E h753 E 33d

" Jella student r753 E 3d

" W St C agt U S Internal Revenue r734 E
32d

Voelker Ana E r1246 S Hope

" John L lab h4534 Amethyst

Voellinger Edwd H h1242 W 23d

" Valentine shtmtlwrk h717½ E 22d

Voester Gottlieb F r1164 W 35th

Voet Remy linemn r812 Lyon

Voff John h2773 Garnet

Vofft Steff r1000 Wilde

Vogan Wm P garagemn h337 S Olive

Voge Alice C bkpr Chowchilla Colonization
Co r1419 W 37th dr

" Ignatz h1321 San Julian

" Paul plumber r1419 W 37th dr

VOGEL, see also Fogel

" Arch R buyer Home Service Co h1008
Manzanita

" Arthur lab h1642 Long Beach av

" Aug G meats 318 S Hill h1413 W 37th pl

" Belle K slswmn r333 S Olive

" Bert F teller Citizens Tr & Sav Bank h
1268½ 3d av

" Carl H printer r320 E Av 31

" Chas G lab h3301 S Hoover

" Christian h446 W 88th

" David pdlr h316 N Hill

" Dessa Mrs r736 S Westlake av

" Dorothy H r835½ W 41st

" Edwd L mach r1460 Exposition blvd

" Edwd M indymn r1537 E 52d

" Elizabeth Mrs h320 E Av 31

" Ernest C auto opr r184 N Daly

" Ferdinand cabtmkr h422 E 85th

" F h530 Temple

" Geo A dry gds 3600 W Washington

" Geo A teller L A Tr & Sav Bank r3600
W Washington

" Geo H painting contr 196 W 37th pl

" Harriett M wid W F h1338 Beachwood
dr

" Herman printer 1622 Long Beach av r
Manhattan Beach

" John auto opr h1609 E 33d

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Spring h2271 Cambridge

" Mary C steno r4832 Elmwood av

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Main

" Murray cloak opr h1629 Champlain ter

" Orlando C hats 516 S Bway h2901 W
15th

" Oscar L coremkr r320 E Av 31

" Otto editor Cal Staats Zeitung r102½ N
Los Angeles

" Otto 2d hd gds r339 S Bunker Hill av

" Paul uphol h2702 Blanchard

" Peter J electr h515 W Av 54

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" W h1634 Childs av

Vogelgesang John C blksmith h1426 Logan

Vogelsang Emil broomkr h3649 Mettler

Vogelsberg Julius C clk r638 Milwood av

Vogely Albt lmr loader h631 W 82d

Voges Mathilda inmate County Hosp

" Otto porter County Hosp r4317 Lomita dr

Vogel Otto plumber 1113 S Central av

Voght Delores typist Wm Fox Co r1820 Echo
Park av

" Ella C wid Frank r1439 W 49th

" Eugene J dftsmn Pac Portable Const Co
r1428 Glendale av

" John h1820 Echo Park av

" John A mech r977 E 12th

" Laura steno r1820 Echo Park av

Vogiea Baptiste hairwkr r653 Moulton av

Vogle Mary r1411 Carroll av

Vogler Chas barber 2706 S Main h117 W 27th

" Wm A gilder r3636 Sabina

" Wm P (Mason Mfg Co) h1910 West blvd

Vogleson Helen E h1054 Ingraham

Vogt Adam M h945 W 21st

" Alphonse auto opr r1629 Morton av

" Augt firemn Eng Co 19 r1629 Morton av

" Barbara Mrs h1629 Morton av

" Carrie Mrs r2306 E 2d

" Edwd h2231 W 30th

" Robt F h1801 S Flower

" Edwd F cashr Blake, Moffitt & Towne h
1809 W 49th

" Ernest riding instr Jacob Vogt r1870 W
Washington

" Ethel F Mrs hairdrsr 3808 E 1st r139 N
Townsend

" Geo H switchmn r560 Stanford av

" Geo J aud Salt Lake Rte h2648 Brighton

" Gertrude slswmn r2646 S Vermont av

" Gladys C telep opr r945 W 21st

" Jacob riding academy 1870 W Washing-
ton

" Jos E motrmn r300½ E 7th

" Laura T tchr r1579 W 48th

" Matilda h1212 W 91st

" Olive mach opr r1126 W 7th

" Sylvia h1016 Mohawk

" Wm H motrmn h534 W 90th

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" Fur Shop 746 S Hill

" Jack clk h1706c 6th av

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" The fur rms 307½ W 2d

Voight Alfd H contr r2507 Trinity

" Andw foremn Security Motor Corp r335
N Soto

" Anthony inmate County Hosp

" Daisy r1047 Sunset blvd

" Edwd O sawyer r1302 W 90th

" Ethel Mrs hairdrsr r1703 S Berendo

" F meatctr Hauser Pkg Co

" Herman C firemn h2637½ N Main

" Isabella wid E H h2507 Trinity

Voigt Albt H pres California Furniture Co
r936 S Westlake av

" Andw lab r335 N Soto

" A C auto mech Sharkey Chandler Ser-
vice Co r Walnut Park

" Bernard G sec California Furniture Co r
1908 Taft

" Bernard V h1722d Wilcox av

" Carrie M hairdrsr r318 E 24th

" Chas H mach r1628 W 24th

" Edwin G dir Cal Furn Co h163 S Ardmore

" Elsie steno r1047 Sunst blvd

" Helene hairwkr h318 E 24th

" Herman F drivr h1161 E 47th pl

" Joel G h1123 S Ditman

" Jos C painter h1047 Sunset blvd

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ASH—Continued

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" Henry B watchmn h 5747 Melrose av
" Herbt slsmn r 921 S Grand av
" Ida E Mrs h 821 S Hope
" Jas G slsmn Thomas F & F Co h 5837 S Grand av
" Jeanette M Mrs r 664 N Grand av
" Jos W auto opr h 3513 6th av
" Sarah E Mrs real est 453 S Spring rm 1005 r 5747 Melrose av
" Sophia F Mrs dressmkr r 824 S Coronado Wm E h 601 Temple
Ashbaugh John W r 1049 E 46th
" Louis K linemn r 1326 E 15th
Ashbridge John H collr L A Gas & Elec Corp r 792 E Kensington rd
" Wm F Rev h 792 E Kensington rd
Ashbrook Jennie W wid T E h 446 S Gramercy pl
" May J wid R E h 1815 Edgemont
" Robt E archt Bway Dept Store r 1815 Edgemont
" Temple W r 446 S Gramercy pl
" Thos E usher r 446 S Gramercy pl
Ashbrough Herbt J plasterer r 1707 Brooklyn av
Ashburn Allen W atty 456 S Spring rm 718 h 515 N Hobart blvd
" Geo R lab r 923 W 36th
" Inda B wid G W r 5501 S Denker av
Ashby Albt J mach h 444 S Eastlake av
" Albt S watchmn h 425 W 73d
" Carl H carp h 4932 Lincoln
" Chas T slsmn h 317 W 49th
" Geo H contr h 1629 Toberman
" Harold M clk Ry M S r Pasadena
" Henry C slsmn h 6024 Carlos av
" Jennie r 1629 Toberman
" Jos J ins 215 W 6th rm 906 h 3920c S Hill
" J B clk Dept Pub Service
" Ledyard M lab P E r Inglewood
" Mabel A slswmn r 1629 Toberman
" Melvin W motrmn h 1143 Fedora
" R G elev opr r 521 S Olive
" Stanley janitor h 849 San Julian
Ashcraft Chas F (Harris & Ashcraft) h 235 E 54th
" Marietta E wid John r 2123 Reservoir
" P D Mrs seam r 331 S Flower
" Richd A lab h 1440 E 48th pl
Ashcroft Anne E Mrs demonstrator h 401½ W 45th
" Chas H solr Herald r Pasadena
" Elizabeth maid Hotel Clark
" Frank bkpr r 242 N Hope
" Harold clk r 6251 Hollywood blvd
" John R pharmacist r 1507 E 22d
" Libbie W Mrs osteo 6251 Hollywood blvd
" Mary E wid John h 1507 E 22d
" Norman clk P O r 6251 Hollywood blvd
" Roy E clk P O h 2815 Huron
" Walter A bkpr Cahuenga Valley Lemon Assn h 242 N Hope
Ashdon Oakley L printer Robt Ashdon r Huntington Park
" Robt printer 115 E 12th r Huntington Park
Ashdown Frank electr h 531 S Gless
" Margt J wid Wm r 935 Beacon
" Saml auto opr r 116 W 15th
ASHE, see also Ash
" Constance wid Walter h 793 New Depot
" Herbt S (Brown & Ashe Printing Co) h 1330 Calumet av
" Randolph C insp h 1968 Norwood
" Victor E slsmn L A Gas & Elec Corp h 236 W 27th
Ashen Claud H auto opr h 1006½ S Catalina
" Forest wid A J h 1944½ Magnolia av
" Lotta M Mrs cashr r 1006½ S Catalina
Ashenfelter Florence Mrs C S pract r 838 S Grand av
" Ida G wid Levi h 3938 Walton av
Asher Albt S exp 1281 Factory pl r 2702 Dalton av

ASHER—Continued

" Arthur v-pres Cohn-Asher Hat Co h 321 S Mariposa av
" Benj slsmn Toledo Scale Co r 2702 S Harvard blvd
" Bert cook r 520 Wall
" Chas h 550 S Manhattan pl
" Elizabeth wid G M h 2255 W 25th
" Isadore I pdlr r 864 E 48th
" J Milton slsmn r 544 Redwood
" Louis transfer 844 S San Pedro h 2702 S Harvard blvd
" Selig auto opr h 864 E 48th
Ashey Peter G gilder h 332 E 33d
Ashford Ephraim janitor h 1561½ E Adams
" Gus porter r 1229 Birch
" Paul Y dept mgr Jacoby Bros h 2135 S Los Angeles
Ashina E K noodles 1517 Cahuenga av
Ashland Apartments 1600 S Hope
Ashley Anna H wid Byron r 1060 W 53d
" Beatrice K Mrs tchr r 1060 W 53d
" Benj E barber h 3011 Manitou av
" Chas bkpr r 231 S Bunker Hill av
" Chester B r 880 N Andrews blvd
" Chester C mgr Inman-Ashley Ins Agency h 2706 La Salle av
" Clementine M real est r 943 Dewey av
" Delos R electr computer 950 W 54th h 1060 53d
" Ed agt Herald r Pasadena
" Ella M wid G W h 943 Dewey av
" Emma B maid 816 S Union av
" Emma S clk r 514 S Grand av
" Emma V clk r 207 W Av 53
" Eugene V firemn h 452 S Sichel
" Fern E student 2671 W 9th
" Fred T r 2245 W 31st
" Frederic M archt h 740 N Av 66
" Geo T mech eng h 1577 Gower
" Grace B Mrs (Inman-Ashley Ins Agency) r 2706 La Salle av
" Hazel h 632 Bixel
" Henry C tailor h 2245 W 31st
" John W h 880 N Andrews blvd
" Julia E h 1585 Gower
" Kathryn G steno r 2706 La Salle av
" Levi L h 1414 E 55th
" Mary seam r Inglewood
" Minnie Lee Mrs clk r 970 S Hoover
" Robin D signalmn h 617 E Santa Barbara av
" Wm B clk h 2671 W 9th
Ashman Alfd clk h 1628 W 21st
" Caroline F r 1628 W 21st
" Coyla Mrs h 1330 S Union av
Ashmead Arthur carp h 150 W 35th
" Henry foremn Santa Fe r S San Pedro
" Margt r 2911 W 8th
Ashmore Chas G dentist 2300½ S Grand av r Hawthorne
" Donald C optometrist Marshutz Optical Co r Sierra Madre
" Doris L Mrs steno h 2872½ Leeward av
" Grace I student U S C r Hawthorne
Ashmun Harold L metalwkr h 970 E 56th
" Lewis acct 124 W 4th rm 390 h 1231 W 51st
Ashton Albt H auto opr r 410 E 48th
" Alden P exp 410 E 48th
" Alfd h 1722 S Bonnie Brae
" Alfd elev opr Title Guar Bldg RFD No 3
" Amelia C wid Walker r 551 S Kingsley dr
" Anna wid Alfd r 1460 W 35th
" Bernard W plumber h 1403 E 45th
" Carlton J r 551 S Kingsley dr
" Chas painter 914 S Hill r Manhattan Beach
" Chas B bkpr r 215 S Hill
" Cornelius musician h 1460 W 35th
" Edwd clk r 542 Maple av
" Elizabeth M wid R W h 551 S Kingsley dr
" Ellen L tchr r 1755 W Adams
" Ethelynn L r 426 S Ardmore av
" Faye steno r 1722 S Bonnie Brae
" Frances G r 5324 Melrose av

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ASHTON—Continued

Frank V eng h 452 S State
 " Fredk W asst dept mgr Bullocks h 4054 Brighton av
 " Geo C carp h 134 N Soto
 " Hannah Mrs. millinery 1466 W Santa Barbara av h 4058 Brighton av
 " Harry A driver h 3807 Wall
 " Helen C r 5324 Melrose av
 " Henry J foremn h 277 E 47th
 " Isabel F student r 1226 W 39th pl
 " Jas H watchmn r 1409 W Vernon av
 " Jos W dept mgr Hamburger's r Tropic
 " Mary L wid Jas h 965 Hollenbeck ter
 " Mary wid John h 867 E 52d
 " Nellie wid Wm r 426 S Ardmore av
 " Oakley L printer Robt Ashton r Huntington Park
 " Oscar E r 551 S Kingsley dr
 " Palmer dep Co Recorder h 807 Waterloo
 " Percy S bldg custodian Title Ins & Tr Co h 5324 Melrose av
 " Ralph C electr Doolittle & Munson h 7533 Santa Monica blvd
 " Robt J slsmn h 3415 Loosmore
 " Rosalie Mrs writer h 1500 W 9th
 " Thos adv distributor r 315 N Bway
 Ashwood Lester A lab r 2236 Ivanhoe
 Ashworth Frank L switchmn h 206 S Cummings
 " John clk h 408 S Fremont av
 " John slsmn J W Robinson Co h 2710 Folsom
 " John M metrnm h 1636 S Western av
 " Lena wid Louis h 819½ Golden av
 " Lena milliner r 172 W 42d
 " May steno r 1762 W 43d
 " Omar F electr opr h 5564 Echo
ASIA CO THE, Ben Morey Pres, Geo Y Kattow Sec, General Merchandise, 249-251-253 E 1st
 Asiatic Herb Co J J Chang 416 N Los Angeles
 Askanazy Alex student r 917 W 5th
 " Rose Mrs h 917 W 5th
 Askew Chas T slsmn Zellerbach Paper Co r Arcadia
 " Harvey H repr Santa Fe r RD 3 box 85
 " Jas H cigars 224 Franklin r 1205 Dewey
 " Keith distributor r 126 E 61st
 Askin Thos expression tchr 233 S Bway rm 214 r S Pasadena
 Aslade Henry mt ctr r 771 Maple av
 Aslin Christine r 215 W 28th
 " Jas Mrs r 215 W 28th
 Asman Frank G clk h 4520 7st av
 " Tillie H wid Jacob h 128 N Flower
 Asmus Geo R janitor r 340 W 67th
 " Wm G clk h 1913½ Darwin av
 Asmussen Asger F W painter h 3780 Wisconsin
 " Emma draper N Davidson & Co r 466 Rosemont av
 Asolin Jose lab h 522 Goytino pl
 Asp Ethel N steno r 4116 S Normandie av
 " Norman H trav frt agt Santa Fe r 4116 S Normandie av
 " Peter A eng h 4116 S Normandie av
 Aspenleiter Henry L tailor h 2010 Hudson
 Asper Bert Mrs h 815½ W 40th pl
 Asphaltum & Oil Refining Co S M Butler sec-mgr 2475 E 9th
 Aspin Helen r 1056 Sanborn av
 Aspinall Edwin B lino h 971 Everett
 " Jessie V F r 971 Everett
 Asquith Annie E clk r 338 E 40th
 Asselin Mary Mrs h 917 W 5th
 Assembly Hall 233 S Bway
 Assets Realization Co C B Eyer pres, K B Smoot v-pres, G E Pratt treas, E J Gates sec, R V Rhodes asst sec, ins 210 W 7th rm 831
 " Realizing Mines Corporation J V Priest pres mining 453 S Spring rm 210
 Assink Harry lab r 235 Hewitt
 Assisa Ralph moldr r 934 W 7th

Associated Engineers 108 K 6th rm 1125
 " Investments Corp A M Chaffey pres A H Rose sec 408 S Spring rm 400
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ASSOCIATED LIQUOR INDUSTRIES OF L A, Harry M Lieb Pres, 328-329 Higgins Bldg 108 W 2d
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 " Oil Co Jno T Wootan mgr 610 S Main rm 424
 " Press The John Evans correspondent 237 S Bway 4th fl branch Times Bldg
 " Retail Credit Men of L A Robt H Cantley sec 232 S Spring
 " Supply Co Bert Dunn mgr oil well supplies 725 S Workman
 Association of Mercantile Credit Men J H Pearson pres T G Francis auditor 129 W 2d rm 607
 Ast Fritz L clk h 547 N Oxford av
 " Hermann F foremn r rear 734½ E 12th
 " Otto C knitter h 3937 Wisconsin pl
 Astarita Orest G music tchr 2805 S Central av h 2805½ same
 Astengo Jose cigarmkr r 512 Wall
 Astheimer Henry horseshoer 1507 Santa Fe av h 1600 E 32d
 " Peter r 1600 E 32d
 Astholz Fred D shoes 6430 Hollywood blvd h 6526 Selma av
 " Fred D jr student r 6526 Selma av
 " Millburn clk r 6526 Selma av
 Astiazaran Gustavo (Union Furn Mfg Co) h 1037½ W 16th
 Astier Irene P driver h 1134 E 32d
 Astin Mary dressmkr 231 S Bunker Hill av
 Astine Saml lab h 706 Merchant
 Astley Melissa wid C F D h 709 W 49th
 " Wagstaff sec Puente Oil Co h 712 W 49th
 Aston Corinne H r 619 W Av 54
 " Lon C autos h 1516 S Hope
 " Walter C min eng 1125 Central bldg h 619 W Av 54
 Astor Arakelian M atty 406 S Main rm 516 r 137 N Hope
 Astorgia Jos indywkr r 781 E 17th
 " Manuel indywkr r 534½ E Pico
 Astrain Amelia Mrs cafeteria 6094 Sunset blvd r 6050 Carlton Way
 " Eugene D musician h 6050 Carlton Way
 " Myrtle D dressmkr r 6050 Carlton Way
 Astroth Dora wid Wm h 1049 E 49th pl
 Aszling Cath J Indrs r 420½ E Pico
 " Jos J prod 420½ E Pico h same
 Aszman Aug presser r 1709 Trinity
 " Frank J tailor 1709 Trinity
 Atamian Bedros prod h 1372 E 20th
 Atanay Albt M gro 2112 Santa Fe av
 Atcherson Helen C r 1542 W 49th
 " Mary E wid J W E h 1542 W 49th
 Atchison Earle T student r 1807 W 45th
 " Eva L steno r 2401 W 9th
 " Frank brklyr h 1151 E Adams
 " Lottie r 618½ Court
 " L H collr r 231 S Hill
 " Maurice C atty 129 W 2d rm 516 r 1266 W 3d
 " Thos A caretkr r 2834 Stephenson av
 " Thos P barber h 1807 W 45th
 " Thos W tinner r 810 E 7th
ATCHISON, TOPEKA & SANTA FE RAILWAY CO, See Santa Fe Ry Co
 Atchley Florence steno City Playgrounds Dept r 341 W 41st
 " Freeman steelwkr h 341 W 41st pl
 " Geo T mgr L A Fire Underwriters h 1837 Middleton pl
 " Gladys steno r 341 W 41st pl
 " Thos J agt h 712 W 42d

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ASHER—Continued
 " Selig auto opr h864 E 48th
 Ashley Peter G gilder h332 E 33d
 Ashford Ephriam janitor h1558 E Adams
 " Littleton E auto opr r768 E 17th
 " Paul Y mgr Sterling Cloak & Suit House
 h510 W 21st
 Ashina K billiards 1517 Cahuenga av
 Ashland Ellen h1131 Santee
 " Marie Mrs dom 6925 Hollywood blvd
 Ashley Anna wid L L h1414 E 55th
 " Anna H wid Byron h1060 W 53d
 " Beatrice K Mrs tchr r531 W 53d
 " Benj E barber h3011 Manitou av
 " Chas bkpr h231 S Bunker Hill av
 " Chester B collr r880 N Andrews blvd
 " Chester C ins 631 S Spring 4th fl h
 2706 La Salle av
 " Clementine M real est r943 Dewey av
ASHLEY D R, Prop Electrical Shop, 5407 S
 Vermont av, Phone Vermont 5506, h1060
 W 53d (See right side lines)
 " Edwd agt Herald r Pasadena
 " Edwin watchmkr H B Crouch r937 S
 Flower
 " Ella M wid G W h943 Dewey av
 " Emma S clk r514 S Grand av
 " Eugene V firemn h2606 Vallejo
 " Ferdinand inmate Co Hosp
 " Fern E student r2671 W 9th
 " Fred M archt J C Austin h740 W Av 66
 " Hazel M photoplayer r1419½ W 11th
 " Henry C tailor 406 S Main rm 721 h
 2245 W 31st
 " Hotel fur rms 444 S Grand av
 " John W h880 N Andrews blvd
 " Julia E h1585 Gower
 " Kathryn G steno r2706 La Salle av
 " Marian student r2706 La Salle av
 " Martha W wid G T r1585 Gower
 " Mary with Bishop & Co r Hawthorne
 Roma r248 S Olive
 " Susie Mrs h626 S Bonnie Brae
 " Thos O lab r826 Naomi av
 " Wm B mach h2671 W 9th
 " Wm D clk h2621 E 4th
 " Wm J electr r1414 Logan
 Ashman Alfd clk h1628 W 21st
 Ashmead Arthur carp h150 W 35th
 " Margt r2911 W 8th
 Ashmore Chas G dentist 2300½ S Grand av r
 Hawthorne
 " Donald C optician Arthur Heimann r
 Sierra Madre
 " Doris L Mrs steno h916 Georgia
 Ashmun Harold L metalwkr h970 E 56th
 " Lewis acct h1231 W 51st
Ashton Alden P, (Ashton & Young) h410 E
 48th
 " Alfd h2541 Elsinore
 " Alfd elev opr Grant Bldg rR D No 3 bx
 531
 " **Amelia C wid Walker r551 S Kingsley dr**
 " Anna wid Alfd h1460 W 35th
 " Bernard W plumber h1403 E 45th
 " **Carlton J r551 S Kingsley dr**
 " Chas painter 914 S Hill r Manhattan
 Beach
 " Cornelius porter r1460 W 35th
 " Edgar mach r622 S Hope
 " **Elizabeth M wid R W h551 S Kingsley dr**
 " Ellen L Mrs tchr r1755 W Adams
 " Ethel clk r1403 E 45th
 " Ethelyn r426 S Ardmore av
 " Faye steno r2541 Elsinore
 " Florence lndrs r168½ Toluca
 " Frank V mining h1949 E 4th
 " Frank W h4189 Halldale av
 " Fredk W dept mgr Bullock's h1468 W
 Santa Barbara av
 " Hannah Mrs dry gds 1468 W Santa Bar-
 bara av r4189 Halldale av
 " Henry J foremn h277 E 47th
 " Jos W dept mgr Hamburgers r Tropico
 " Lloyd h333 S Grand av
 " Louise Mrs h714 S Ardmore av
 " Lulu hairdrsr h3212 S Main
 " Marie A seam r965 Hollins

ASHION—Continued
 " Marion L lino r6403 Pollard
 " Mark M acct h6406 Pollard
 " Mary wid Jas r965 Hollins
 " Oscar E h551 S Kingsley dr
 " Palmer dep Co Recorder h141 Robinson
 " Percy S bldg custodian T I & T Co h
 5324 Melrose av
 " Ralph C electr h7533 Santa Monica blvd
 " Rosetta clk r714 S Ardmore av
 " Sarah E wid Dudley r5457 5th av
 " Thos elev opr r310 N Bway
 & Young (A P Ashton, F H Young) trans-
 fer 251 S Central av
 Ashurst Mary E Mrs tchr r516 W Av 50
 Ashwood Eli H carp h3914 Walton av
 " Lester A r3914 Walton av
 Ashworth Frank L switchmn r206 S Cum-
 mings
 " John clk r4213 Brooklyn av
 " John slsmn Robinson's h2710 Folsom
 " Omar F electr h324 Kendall av
 " Ray E mach h214 S Cummings
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 Katow Sec, S Aoki Treas, General Mer-
 chandise, 249-251-253 E 1st
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 Co r941 Georgia
 " Augusta r941 Georgia
 " Rose J Mrs h941 Georgia
 Askew Chas J slsmn h126 E 61st
 " Howard h1239 E 42d
 " Jas H clk h1239 E 42d
 " Keith news agt r126 E 61st
 Askin Thos music tchr 233 S Bway rm 214
 Askren Annie E r5220 Stratford rd
 Asman Tillie H wid Jacob r128 N Flower
 Asmus Geo R lab r340 W 67th
 " Wm G clk h rear 1913½ Darwin av
 Asmussen Asger F W cond h3780 Wiscon-
 sin
 " Emma seam r466 Rosemont av
 " Raymond J steno r742 S Figueroa
 Asnon Alex E music tchr h718 S Alvarado
 " Alex F photo h741 E 50th
 " Frank electr h324 E 40th
 Asp Ethel N steno r4116 S Normandie av
 " Norman H trav frt agt Santa Fe r4116
 S Normandie av
 " Peter A eng h4116 S Normandie av
 Asparagus Barbara cook Urban Military
 Academy
 Aspenleiter Henry L tailor h2010 Hudson
 Asper Bert bldg contr 815½ W 40th pl
 Aspery J F Mrs h1126 Mignionette
 Asphaltum & Oil Refining Co F P W Hill
 pres Geo Zeeman sec 2745 E 9th
 Aspinall Edwin B collr h971 Everett
 " Jessie r971 Everett
 " Mary J r971 Everett
 Aspirot Katrina Mrs h126a N Hill
 Asplund Andy watchmn r618½ Court
 Asquith Annie E steno r338 E 40th
 " Geo h338 E 40th
 Assano Frank janitor Westlake Sch for Girls
 Assembly Hall 233 S Bway
 Assenmacher John janitor r1336 S Los
 Angeles
 Assets Realization Co C B Eyer pres E J
 Gates sec 210 W 7th rm 831
 " Realizing Mines Corporation J V Priest
 pres-gen mgr 453 S Spring rm 210
 Assisa Ralph mach r934 W 7th
 Assmuss Edith Mrs r421 W 4th
 Asociacion Internacional de California J C
 Allen director 130 S Bway rm 642
 Associate Authors Film Co 405 S Hill rm 602
 Associated Investments Corp A M Chaffey
 pres A H Rose sec 408 S Spring rm 400
ASSOCIATED JOBBERS OF LOS ANGELES
 F P Gregson Traffic Mgr and Sec, 604
 Equitable Sav Bank Bldg 104 N Spring
 " Oil Co 610 S Main rm 424
 " Orange Distributors F P Fay mgr 326
 W 3d rm 205

FULTON ENGINE WORKS**N. Main St. and Alhambra Ave.
LOS ANGELES**

P. O. Box 296

(See Iron Works Dept. Adv. Section)

Phone Pico 1474 Home 60007

Cahuenga, \$3700; H. E. Smith to Bertha L. Palmer, eight-room house, No. 2207 Sixth avenue, \$6500; F. S. Taggart to Charles Kerberg, ten-room house, No. 540 Cahuenga, \$13,000; Charles Kerberg to F. S. Taggart, four lots, 50x150 feet each, of Culver's South Woodlawn tract, \$6500.

J. W. Towne exchanges 15-acre walnut orchard at Burbank to L. Hinkleman for Nos. 3623 and 3632 Second avenue and cash difference. F. S. Taggart to Levy Land Company, two lots, 70x170 feet each, Wilton place, north of Pico, \$7000; J. A. Meyers exchanges five lots at Lexington and Townsend for lot 47 of Angeles Park tract, \$4000; C. Daly to Mrs. Fisher, 50x156 feet, Washington near Cimarron, \$2500; Mrs. J. Bruh

to Mrs. J. H. Wright, six-room house on Duane street, \$3500; Minnie Stokes to F. S. Taggart, ten-room house, No. 551 Kingsley, \$20,000; Laura Carter to John Kaiser, two lots in Country Club terrace, \$1500.

W. G. Lane to J. P. Keffler, two lots of Huntington Park extension and two lots in South Hollywood tract, \$1850; Thomas Refseerick to F. S. Taggart, 60x135 feet, Wilton place, near Ninth, \$1500; W. H. Gaynor to Mrs. Emma E. Burson, northeast corner Key West and Thirty-second streets, seven-room house, \$4250; D. C. Gates to H. B. Webster, 50x140 feet on Thirty-third street, between Grand and Figueroa, for lot on Occidental, between First and Second, \$6750; J. E. Deplen to Emma Esterly, southwest corner Tenth and Normandie, \$3250; W. E. Veeder to George C. Johnson, seven-room bungalow, No. 348 North Cahuenga, \$4450; Charles Link to C. J. Gardner, 60x135 feet north of Pico on Third avenue, \$2800; William Pullsvich exchanges 40x100 feet on Althea street for house owned by F. M. Tyler at No. 2540 West Twenty-first street; W. B. Wilson to George Nelson, nine-room house on Crenshaw south of Washington, \$7500.

F. L. Woodling to F. M. Brown, No. 909 South Harvard boulevard, eight-room bungalow, \$6900; William C. Sweet to R. M. Wathen, six-room bungalow, No. 3775 Second avenue, \$3500; Fred Ripley to J. W. Haley, seven-room bungalow, No. 2915 Western avenue, \$5000; Dr. Parker to Jessie N. Bloomer, northwest corner Third and Mariposa, seven-room bungalow, \$7000; Charles P. Lyman to J. O. Fisher, six-room bungalow, No. 2905 Fifth avenue, \$3500; Althouse Bros. to Mrs. P. Nelson, ten-room residence at No. 1414 Manhattan place, \$14,000 cash; Laura T. Carter to L. J. Marsh, 70x135 feet, Third avenue, south of San Marino, \$4000.

BUSY MONTH REPORTED.

Leading Firm Handles Deals in Residence Property Aggregating Close to \$300,000.

Robert Marsh & Co. report the following sales of residential property for the past month:

Mission Building Company to Lydia A. Burchard, six-room bungalow, Ardmore near Second, \$4750; Charles Patterson to W. B. Wilson, 50x150 feet, Crenshaw near Washington, \$1800; C. Reynolds to Mrs. McLeod, seven-room house, No. 914 Kingsley drive, for five acres at West Gate, consideration involved, \$7000; Mrs. Bessie T. Bradbury to John Morris, six-room bungalow, No. 825 Gramercy place, \$6500; R. Hamlin to H. D. Clark, nine-room house, No. 521 Hobart Boulevard, \$7800; P. H. Grace to Thomas Brown, 75x178 feet, on Wilton, between Pico and Dorchester, \$6250; Helen Kinsey to J. A. Rogers, 60x135 feet on Harvard, near Fifth, \$4200; W. R. Courverley to H. M. Tonner, 50x145 feet on Bronson, between Eighth and Ninth, \$1900.

J. P. Romig to Mary S. Martin, six-room bungalow, No. 3909 Temple street, \$5000; E. W. Gilbert to T. E. Klipstien, 50x150 feet Crenshaw, north of Washington, \$2350; M. J. Carroll and P. S. Dougherty to Anna Bingham, six-room bungalow, No. 149 West Forti-third street, \$3100; William Adams to T. T. Goldthwait, two lots on Vermont, between Seventh and Eighth, \$4500; J. H. Sires to R. W. George, 62 feet on Hill street, 70 feet north of Pico, improvements and cash consideration about \$1600 per lot; W. E. Veeder to N. E. Small, six-room bungalow, No. 214 N. W. 11th, \$3500; Mrs. J. Bruh to Mrs. J. H. Wright, six-room house on Duane street, \$3500; Minnie Stokes to F. S. Taggart, ten-room house, No. 551 Kingsley, \$20,000; Laura Carter to John Kaiser, two lots in Country Club terrace, \$1500; W. G. Lane to J. P. Keffler, two lots of Huntington Park extension and two lots in South Hollywood tract, \$1850; Thomas Refseerick to F. S. Taggart, 60x135 feet, Wilton place, near Ninth, \$1500; W. H. Gaynor to Mrs. Emma E. Burson, northeast corner Key West and Thirty-second streets, seven-room house, \$4250; D. C. Gates to H. B. Webster, 50x140 feet on Thirty-third street, between Grand and Figueroa, for lot on Occidental, between First and Second, \$6750; J. E. Deplen to Emma Esterly, southwest corner Tenth and Normandie, \$3250; W. E. Veeder to George C. Johnson, seven-room bungalow, No. 348 North Cahuenga, \$4450; Charles Link to C. J. Gardner, 60x135 feet north of Pico on Third avenue, \$2800; William Pullsvich exchanges 40x100 feet on Althea street for house owned by F. M. Tyler at No. 2540 West Twenty-first street; W. B. Wilson to George Nelson, nine-room house on Crenshaw south of Washington, \$7500.

BARRY BROS.

Agents for Five Tracts in the
Wilshire Boulevard District

Q THE WILSHIRE BOULEVARD DISTRICT IS a high ridge lying between and connecting the Westlake and West Adams Heights residence districts. The location, the magnificent view, the restriction to two-story residences of the highest class, the wide streets and other decided advantages render it certain that the Wilshire Boulevard District will build up at least as rapidly as did the Westlake and West Adams Heights Districts. Home-builders and investors who buy now in the Wilshire Section are as fortunate as those who bought in Westlake and West Adams Heights when improvements were beginning.

Along Wilshire Boulevard contracts have been signed for improvements costing several hundred thousand dollars.

Now While Improvements are 'Just Beginning.

**Prices
Are
Very
Low**

**Wellington Place
Boulevard Heights
West Seventh Street Tract
Wilshire Terrace
Norton Place**

**THESE FIVE TRACTS HAVE THE HIGHEST GROUND--
THE LOWEST PRICES**

BARRY BROS.

328-329 Bradbury Building

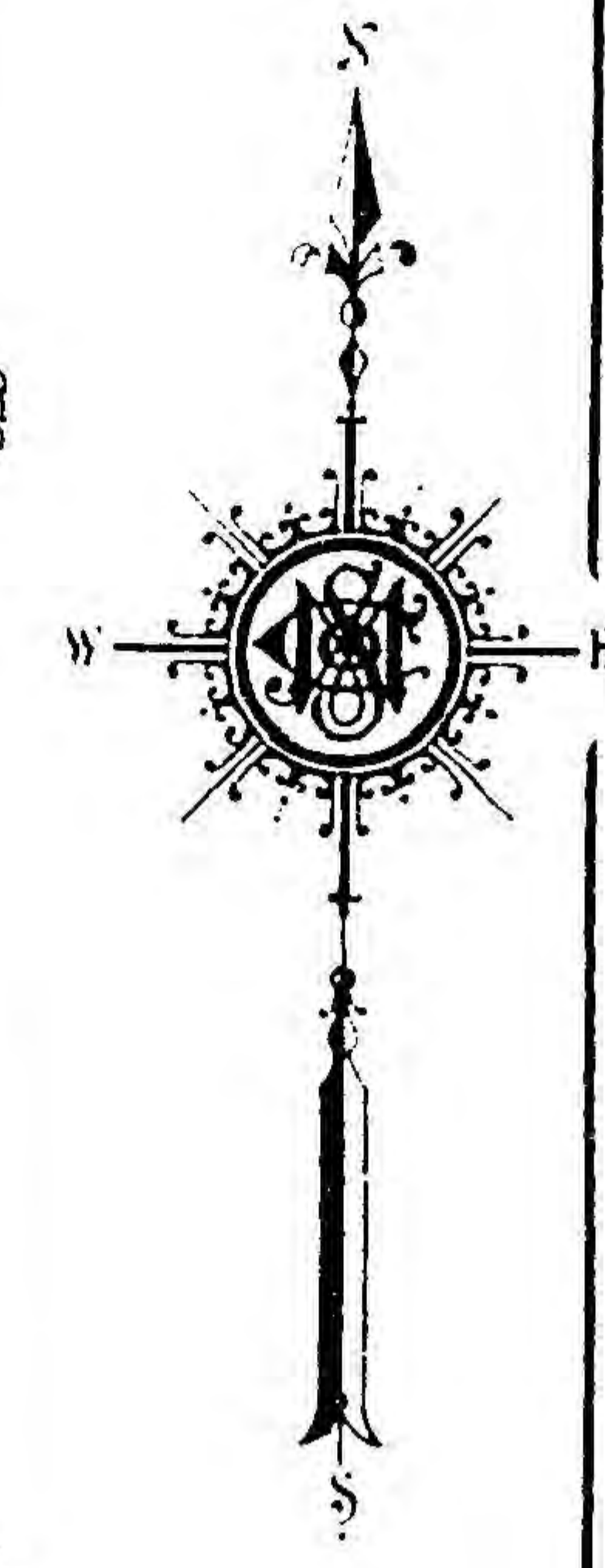
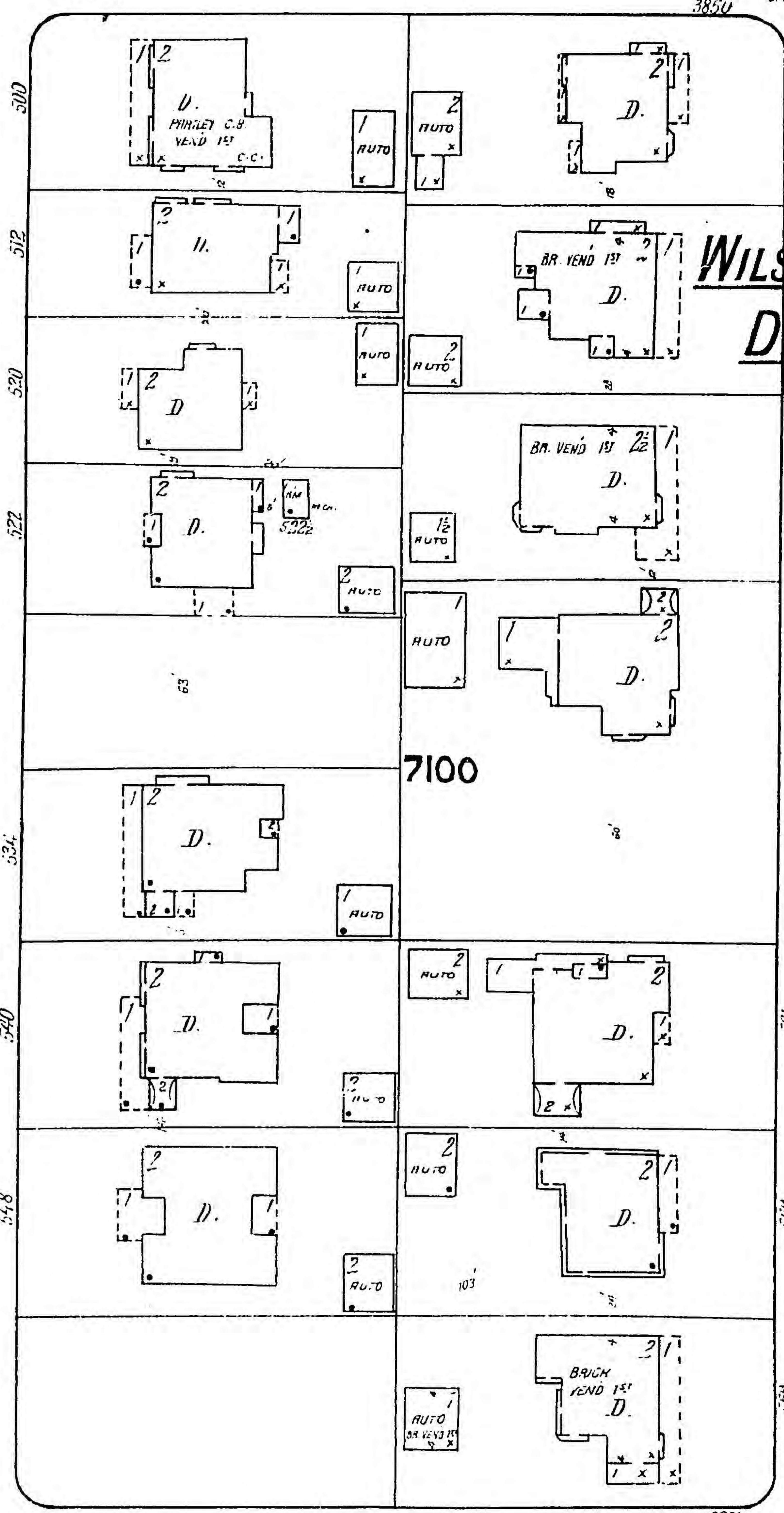
Home 290
Main 290

MEMBERS OF LOS ANGELES
REALTY BOARD

For maps, prices, full particulars, and a ride through all tracts in beautiful Wilshire Boulevard District see or telephone

728

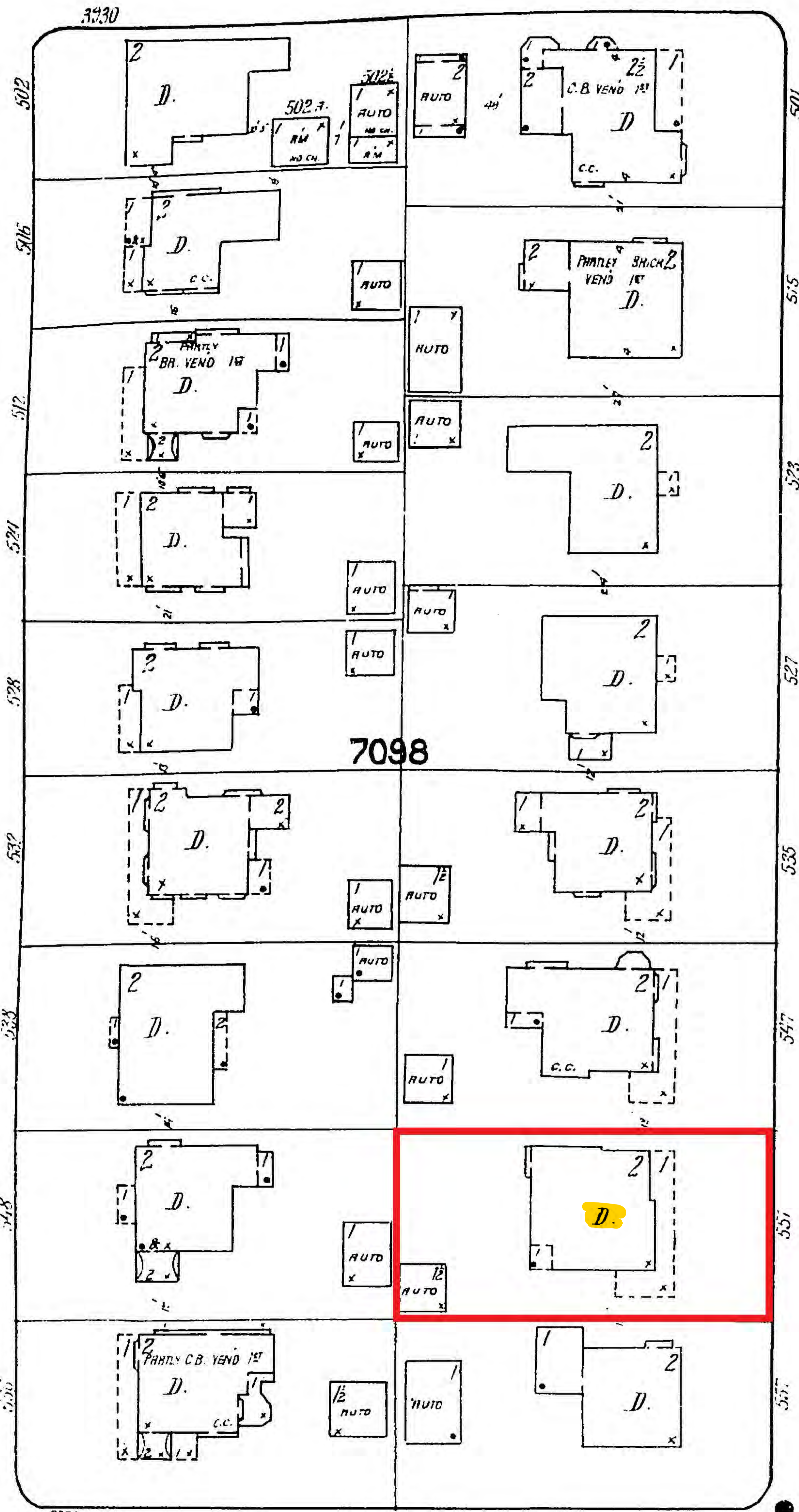
WILSHIRE-PICO DISTRICT



721

ST.

W. 5TH



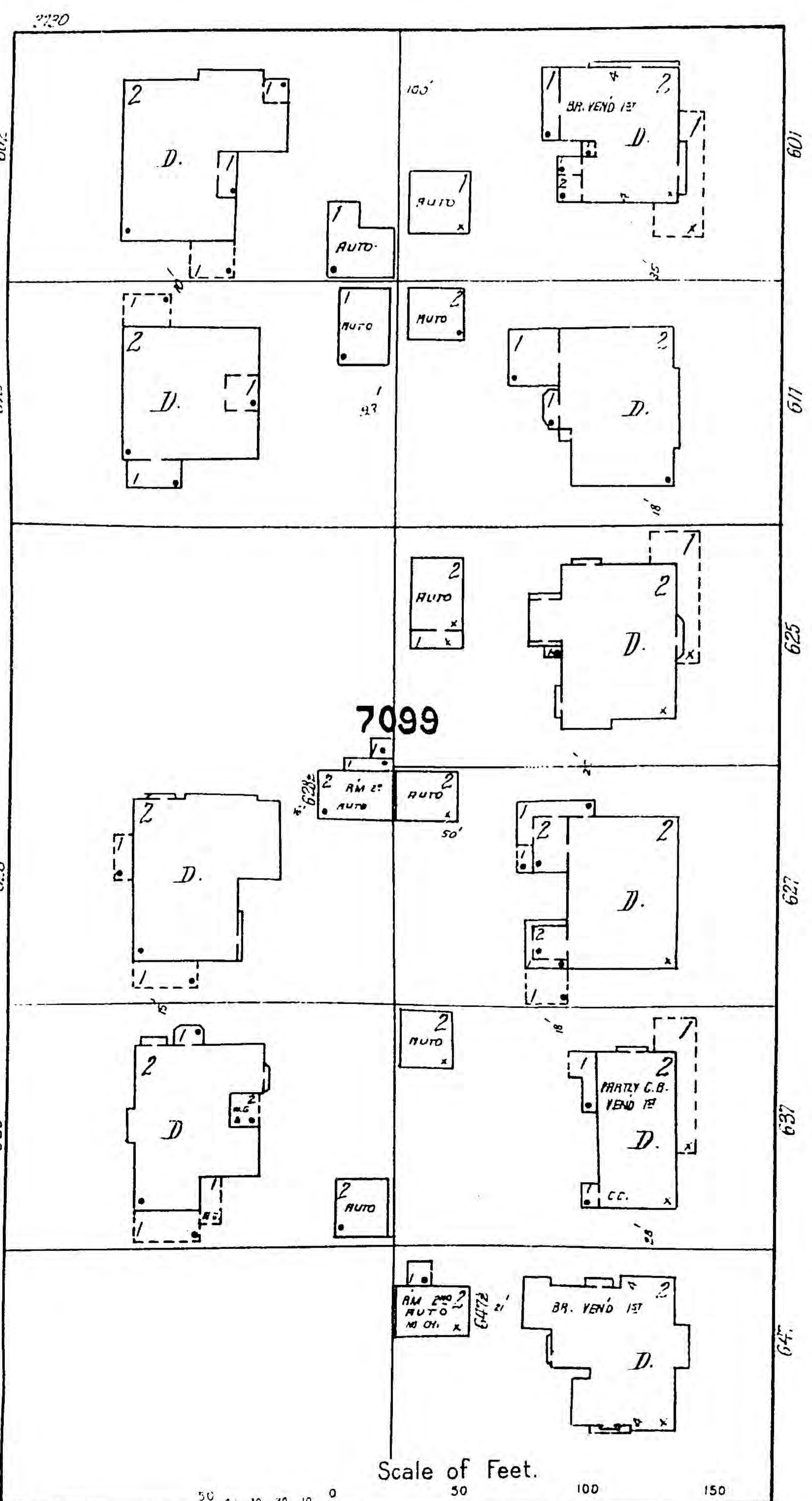
BLVD

DRIVE

AV.

727

W. 6TH

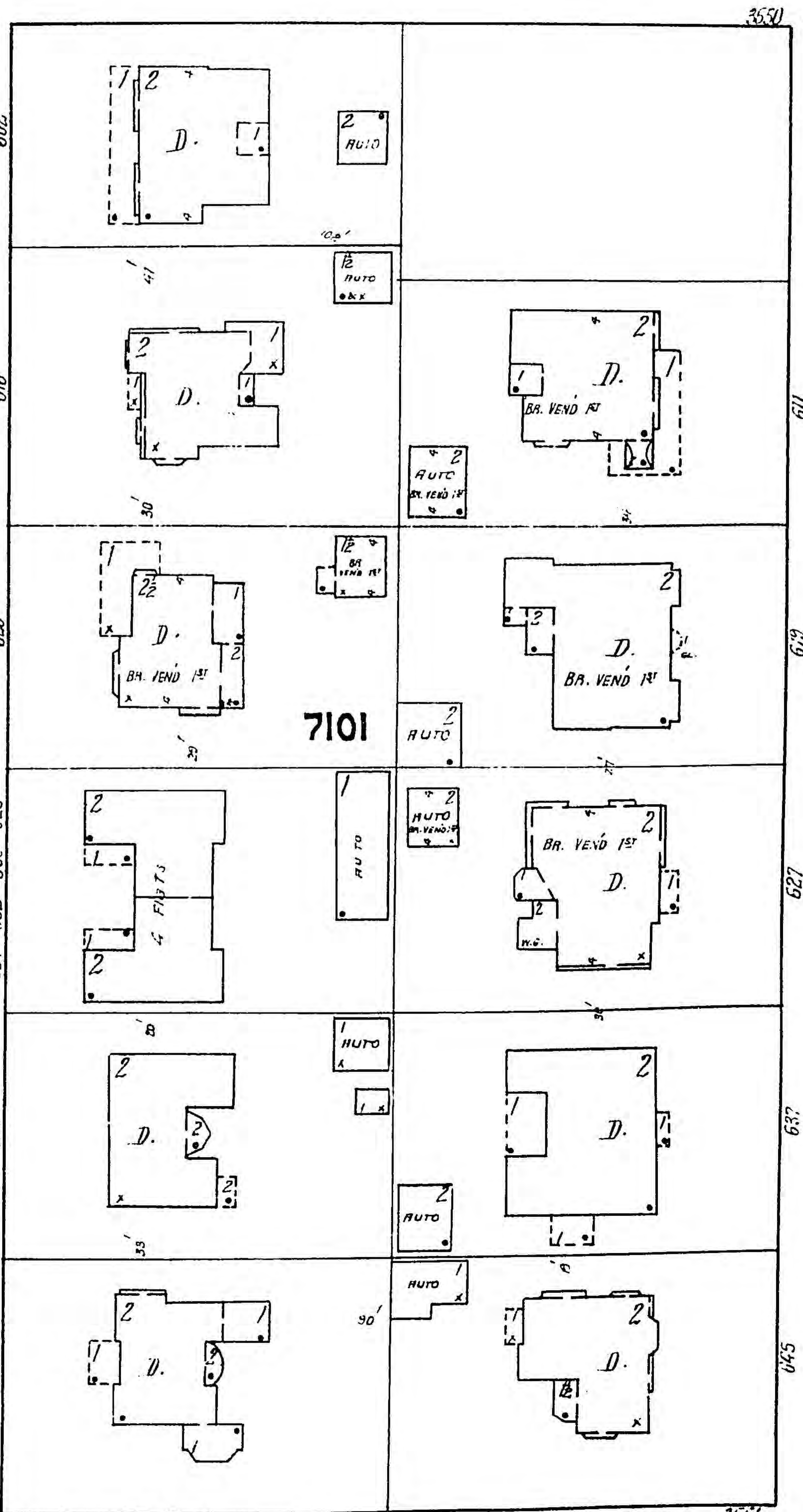


S. HARVARD

S. KINGSLEY

ST.

729



S. ARDMORE

Scale of Feet.

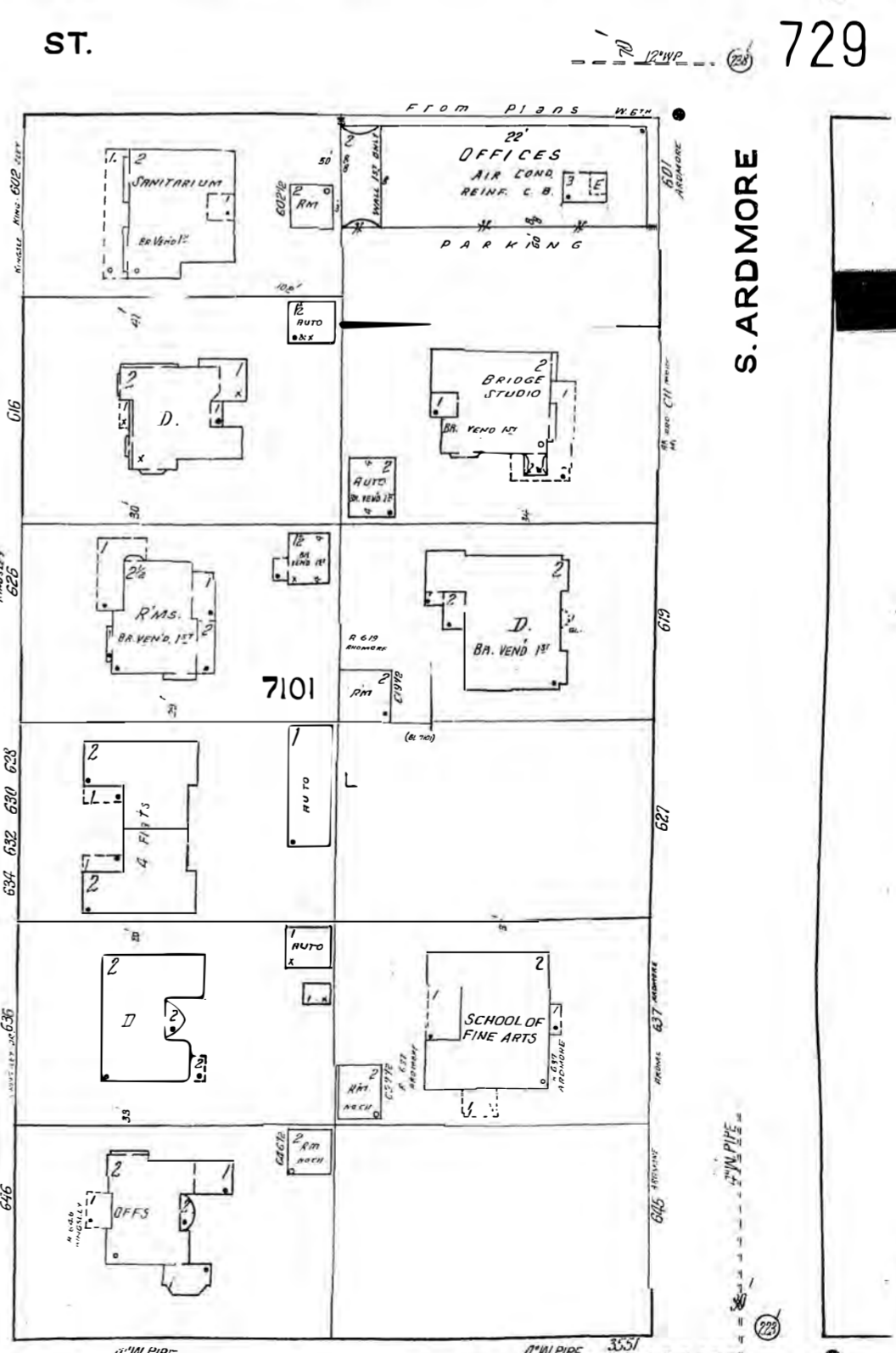
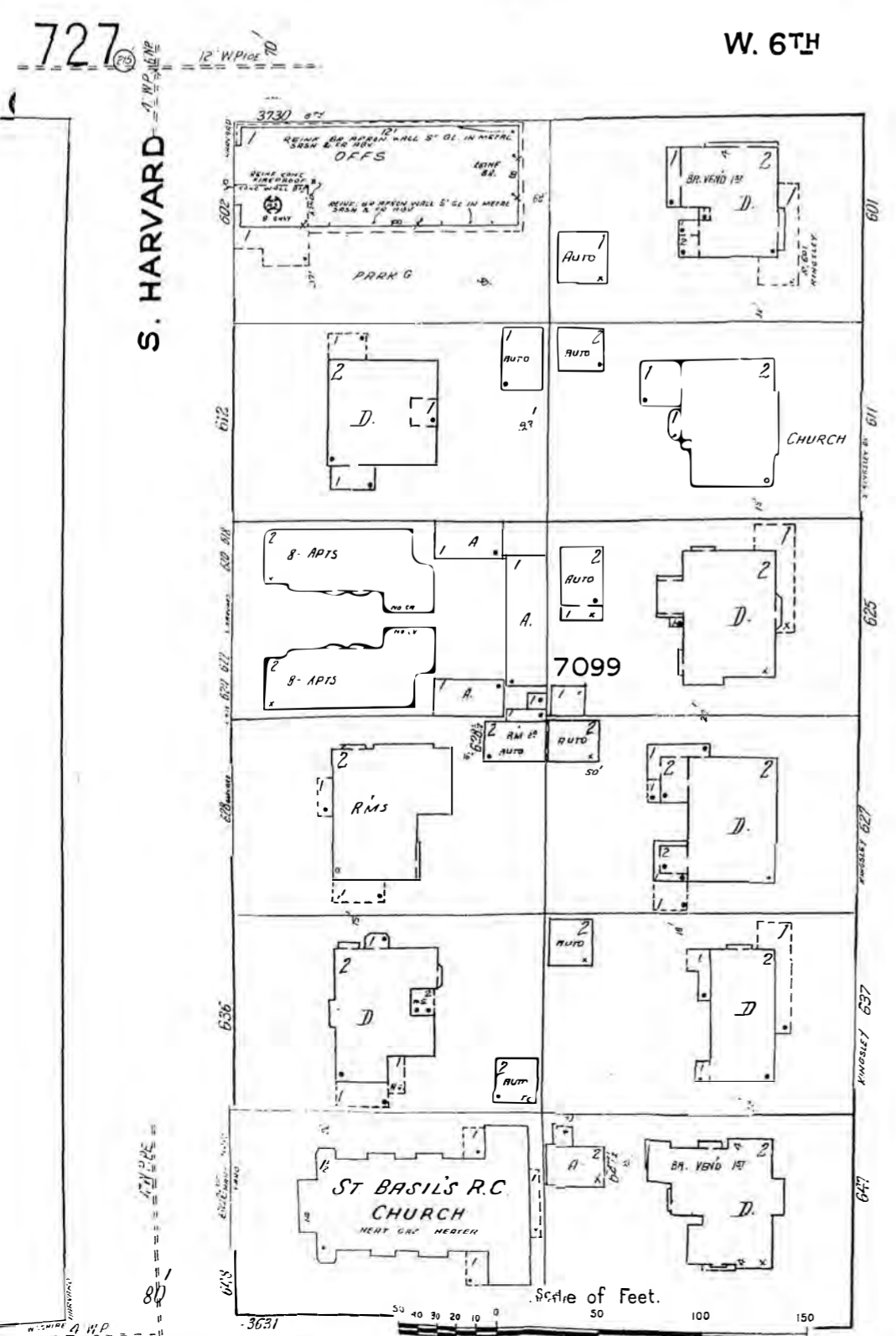
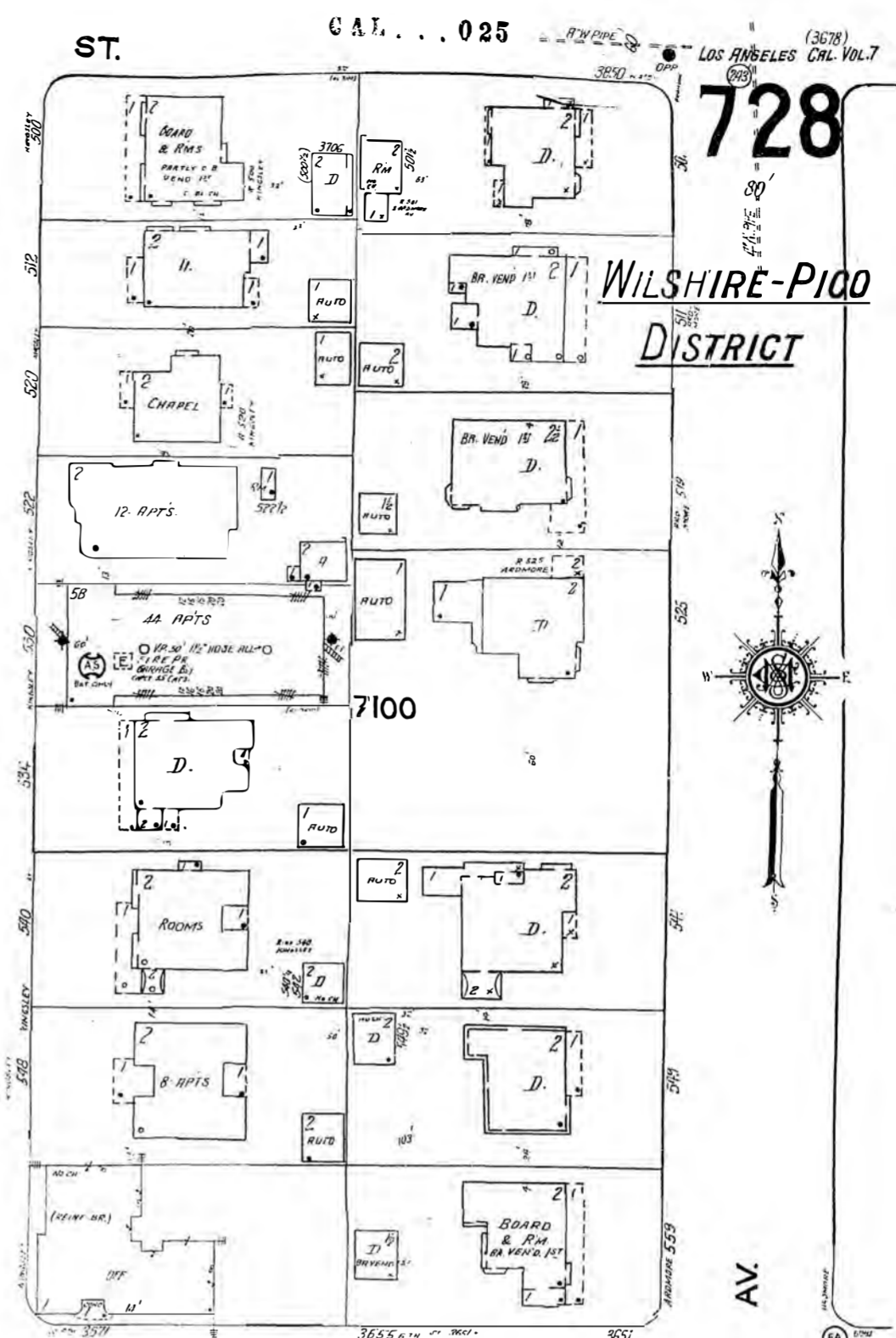
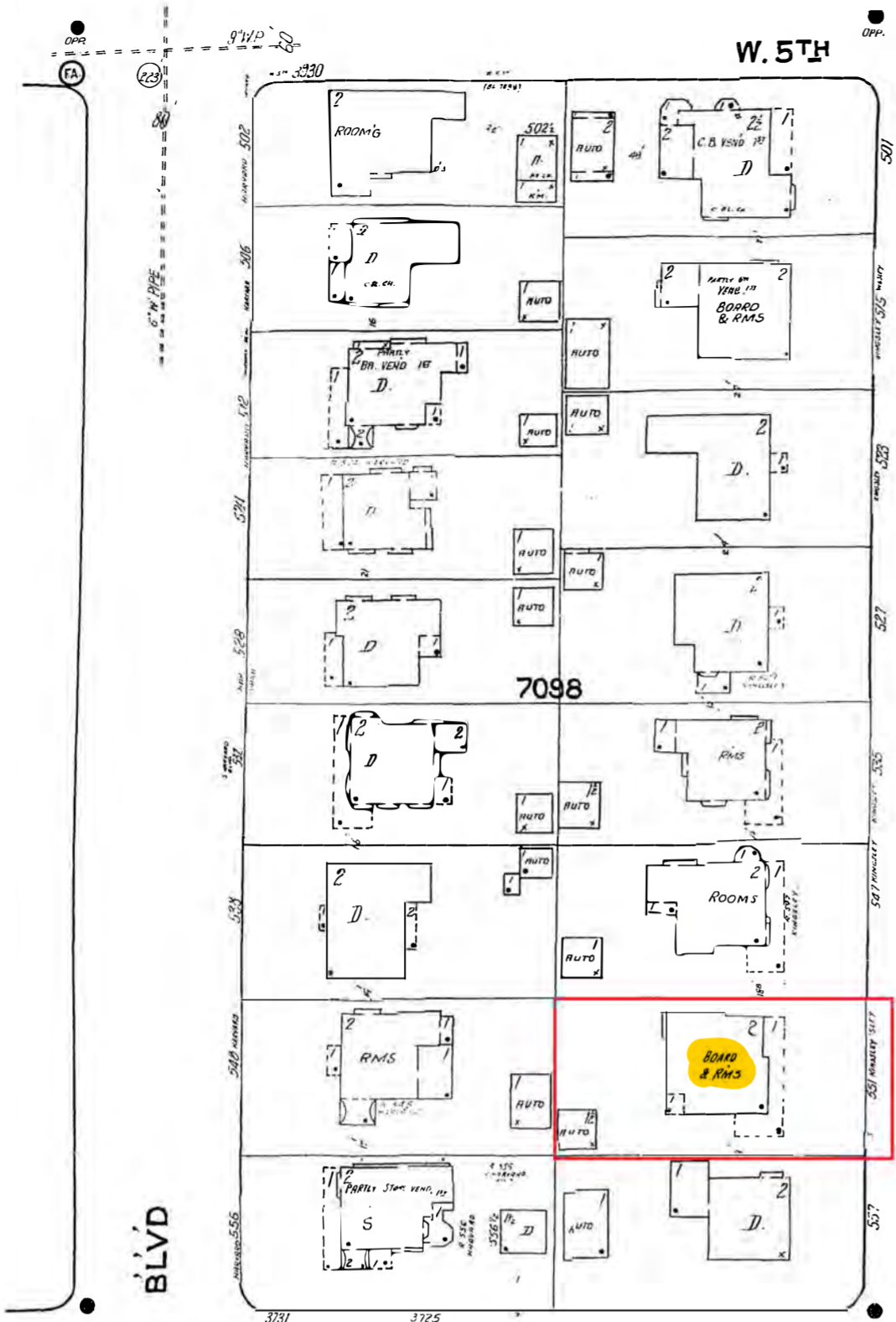
Copyright 1921 by the Sanborn Map Co

735

WILSHIRE

BLVD

736







Photos Provided by Woman's Christian Temperance Union of Southern California
Taylor Brooks Studios, 2019
Page 2 of 20





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Taylor Brooks Studios, 2019
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Taylor Brooks Studios, 2019
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Taylor Brooks Studios, 2019
Page 17 of 20









Woman's Christian Temperance Union Temple, Circa 1890
Source: Los Angeles Public Library



Woman's Christian Temperance Building on Broadway and Temple, Circa 1937
Source: Los Angeles Public Library



Woman's Christian Temperance Union State Headquarters, 551 S. Kingsley, Circa 1990
Source: Los Angeles Public Library



**The Woman's Christian Temperance Union
of Southern California**

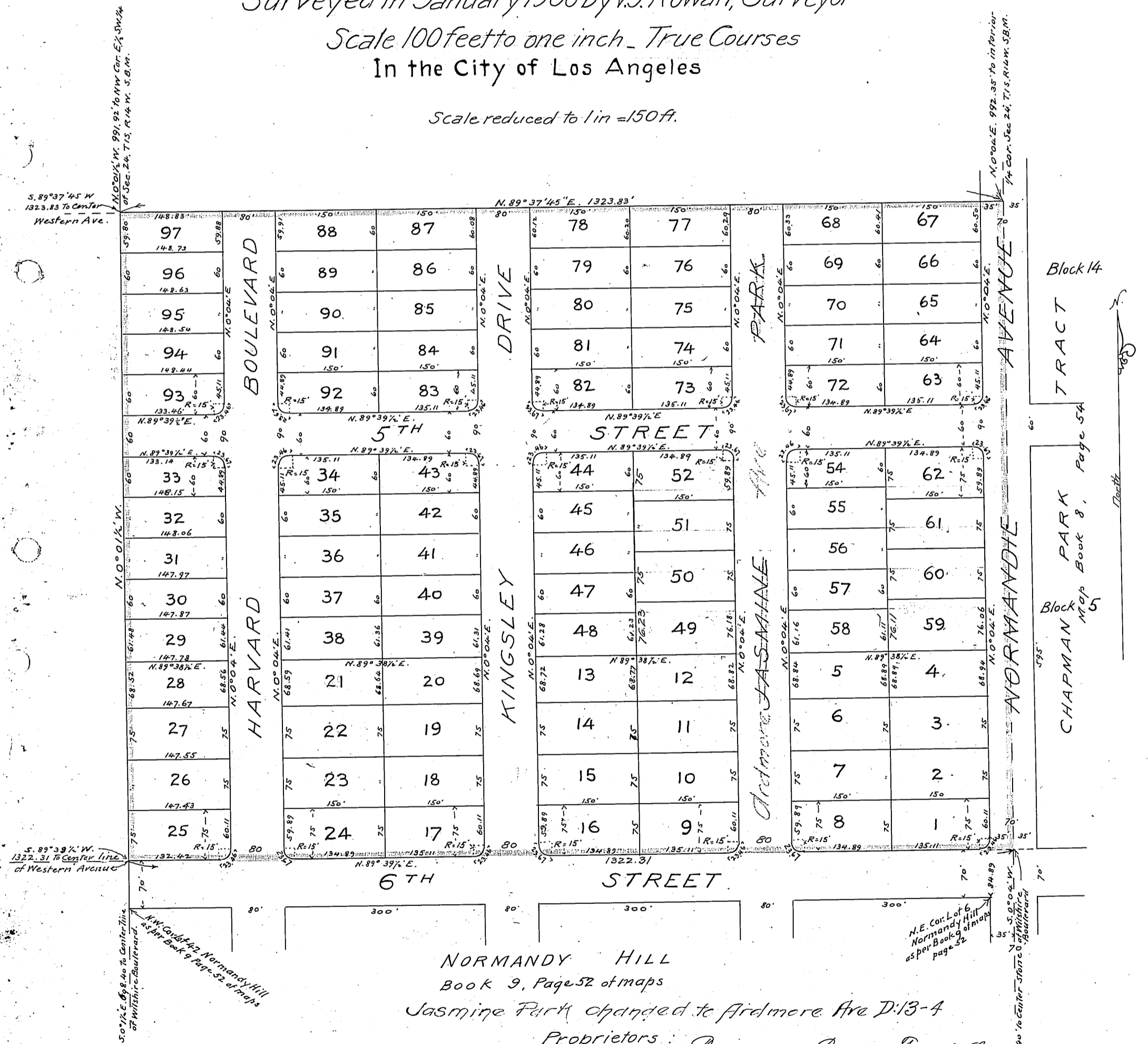
STATE HEADQUARTERS,
551 SOUTH KINGSLEY DRIVE • LOS ANGELES 5, CALIFORNIA

Source: <https://imageshack.com/i/ex7vFo4gj>, Accessed April 28, 2022

Map of
WELLINGTON PLACE
in the County of Los Angeles, California
Being a subdivision of the South 1/4 of the NE 1/4 of the SW 1/4 of
Sec. 24 and a portion of North 1/2 of SE 1/4 of SW 1/4 of Sec. 24, all in
T. 15., R. 14 W., S. B. M.

Surveyed in January 1906 by V. J. Rowan, Surveyor
Scale 100 feet to one inch - True Courses
In the City of Los Angeles

Scale reduced to 1 in = 150 ft.



NORMANDY HILL
Book 9, Page 52 of maps
Jasmine Park changed to Ardmore Ave D:13-4

Proprietors:
Broadway Bank & Trust Company
Matthew P. Gilbert
Mary E. Gird
John B. Althouse
Daniel T. Althouse
Otto Arnold
Jonathan S. Dodge

Recorded Feb. 21, 1906

9-B-2
Sht 5-A-217
A 84

comp
Add

3

CITY OF LOS ANGELES DEPARTMENT OF BUILDING AND SAFETY BUILDING DIVISION

Application to Alter, Repair, Move or Demolish

To the Board of Building and Safety Commissioners of the City of Los Angeles: Application is hereby made to the Board of Building and Safety Commissioners of the City of Los Angeles, through the office of the Superintendent of Building, for a building permit in accordance with the description and for the purpose hereinafter set forth. This application is made subject to the following conditions, which are hereby agreed to by the undersigned applicant and which shall be deemed conditions entering into the exercise of the permit:

- First: That the permit does not grant any right or privilege to erect any building or other structure therein described, or any portion thereof, upon any street, alley or other public place or portion thereof.
Second: That the permit does not grant any right or privilege to use any building or other structure therein described, or any portion thereof, for any purpose that is, or may hereafter be prohibited by ordinance of the City of Los Angeles.
Third: That the granting of the permit does not affect or prejudice any claim of title to, or right of possession in, the property described in such permit.

REMOVED FROM

REMOVED TO

Lot..... Lot.....

Tract..... Tract.....

Present location of building } 551 So. Kingsley dr. (House Number and Street)

New location of building } (House Number and Street)

Between what cross streets } 5th & 6th Streets

Approved by City Engineer.

Deputy.

1. Purpose of PRESENT building. Rooming house Families..... Rooms..... (Store, Residence, Apartment House, Hotel, or any other purpose)

2. Use of building AFTER alteration or moving. same Families..... Rooms.....

3. Owner (Print Name) A. A. PERKINS Phone.....

4. Owner's Address 427 50 Alexandria Ave

5. Certificated Architect. none State License No. Phone.....

6. Licensed Engineer. none State License No. Phone.....

7. Contractor Western Const. Iron Works State License No. 19456 Phone RE 6350

8. Contractor's Address 2037 Venice Blvd

9. VALUATION OF PROPOSED WORK {including all labor and material and all permanent lighting, heating, ventilating, water supply, plumbing, fire sprinkler, electrical wiring and/or elevator equipment therein or thereon.} \$200.00

10. State how many buildings NOW on lot and give use of each. 2 - Rooming house & garage (Residence, Hotel, Apartment House, or any other purpose)

11. Size of existing building 50 x 46 Number of stories high 3 Height to highest point 36'0"

12. Class of building D Material of existing walls..... Exterior framework Wood (Wood or Steel)

Describe briefly and fully all proposed construction and work

Install a fire escape, connecting 2 balconies 1 stair, 1 ladder to roof and 1 drop ladder.

Fill in Application on other Side and Sign Statement

(OVER)

FOR DEPARTMENT USE ONLY. PERMIT NO. 13393. Plans and Specifications checked RAPP. Zone R-4. Fire District No. 710. Corrections verified J. M. Smith. Bldg. Line 15' Ft. Street Widening No Ft. Plans, Specifications and Applications rechecked and approved J. M. Smith. Application checked and approved J. M. Smith. Inspector J. B. Kellert. Fee..... Stamp here when Permit is issued JUL 12 1936. Required Valuation Included SPRINKLER Specified Yes-No.

Two certificates required

PLANS, SPECIFICATIONS, and other data must be filed if required.

Now
Fire Escape

NEW CONSTRUCTION

Size of Addition.....x.....Size of Lot.....x.....Number of Stories when complete.....
Material of Foundation.....Width of Footing.....Depth of footing below ground.....
Width Foundation Wall.....Size of Redwood Sill.....x.....Material Exterior Walls.....
Size of Exterior Studs.....x.....Size of Interior Bearing Studs.....x.....
Joists: First Floor.....x.....Second Floor.....x.....Rafters.....x.....Roofing Material.....

I have carefully examined and read both sides of this completed Application and know the same is true and correct and hereby certify and agree, if a Permit is issued, that all the provisions of the Building Ordinances and State Laws will be complied with whether herein specified or not; also certify that plans and specifications, if required to be filed, will conform to all of the provisions of the Building Ordinances and State Laws.

Sign Here *Western Ornamental Iron Works*
(Owner or Authorized Agent)

By *J. H. Rebb*

FOR DEPARTMENT USE ONLY

Application..... <i>JA</i>	Fire District..... <i>12</i>	Bldg. Line..... <i>JK</i>	Termite Inspection.....
Construction.....	Zoning..... <i>2V</i>	Street Widening.....	Forced Draft Ventil.....

(1) **REINFORCED CONCRETE**
Barrels of Cement.....
Tons of Reinforcing Steel.....

(2) The building (and, or, addition) referred to in this Application is, or will be when moved, more than 100 feet from *Sixth* Street
Sign Here *J. H. Rebb*
(Owner or Authorized Agent)

(3) No required windows will be obstructed.
Sign Here.....
(Owner or Authorized Agent)

(4) There will be an unobstructed passageway at least ten (10) feet wide, extending from any dwelling on lot to a Public Street or Public Alley at least 10 feet in width.
Sign Here.....
(Owner or Authorized Agent)

REMARKS:
I HEREBY CERTIFY THAT I AM NOT REQUIRED TO HAVE A LICENSE FROM THE STATE OF CALIFORNIA AS AN ARCHITECT, ENGINEER OR CONTRACTOR, AND FURTHER CERTIFY THAT THERE IS NO ARCHITECT, ENGINEER OR GENERAL CONTRACTOR FOR THIS JOB, EXCEPT AS NOTED ON THIS APPLICATION.
J. H. Rebb

**CITY OF LOS ANGELES
DEPARTMENT OF BUILDING AND SAFETY
BUILDING LINE AGREEMENT**

I hereby agree that the building and every portion thereof referred to in this application will be set back from the street property line not less than *15* feet except that the following projections may extend into such set-back space, as follows:

- Cornices, canopies and eaves.....2 ft. 6 in.
- Landing or terrace, without roof, extending to first floor level only.....6 ft
- Open railing, not over 33 in. high, around such landing or terrace.....6 ft.
- Fire Escapes.....4 ft. 6 in.

I hereby agree to the above conditions and accept the permit to do the work mentioned in this application in accordance therewith.

(Signed) *J. H. Rebb*
Owner or Authorized Agent

3

FOR INSPECTIONS 1 0 0 1 0 0 0 2 3

INSTRUCTIONS: 1. Applicant to Complete Numbered Items Only.

1. LEGAL DESCR.	LOT 18	BLOCK	TRACT MP9 80A	CITY CLERK REF. NO.	DIST. MAP 4584
2. PRESENT USE OF BUILDING	(1) 1-Unit	NEW USE OF BUILDING (1) Same		CENSUS TRACT 211800	
3. JOB ADDRESS	551 S. Kingsley Dr.			ZONE C2-4	
4. BETWEEN CROSS STREETS	AND			FIRE DIST. COUN. DIST. 04	
5. OWNER'S NAME	W.C. Temperance Union of S.G.S PERMIT MUST BE			LOT TYPE	
6. OWNER'S ADDRESS	551 S. Kingsley Dr. Los Angeles, CA 90020			LOT SIZE	
7. ENGINEER	PROGRAM, CONSERVATION BUREAU			ALLEY	
8. ARCHITECT OR DESIGNER				BLDG. LINE	
9. ARCHITECT OR ENGINEER'S ADDRESS	CITY			DOCUMENTS/EASEMENTS	
10. CONTRACTOR	BUS. LIC. NO. ACTIVE STATE LIC. NO. PHONE				
11. SIZE OF EXISTING. BLDG.	STORIES	HEIGHT	NO. OF EXISTING BUILDINGS ON LOT AND USE		
12. FRAMING MATERIAL OF EXISTING BLDG.	EXT. WALLS	ROOF	FLOOR		
13. JOB ADDRESS	551 S. Kingsley Dr.			SUITE/UNIT NO.	
14. VALUATION TO INCLUDE ALL FIXED EQUIPMENT REQUIRED TO OPERATE AND USE PROPOSED BUILDING	No fee in compliance with Section 91.0204 L.A.M.C.			DIST. OFF. P.C. REQ'D metro	
15. NEW WORK (Describe)	Install Security Bars with Quick Release Devices			GRADING SEISMIC	
NEW USE OF BUILDING	SIZE OF ADDITION	STORIES	HEIGHT BUILDING ZONING		FILE WITH sec. bars
TYPE	GROUP OCC.	MAX. OCC.	PLANS CHECKED		ZONED BY CW 10/8/93
DWELL UNITS	BUILDING AREA	ZONING AREA	APPLICATION APPROVAL 63500		INSPECTOR O'Brien
GUEST ROOMS	PARKING REQ'D	PARKING PROVIDED S C HC.	INSPECTION ACTIVITY		B & S 08-B-3 (R.7/90)
P.C.	G.P.I. + NP	CONT. INSP.	90 day permit		
S.P.C.	P.M.	Claims for refund of fees paid on permits must be filed: 1. Within one year from date of payment of fee, or 2. Within one year from date of expiration of extension for building or grading permits granted by the Dept. of B. & S. SECTIONS 22.12 & 22.13 LAMC.			
B.P.	E.I.	25.00			
I.F.	F.H.	N/A			
S.D.	O.S.S.	yes			
ISS. OFF.	S.O.S.S.	SPRINKLERS REQ'D SPEC.			
P.C. NO.	C/O	ENERGY	DAS		

CASHIER'S USE ONLY

FEE NO FEE NO FEE
 10/14/93 09:38:40AM HODI T-5816 C 09
 SECURITY BARS 25.00
 INVOICE # 0063500 BR
 SYS DEV 1.50
 ONE STOP SURCH 1.00
 NO FEE 0.00

93HO 24443

DECLARATIONS AND CERTIFICATIONS

16. I hereby affirm that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and effect.
 Date _____ Lic. Class _____ Lic. Number _____ Contractor _____ (Signature)

17. I hereby affirm that I am exempt from the Contractor's License Law for the following reason (Sec. 7031.5, Business and Professions Code: Any city or county which requires a permit to construct, alter, improve, demolish, or repair any structure, prior to its issuance, also requires the applicant for such permit to file a signed statement that he is licensed pursuant to the provisions of the Contractor's License Law (Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code) or that he is exempt therefrom and the basis for the alleged exemption. Any violation of Section 7031.5 by any applicant for a permit subjects the applicant to a civil penalty of not more than five hundred dollars (\$500).):
 I, as owner of the property, or my employees with wages as their sole compensation, will do the work, and the structure is not intended or offered for sale (Sec. 7044, Business and Professions Code: The Contractor's License Law does not apply to an owner of property who builds or improves thereon, and who does such work himself or through his own employees, provided that such improvements are not intended or offered for sale. If, however, the building or improvement is sold within one year of completion, the owner-builder will have the burden of proving that he did not build or improve for the purpose of sale.)
 I, as owner of the property, am exclusively contracting with licensed contractors to construct the project (Sec. 7044, Business and Professions Code: The Contractor's License Law does not apply to an owner of property who builds or improves thereon, and who contracts for such projects with a contractor(s) licensed pursuant to the Contractor's License Law.)
 I am exempt under Sec. _____, B. & P. C. for this reason.
 Date 9-13-93 Owner's Signature Louis G. Wright

18. I hereby affirm that I have a certificate of consent to self-insure, or a certificate of Worker's Compensation Insurance, or a certified copy thereof (Sec. 3800, Lab. C.).
 Policy No. _____ Insurance Company _____
 Certified copy is hereby furnished.
 Certified copy is filed with the Los Angeles City Dept. of Bldg. & Safety.
 Date _____ Applicant's Signature _____

19. I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the Workers' Compensation Laws of California.
 Date 9-13-93 Applicant's Signature Louis G. Wright

20. I hereby affirm that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civ. C.).
 Lender's Name _____ Lender's Address _____

21. I certify that I have read this application and state that the above information is correct. I agree to comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes.
 I realize that this permit is an application for inspection, that it does not approve or authorize the work specified herein, that it does not authorize or permit any violation or failure to comply with any applicable law, that neither the city of Los Angeles nor any board, department, officer or employee thereof make any warranty or shall be responsible for the performance or results of any work described herein or the condition of the property or soil upon which such work is performed. (See Sec. 91.0202 LAMC)

Signed Louis G. Wright (Owner or agent having property owner's consent) Position Co. South President Date 9-13-93

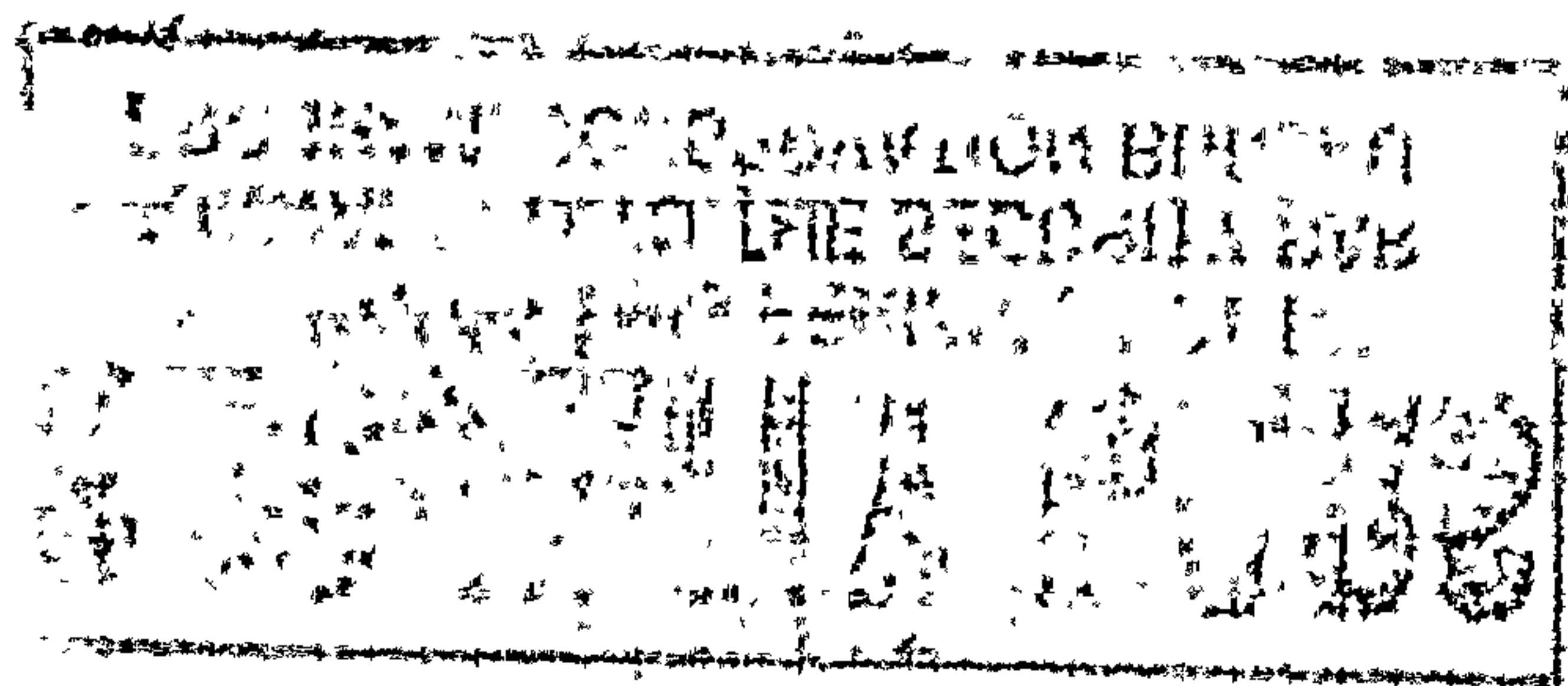
4 2 1 9 7 1 7 0 0 2 4

Bureau of Engineering		ADDRESS APPROVED	
		DRIVEWAY	
		HIGHWAY DEDICATION	REQUIRED COMPLETED
		FLOOD CLEARANCE	
Public Works Improvement	Required YES <input type="checkbox"/> NO <input type="checkbox"/>	PERMIT	#
SEWERS		SEWERS AVAILABLE	
RES. NO.		NOT AVAILABLE	
CERT. NO.		SFC PAID	
<input type="checkbox"/>		SFC NOT APPLICABLE	
<input type="checkbox"/>		SFC DUE	
Grading	PRIVATE SEWAGE SYSTEM APPROVED		
Comm. Safety	APPROVED FOR ISSUE <input type="checkbox"/> NO FILE <input type="checkbox"/> FILE CLOSED <input type="checkbox"/>		
CEQA			
Fire	APPROVED (TITLE 19) (L.A.M.C.-S700)		
	APPROVED - HYDRANT UNIT, ROOM 920 CHE		
CRA	APPROVED PER REDEV. PROJECT		
Transportation	APPROVED FOR DRIVEWAY LOCATION		
	APPROVED FOR ORD, #		
Planning	WORK SHEET #		
	APPROVED UNDER CASE #		
	LANDSCAPE / XERISCAPE		
	SIGHT PLAN REVIEW		
Housing	HOUSING AUTHORITY AFFIDAVIT NO.		
Construction Tax	RECEIPT NO.	DWELLING UNITS	
Cultural Affairs			
Rent Stabilization Division			

LEGAL DESCRIPTION

ON PLOT PLAN SHOW ALL BUILDINGS ON LOT AND USE OF EACH

↑
 ATTACHED PLOT PLANS SHALL NOT EXTEND ABOVE THIS LINE



THIS PERMIT IS FOR (Mark one)
 NEW BLDG. STRUCTURE
 ADD, ALTER, REPAIR EXISTING BUILDING
 RELOCATE EXIST. BLDG.
 DEMOLITION OF ENTIRE BUILDING

CITY OF LOS ANGELES - DEPARTMENT OF BUILDING AND SAFETY
APPLICATION FOR BUILDING PERMIT AND
CERTIFICATE OF OCCUPANCY

INCIDENT CODE



A PROJECT ADDRESS 551 S. KINGSLEY DRIVE SUITE/UNIT NO. CROSS STREETS 5th & 6th

TRACT(S) and COUNTY REF. NO. (For alpha tracts) e.g. J.G. McDonald Tract (MR 70-20) WELLINGTON PLACE MP9-80

BLOCK LOT(S) and ARB(S) e.g. 15, 16 (ARB 3), 17, 18 18

DIST. MAP 135B193

ASSESSOR'S ID 5503 023 002

LOT TYPE INT LOT SIZE 75X150 ZONE C2-1 BUILDING LINE --- ALLEY ---

CENSUS TRACT 2118 ADDR. APPD DATE

AFFIDAVITS, EASEMENTS AND RESTRICTIONS ORD 165302 SA20(L)

COUNCIL DIST. 04 FIRE DISTRICT II FLOOD ZONE

GRADING HIGHWAY DEC. SEISMIC STUDY

B PROPERTY OWNER WOMEN TEMPERENCE UNION PHONE SUITE/UNIT NO. ADDRESS 5515 S. KINGSLEY DR. CITY/STATE/ZIP LA CA

APPLICANT TROY CONST PHONE (213) 299-6549 SUITE/UNIT NO. ADDRESS 4136 CHARLEME DR. CITY/STATE/ZIP LA CA 90043

ARCHITECT NAME ADDRESS LIC. CLASS ACTIVE STATE LIC. NO. CITY BUS. LIC NO. PHONE NO. B-C39 315235 075141-67 (213) 299-6549

ENGINEER

CONTRACTOR TROY CONST.

PROPOSED USE OF BUILDING (01) SFD EXISTING USE OF BUILDING (Leave blank for new buildings) (01) SFD

DESCRIPTION OF WORK
 DAMAGE REPAIR <10%
 PATCH PLASTER/ DRYWALL
 INT. NON-STRUCTURAL REMODEL
 DOOR/WINDOW CHANGEOUT
 RE-STUCCO/SIDING
 ROOF-ROOF
 OTHER: (Describe) REROOF W/CLASS A OR B ROOFING & 1/2" CDX PLYWOOD (44 SQ) (SMOKE DET. REQD)

C COMPLETE THIS SECTION ONLY FOR ONE AND TWO FAMILY DWELLINGS INVOLVING MECHANICAL WORK IN CONJUNCTION WITH THE WORK DESCRIBED IN SEC. "B" ABOVE. A SEPARATE PERMIT SHALL BE OBTAINED FROM MECHANICAL BUREAU FOR ANY WORK WHICH DOES NOT MEET ANY OF THE FOLLOWING CONDITIONS

ELECTRICAL WORK FOR PANEL SIZE <400 AMPS AND TOTAL FLOOR AREA <15,000 S.F. PLUMBING (NOT INCLUDING FIRE SPRINKLERS) HVAC WORK FOR HEAT/VENT SIZE < 300,000 BTU AND A.C. SIZE < 25 TONS

DESCRIPTION OF MECHANICAL WORK (Check applicable boxes above)

ELECT. CONTR. NAME ADDRESS LIC. CLASS ACTIVE STATE LIC. NO. CITY BUS. LIC NO. PHONE NO.

PLUMB. CONTR.

HVAC CONTR.

D NO. OF EXISTING BLDGS. ON LOT AND USE 1 SFD

LENGTH	WIDTH	HEIGHT (BUILDING)	FLOOR AREA (BUILDING)
STORIES	GROUP OCCUPANCY	OCCUPANTS PER GROUP	MAX. OCCUPANCY
DWELLING UNITS	GUEST ROOMS	CONSTR. TYPE	LIC. FABRICATOR REQ'D FOR
REQ'D PARKING	PARKING PROVIDED STD. COMP. D.A.	HEIGHT (ZONING)	FLOOR AREA (ZONING)
LOCATION OF REQ'D FIRE SPRINKLERS	TYPE OF INSPECTION CS EQ FS MS GEN (LA) VN WLA SP		DISTRICT INSP. OFFICE
LATERAL/FDN SYSTEMS <input type="checkbox"/> SHEARWALL <input type="checkbox"/> CONTINUOUS/SPREAD	<input type="checkbox"/> EBF/CBF <input type="checkbox"/> PILE/CAISSON	<input type="checkbox"/> SMRSF/OMRSF <input type="checkbox"/> MAT/BASE ISOLATION	OTHER
SPECIAL INSPECTIONS <input type="checkbox"/> CONG > 2000 PSI <input type="checkbox"/> MASONRY	<input type="checkbox"/> FIELD WELDING <input type="checkbox"/> REBAR WELDS	<input type="checkbox"/> GUNITE/SHOTCRETE <input type="checkbox"/> GRADING	<input type="checkbox"/> GRADE BEAMS/CAISSONS <input type="checkbox"/> OTHER

FOR CASHIER'S USE ONLY

08/10/95 03:05:55PM H001 T-8351 C 26
 BLDG PERMITS R 24.00
 INVOICE # 0095250 BB
 EI RESIDENTIAL 0.50
 SYS DEV 5.07
 ONE STOP 1.69
 CITY PLAN SURC 2.52
 MISCELLANEOUS 5.00
 TOTAL 98.78
 CHECK 98.78

E P.C. NO. CC VALUATION (including all fixed operating equipment) \$ 5280

PLAN CHECK	SUPP. PLAN CHECK	E.Q. INSTR. .50	SUPPLEMENT TO PERMIT NO.
HILLSIDE POSTING	BLDG. PERMIT 84--	PLAN MAINT.	PLAN CHECKED BY
PRE-INSPECTION	ELEC. PRMT. (20%)	FIRE HYDRANT	D.A. PLAN CHECKED BY
INVESTIGATION FEE	PLUMB. PRMT. (20%)	ARTS DEV. FEE	ZONING VERIFIED BY
RELOCATION FEE	HVAC PRMT. (13%)	SCHOOL DIST. FEE	APPLICATION APPROVED BY MARTINEZ, J BSID 95250
		SCH. DIST. FL. AREA	SIGN [Signature] DATE 8/10/95

ENERGY SURCHARGES
 D.A. SURCH. SEWER CAP REQ'D

PLOT PLAN ATTACHED YES NO OTHER ATTACHMENTS (Describe) YES

95HO 40134

Unless a shorter period of time has been established by an official action, plan check approval expires one and a half years after the fee has been paid. This permit expires two years after the fee has been paid or 180 days after the fee has been paid and construction has not commenced; or if work is suspended, discontinued or abandoned for a continuous period of 180 days (Sec. 96.0803 L.A.M.C.). Claims for refund of fees paid on permits must be filed within one year from the date of expiration for building permits granted by the Department of Building and Safety (Sec. 22.12 & 22.13 L.A.M.C.).

B & S 60-B-5 Rev. 2/95

BUREAU OF ENGINEERING		SEWERS <input type="checkbox"/> AVAILABLE <input type="checkbox"/> NOT AVAILABLE SEWER RESERVATION NO. _____ SEWER CERTIFICATE NO. _____	PLANNING WORKSHEET NO. APPROVED UNDER CASE NO. LANDSCAPE/XERISCAPE
CURB RAMP	DRIVEWAY	SEWER FACILITIES CHARGE <input type="checkbox"/> NOT APPLICABLE <input type="checkbox"/> DUE <input type="checkbox"/> PAID	SITE PLAN REVIEW
FLOOD	INDUSTRIAL WASTE	GRADING DIVISION <input type="checkbox"/> HILLSIDE NOTICE MAILED <input type="checkbox"/> HILLSIDE NOTICE POSTED <input type="checkbox"/> PRIVATE SEWAGE SYSTEM OK CRA APPROVED RE-DEV. PROJECT	FIRE DEPT. <input type="checkbox"/> APPROVED TITLE 19 (L.A.M.C. Sec. 700) <input type="checkbox"/> HYDRANT UNIT <input type="checkbox"/> OTHER _____
HIGHWAY DEDICATION <input type="checkbox"/> REQUIRED <input type="checkbox"/> COMPLETED			DEPT. OF TRANSPORTATION <input type="checkbox"/> DRIVEWAY LOCATION <input type="checkbox"/> ORD. NO. _____
EXCAVATION ADJACENT TO PUBLIC WAY			CAL OSHA AQMD-AB3205
CONSTR. TAX RECEIPT NO. _____ DWELLING UNITS _____			DEPT. WATER & POWER
HOUSING AUTHORITY			
CULTURAL AFFAIRS		C.E.Q.A.	
COMPLETE FOR RELOCATION PERMITS ONLY OLD ADDRESS _____		<input type="checkbox"/> FROM OUTSIDE CITY OF L.A.	CASH/SURETY BOND NO. _____ MILES MOVED _____

1 LICENSED CONTRACTOR AND WORKERS' COMPENSATION DECLARATION

GENERAL CONTRACTOR
I hereby affirm, under penalty of perjury, that I am the general contractor named on the reverse side of this permit and I am licensed under the provisions of Chapter 9, commencing with Section 7000, of Division 3 of the Business and Professions Code, and my license is in full force and effect. I am responsible for the following permits:

Building Electrical Plumbing HVAC

I hereby affirm, under penalty of perjury, one of the following declarations:

I have and will maintain a certificate of consent to self-insure for workers' compensation, as provided for by Sec. 3700 of the Labor Code, for the performance of the work for which this permit is issued.

I have and will maintain workers' compensation insurance, as required by Sec. 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:
Carrier STATE FUND Policy No. 1192630

I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the provisions of Sec. 3700 of the Labor Code, I shall forthwith comply with those provisions.

Sign Louis Troy Date 8/10/95

PLUMBING CONTRACTOR
I hereby affirm, under penalty of perjury, that I am the plumbing contractor named on the reverse side of this permit and I am licensed under the provisions of Chapter 9, commencing with Section 7000, of Division 3 of the Business and Professions Code, and my license is in full force and effect. I am responsible only for the plumbing permit.

I hereby affirm, under penalty of perjury, one of the following declarations:

I have and will maintain a certificate of consent to self-insure for workers' compensation, as provided for by Sec. 3700 of the Labor Code, for the performance of the work for which this permit is issued.

I have and will maintain workers' compensation insurance, as required by Sec. 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:
Carrier _____ Policy No. _____

I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the provisions of Sec. 3700 of the Labor Code, I shall forthwith comply with those provisions.

Sign _____ Date _____

ELECTRICAL CONTRACTOR
I hereby affirm, under penalty of perjury, that I am the electrical contractor named on the reverse side of this permit and I am licensed under the provisions of Chapter 9, commencing with Section 7000, of Division 3 of the Business and Professions Code, and my license is in full force and effect. I am responsible only for the electrical permit.

I hereby affirm, under penalty of perjury, one of the following declarations:

I have and will maintain a certificate of consent to self-insure for workers' compensation, as provided for by Sec. 3700 of the Labor Code, for the performance of the work for which this permit is issued.

I have and will maintain workers' compensation insurance, as required by Sec. 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:
Carrier _____ Policy No. _____

I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the provisions of Sec. 3700 of the Labor Code, I shall forthwith comply with those provisions.

Sign _____ Date _____

HVAC CONTRACTOR
I hereby affirm, under penalty of perjury, that I am the HVAC contractor named on the reverse side of this permit and I am licensed under the provisions of Chapter 9, commencing with Section 7000, of Division 3 of the Business and Professions Code, and my license is in full force and effect. I am responsible only for the HVAC permit.

I hereby affirm, under penalty of perjury, one of the following declarations:

I have and will maintain a certificate of consent to self-insure for workers' compensation, as provided for by Sec. 3700 of the Labor Code, for the performance of the work for which this permit is issued.

I have and will maintain workers' compensation insurance, as required by Sec. 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:
Carrier _____ Policy No. _____

I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the provisions of Sec. 3700 of the Labor Code, I shall forthwith comply with those provisions.

Sign _____ Date _____

WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL AND SHALL BE SUBJECT TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF THE COMPENSATION DAMAGES AS PROVIDED FOR IN SEC. 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.

2 CONSTRUCTION LENDING AGENCY
I hereby affirm, under penalty of perjury, that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, CML Code).

Lender's name _____ Lender's Address _____

3 ASBESTOS REMOVAL
 I declare that notification of Asbestos Removal is not applicable I declare that a notification letter has been sent to the AQMD or EPA
Sign Louis Troy Date 8-10-95

4 OWNER-BUILDER DECLARATION
I hereby affirm, under penalty of perjury, that I am exempt from the Contractors License Law for the following reason (Sec. 7031.5, Business & Professions Code: Any city or county which requires a permit to construct, alter, improve, demolish, or repair any structure, prior to its issuance, also requires the applicant for such permit to file a signed statement that he or she is licensed pursuant to the provisions of the Contractors License Law (Chap. 9 commencing with Sec. 7000 of Div. 3 of the Business & Professions Code) or that he or she is exempt therefrom and the basis for the alleged exemption. Any violation of Sec. 7031.5 by any applicant for a permit, subjects the applicant to a civil penalty of not more than five hundred dollars (\$500):

I, as the owner of the property, or my employees with wages as their sole compensation, will do the work, and the structure is not intended or offered for sale (Sec. 7044, Business & Professions Code: The Contractors License Law does not apply to the owner of property who builds or improves thereon, and who does such work himself or herself or through his or her own employees, provided that such improvements are not intended or offered for sale. If, however, the building or improvement is sold within one year of completion, the owner-builder will have the burden of proving that he or she did not intend to improve for the purpose of sale).

I, as owner of the property, am exclusively contracting with licensed contractors to construct the project (Sec. 7044, Business & Professions Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who contracts for such projects with a contractor(s) licensed pursuant to the Contractors License Law).

I am exempt under Sec. _____, Bus. & Prof. Code for the following reason: _____

Print _____ Sign _____ Date _____

OWNER
 AUTHORIZED AGENT

5 FINAL DECLARATION
I certify that I have read this application and state that the above information is correct. I agree to comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein. Also, that it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, that neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed.

Print Louis Troy Sign Louis Troy Date 8-10-95

OWNER
 AUTHORIZED AGENT
 CONTRACTOR

54300600415

551 S Kingsley Dr



Permit #:
Plan Check #:
Event Code:

01016 - 10000 - 07870

Printed:05/03/01 03:59 PM

Bldg--Alter/Repair
1 or 2 Family Dwelling
Counter Plan Check

City of Los Angeles - Department of Building and Safety
APPLICATION FOR BUILDING PERMIT
AND CERTIFICATE OF OCCUPANCY

Last Status: Ready to Issue
Status Date: 05/03/2001

Table with 4 columns: L. TRACT, BLOCK, LOT(s), AREA, MAP REF #, PARCEL ID # (PIN), L. BOOK/PAGE/PARCEL. Row 1: WELLINGTON PLACE, 18, MB 9-80, 135B193 829, 5503 - 023 - 002

3. PARCEL INFORMATION
BAS Branch Office - LA
Council District - 4
Community Plan Area - Wilshire
Census Tract - 2118.020
District Map - 135B193
Energy Zone - 9
Fire District - 2
Near Source Zone Distance - 5.3
Thomas Brothers Map Grid - 633
ZONE(S): C2-1 /

4. DOCUMENTS
ZI - ZI-1940
ORD - ORD-165302-SA20L
CRA - ZI 1940 KOREATOWN
CPC - CPC-1986-834-GPC

5. CHECKLIST ITEMS

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION
Owner(s): Woman'S Christian Temperance Union 651 Kingsley Dr LOS ANGELES CA 90020 213-383-5702
Tenant:
Applicant: (Relationship: Contractor) - Westport Const. P.O. Box 661329 ARCADIA, CA 91066 (626) 447-2448

Table with 2 columns: EXISTING USE, PROPOSED USE, DESCRIPTION OF WORK. Row 1: Dwelling - Single Family, ADDITION OF HANDICAP RAMP RELOCATE TOILET & SIND RELOCATE NON-BEARING PARTITION WALL DRYWALL REPAIR NEW 36" BACK DOOR INT. & EXT. PAINT.

7. # Bldgs on Site & Use:

For information and/or inspection requests originating within LA County,
Call toll-free (888) LA4BUILD
Outside LA County, call (213)-977-6941. (LA4BUILD = 524-2845)

10. APPLICATION PROCESSING INFORMATION
BLDG. PC By: Jesse Jimenez
OK for Cashier: Richard Kussman
Signature: [Signature]
DAS PC By: [Signature]
Coord. OK: [Signature]
Date: 05-03-2001

For Cashier's Use Only W/O #: 11607870

11. PROJECT VALUATION & FEE INFORMATION
Permit Valuation: \$25,000
PC Valuation:
FINAL TOTAL Bldg--Alter/Repair 542.61
Permit Fee Subtotal Bldg--Alter/Rep 320.00
Electrical 83.20
Plumbing 83.20
Fire Hydrant Refuse-To-Pay
E.Q. Instrumentation 2.50
Supp. O.S. Surcharge 9.78
Supp. Sys. Surcharge 29.33
Planning Surcharge Misc Fee 5.00
Supp. Planning Surcharge 9.60
Permit Issuing Fee 0.00
Sewer Cap ID: Total Bond(s) Due:

LA Department of Building and Safety
LA 01 17 026683 05/03/01 04:05PM

Table with 2 columns: Fee Name, Amount. Rows: BUILDING PERMIT-RES \$320.00, ELECTRICAL PERMIT RES \$83.20, PLUMBING PERMIT RES \$83.20, EI RESIDENTIAL \$2.50, ONE STOP SURCH \$9.78, SYSTEMS DEVT FEE \$29.33, CITY PLANNING SURCH \$9.60, MISCELLANEOUS \$5.00

Total Due: \$542.61
Check: \$542.61

OILA 12377

12. ATTACHMENTS
Plot Plan

8
6
2
0
0
0
0
1
1
7

13. STRUCTURE INVENTORY

14. APPLICATION COMMENTS

In the event that any box (i.e. 1-16) is filled to capacity, it is possible that additional information that has been captured electronically is not printed. Nevertheless, the information printed herein exceeds that required by Section 19025 of the Health and Safety Code of the State of California.

15. Building Relocated From:

16. CONTRACTOR, ARCHITECT, & ENGINEER NAME	ADDRESS	CLASS	LICENSE#	PHONE#
(C) Westport Construction Inc	P O Box 661329,	Arcadia, CA 91066	B 712732	626-447-2448

Unless a shorter period of time has been established by an official action, plan check approval expires one and a half years after the plan check fee has been paid. This permit expires two years after the building permit fee has been paid or 180 days after the fee has been paid and construction has not commenced or if work is suspended, discontinued or abandoned for a continuous period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by the Dept. of Building & Safety (Sec. 22.12 & 22.13 LAMC).

17. LICENSED CONTRACTOR'S DECLARATION

I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and effect. If doing work on a residential property, I certify that I hold a valid certification as a Home Improvement contractor per B&P Code, Section 7150.2. The following applies to B contractors only: I understand the limitations of Section 7057 related to my ability to take prime contracts or subcontracts involving specialty trades.

License Class: B-1 Lic. No.: 712732 Print: JOHN C BOHLING Sign: [Signature]

18. WORKERS' COMPENSATION DECLARATION

I hereby affirm, under penalty of perjury, one of the following declarations:

I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued.

I have and will maintain workers's compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:

Carrier: STATE FUND Policy Number: 147756-00

I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.

Sign: [Signature] Date: 5/3/01 Contractor Authorized Agent Owner

WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.

19. CONSTRUCTION LENDING AGENCY

I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civil Code).

Lender's name: _____ Lender's address: _____

20. ASBESTOS REMOVAL

Notification of asbestos removal: Not applicable Letter was sent to the AQMD or EPA Sign: [Signature] Date: 5/3/01

21. OWNER-BUILDER DECLARATION

I hereby affirm under penalty of perjury that I am exempt from the Contractors License Law for the following reason (Section 7031.5, Business and Professions Code: Any city or county which requires a permit to construct, alter, improve, demolish, or repair any structure, prior to its issuance, also requires the applicant for such permit to file a signed statement that he or she is licensed pursuant to the provisions of the Contractors License Law (Chapter 9 commencing with Sec. 7000 of Division 3 of the Business and Professions Code) or that he or she is exempt therefrom and the basis for the alleged exemption. Any violation of Section 7031.5 by any applicant for a permit subjects the applicant to a civil penalty of not more than five hundred dollars (\$500).):

I, as the owner of the property, or my employees with wages as their sole compensation, will do the work, and the structure is not intended or offered for sale (Sec. 7044, Business & Professions Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who does such work himself or herself or through his or her own employees, provided that such improvements are not intended or offered for sale. If, however, the building or improvement is sold within one year from completion, the owner-builder will have the burden of proving that he or she did not build or improve for the purpose of sale)

I, as the owner of the property, am exclusively contracting with licensed contractors to construct the project (Sec. 7044, Business & Professions Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who contracts for such projects with a contractor(s) licensed pursuant to the Contractors License Law.)

I am exempt under Sec. _____, Bus. & Prof. Code for the following reason: _____

Print: _____ Sign: _____ Date: 5/3/01 Owner Authorized Agent

22. FINAL DECLARATION

I certify that I have read this application and state that the above information is correct. I agree to comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein. Also that it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, that neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).

Print: _____ Sign: [Signature] Date: 5/3/01 Owner Contractor Author. Agent

07410370269

Bldg - Alter/Repair
1 or 2 Family Dwelling
Counter Plan Check

City of Los Angeles - Department of Building and Safety

Plan Check #:
Initiating Office: METRO
Printed on: 05/03/01 14:55:53

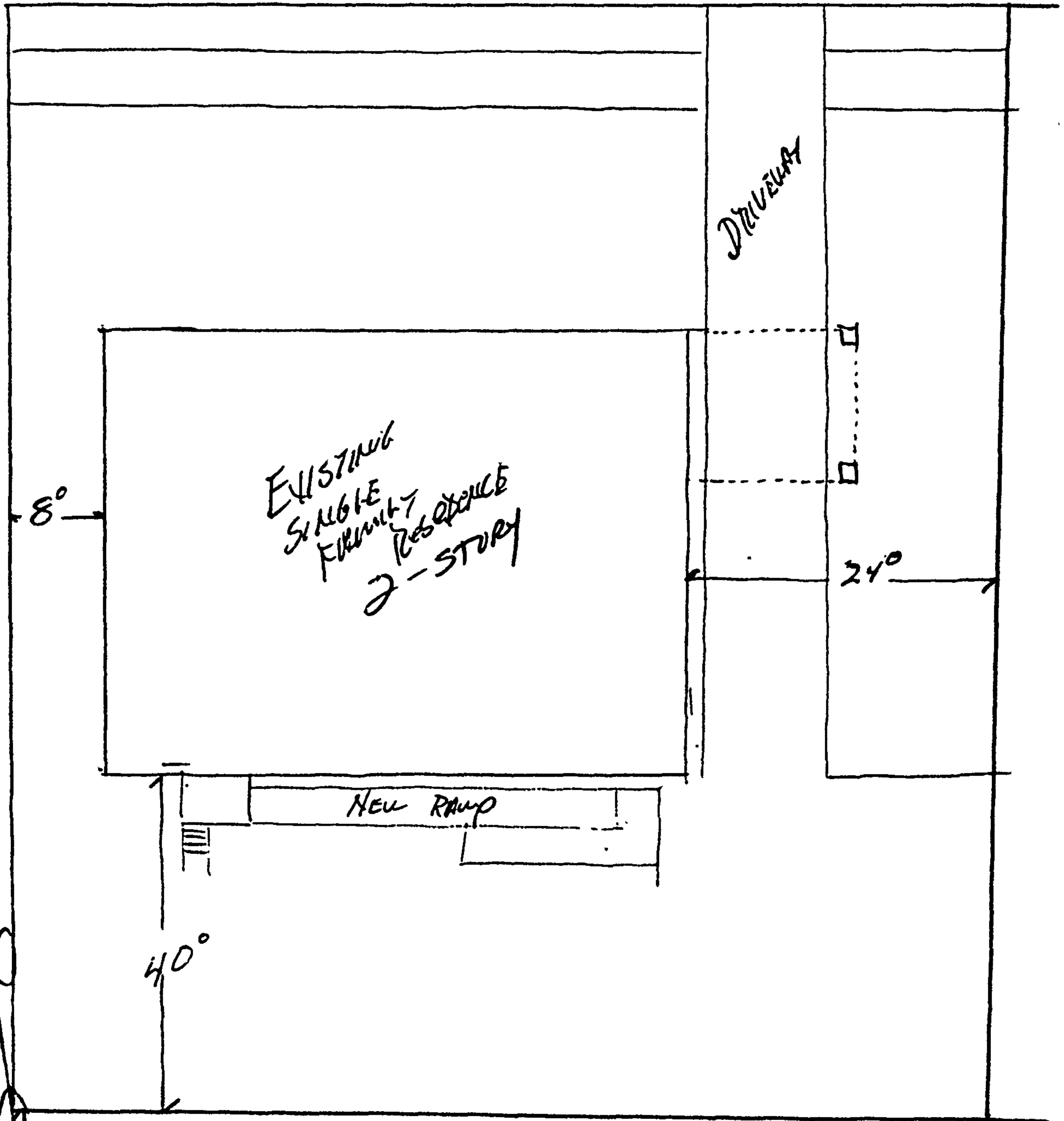
PLOT PLAN ATTACHMENT

551 S KINGSLEY
PLOT PLAN

— KINGSLEY DRIVE —

07110330270

(DO NOT DRAW, WRITE, OR PASTE ATTACHMENTS OUTSIDE BORDER)



S/S/01
RTM

551 S Kingsley Dr



Permit #:
Plan Check #:
Event Code:

01016 - 10000 - 07870

Printed: 05/03/01 03:59 PM

Bldg--Alter/Repair
1 or 2 Family Dwelling
Counter Plan Check

City of Los Angeles - Department of Building and Safety
APPLICATION FOR BUILDING PERMIT
AND CERTIFICATE OF OCCUPANCY

Last Status: Ready to Issue
Status Date: 05/03/2001

Table with 7 columns: L TRACT, BLOCK, LOT(s), ARB, MAP REF #, PARCEL ID # (PIN), 2. BOOK/PAGE/PARCEL. Row 1: WELLINGTON PLACE, 18, M B 9-80, 135B193 829, 5503 - 023 - 002

3. PARCEL INFORMATION
BAS Branch Office - LA
Council District - 4
Community Plan Area - Wilshire
Census Tract - 2118.020
District Map - 135B193
Energy Zone - 9
Fire District - 2
Near Source Zone Distance - 5.3
Thomas Brothers Map Grid - 633
ZONE(S): C2-1 /

4. DOCUMENTS
ZI - ZI-1940
ORD - ORD-165302-SA20L
CRA - ZI 1940 KOREATOWN
CPC - CPC-1986-834-GPC

5. CHECKLIST ITEMS

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION
Owner(s): Woman'S Christian Temperance Union 551 Kingsley Dr
Applicant: (Relationship: Contractor) - Westport Const.

7. EXISTING USE / PROPOSED USE
1 Dwelling - Single Family

8. DESCRIPTION OF WORK
ADDITION OF HANDICAP RAMP RELOCATE TOILET & SIND RELOCATE
NON-BEARING PARTITION WALL DRYWALL REPAIR NEW 36" BACK
DOOR INT. & EXT. PAINT.

9. # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION
BLDG. PC By: Jesse Jimenez
OK for Cashier: Richard Kussman
Signature: [Signature]
Date: 05-03-2001

For information and/or inspection requests originating within LA County,
Call toll-free (888) LA4BUILD
Outside LA County, call (213)-977-6941. (LA4BUILD = 524-2845)

For Cashier's Use Only W/O #: 11607870

11. PROJECT VALUATION & FEE INFORMATION
Permit Valuation: \$25,000
PC Valuation:
FINAL TOTAL Bldg--Alter/Repair 542.61
Permit Fee Subtotal Bldg--Alter/Rep 320.00
Electrical 83.20
Plumbing 83.20
Fire Hydrant Refuse-To-Pay
E.Q. Instrumentation 2.50
Supp. O.S. Surcharge 9.78
Supp. Sys. Surcharge 29.33
Planning Surcharge Misc Fee 5.00
Supp. Planning Surcharge 9.60
Permit Issuing Fee 0.00
Sewer Cap ID: Total Bond(s) Due:

LA Department of Building and Safety
LA 01 17 036683 05/03/01 03:59 PM
BUILDING PERMIT-RES \$320.00
ELECTRICAL PERMIT RES \$83.20
PLUMBING PERMIT RES \$83.20
EI RESIDENTIAL \$2.50
ONE STOP SURCH \$9.78
SYSTEMS DEVT FEE \$29.33
CITY PLANNING SURCH \$9.60
MISCELLANEOUS \$5.00
Total Due: \$542.61
Check: \$542.61

12. ATTACHMENTS
Plot Plan

13. STRUCTURE INVENTORY

14. APPLICATION COMMENTS

In the event that any box (i.e. 1-16) is filled to capacity, it is possible that additional information that has been captured electronically is not printed. Nevertheless, the information printed herein exceeds that required by Section 19825 of the Health and Safety Code of the State of California.

15. Building Relocated From:

16. CONTRACTOR, ARCHITECT, & ENGINEER NAME ADDRESS

(C) Westport Construction Inc P O Box 661329, Arcadia, CA 91066 CLASS LICENSE# PHONE# B 712732 626-447-2448

Unless a shorter period of time has been established by an official action, plan check approval expires one and a half years after the plan check fee has been paid. This permit expires two years after the building permit fee has been paid or 180 days after the fee has been paid and construction has not commenced or if work is suspended, discontinued or abandoned for a continuous period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by the Dept. of Building & Safety (Sec. 22.12 & 22.13 LAMC).

17. LICENSED CONTRACTOR'S DECLARATION

I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and effect. If doing work on a residential property, I certify that I hold a valid certification as a Home Improvement contractor per B&P Code, Section 7150.2c. The following applies to B contractors only: I understand the limitations of Section 7057 related to my ability to take prime contracts or subcontracts involving specialty trades.

License Class: B-1 Lic. No.: 712732 Print: JONNY C BOWLING Sign: [Signature]

18. WORKERS' COMPENSATION DECLARATION

I hereby affirm, under penalty of perjury, one of the following declarations:

- I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued.
I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are: Carrier: STATE FUND Policy Number: 147756-00

I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.

Sign: [Signature] Date: 5.3.01 Contractor Authorized Agent Owner

WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.

19. CONSTRUCTION LENDING AGENCY

I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3997, Civil Code).

Lender's name: Lender's address: [Signature]

20. ASBESTOS REMOVAL

Notification of asbestos removal: [X] Is not applicable Letter was sent to the AQMD or EPA Sign: [Signature] Date: 5.3.01

21. OWNER-BUILDER DECLARATION

I hereby affirm under penalty of perjury that I am exempt from the Contractors License Law for the following reason (Section 7031.5, Business and Professions Code: Any city or county which requires a permit to construct, alter, improve, demolish, or repair any structure, prior to its issuance, also requires the applicant for such permit to file a signed statement that he or she is licensed pursuant to the provisions of the Contractors License Law (Chapter 9 commencing with Sec. 7000 of Division 3 of the Business and Professions Code) or that he or she is exempt therefrom and the basis for the alleged exemption. Any violation of Section 7031.5 by any applicant for a permit subjects the applicant to a civil penalty of not more than five hundred dollars (\$500).):

- I, as the owner of the property, or my employees with wages as their sole compensation, will do the work, and the structure is not intended or offered for sale (Sec. 7044, Business & Professions Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who does such work himself or herself or through his or her own employees, provided that such improvements are not intended or offered for sale. If, however, the building or improvement is sold within one year from completion, the owner-builder will have the burden of proving that he or she did not build or improve for the purpose of sale)
I, as the owner of the property, am exclusively contracting with licensed contractors to construct the project (Sec. 7044, Business & Professions Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who contracts for such projects with a contractor(s) licensed pursuant to the Contractors License Law.)
I am exempt under Sec. Bus. & Prof. Code for the following reason:

Print: Sign: Date: Owner Authorized Agent

22. FINAL DECLARATION

I certify that I have read this application and state that the above information is correct. I agree to comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein. Also that it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, that neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).

Print: Sign: [Signature] Date: 5.3.01 Owner Contractor Author. Agent

Bldg--Alter/Repair
1 or 2 Family Dwelling
Counter Plan Check

City of Los Angeles - Department of Building and Safety

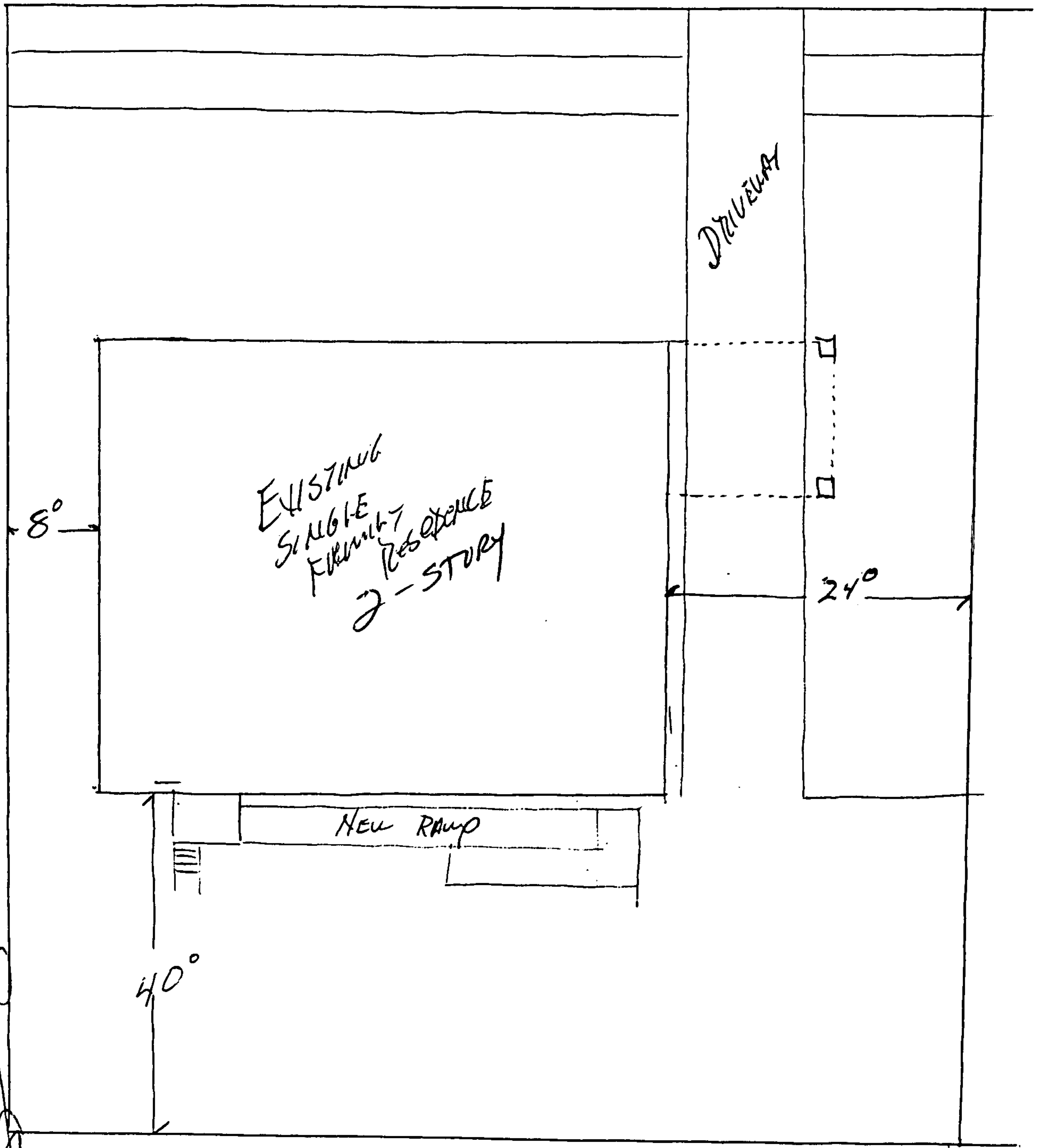
Plan Check #:
Initiating Office: METRO
Printed on: 05/03/01 14:55:53

PLOT PLAN ATTACHMENT

551 So KINGSLEY
PLOT PLAN

— KINGSLEY DRIVE —

170000270
(DO NOT DRAW, WRITE, OR PASTE ATTACHMENTS OUTSIDE BORDER)



5/3/01
RTJ



Plumbing Commercial Express Permit No Plan Check	City of Los Angeles - Department of Building and Safety APPLICATION FOR PLUMBING PLAN CHECK AND INSPECTION	Issued On: 03/16/2018 Last Status: Issued Status Date: 03/16/2018
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1. PROPERTY OWNER			
WOMAN'S CHRISTIAN TEMPERANCE	551 KINGSLEY DR	LOS ANGELES CA 90020	
2. APPLICANT INFORMATION (Relationship: Nct Applicant)			
DAVID KO	1367 VENICE	LOS ANGELES, CA 90006	(213) 388-5647
3. TENANT INFORMATION			

4. CONTRACTOR, ARCHITECT, & ENGINEER NAME	ADDRESS	CLASS	LICENSE #	PHONE #
(C) AMGREEN SOLUTIONS INC	1367 VENICE	LOS ANGELES, CA 90006	C36 947489	(213) 388-5647

5. APPLICATION COMMENTS
 E-Permit paid by credit card, fax number-> (213)341-0144.

6. DESCRIPTION OF WORK
 Replacement of 2 toilets

7. CHECKLIST ITEMS:

8. COUNCIL DISTRICT: 10

9. APPLICATION PROCESSING INFORMATION

Plan Check By:
 OK for Cashier:
 Signature: _____ Date: _____

For inspection requests, call toll-free (888) LA4BUILD (524-2845).
 Outside LA County, call (213) 473-3231 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311 or (866) 4LACITY (452-2489). Outside LA County, call (213) 473-3231.

For Cashier's Use Only **W/O #: 84206768**

NOTICE:
 The work included in this permit shall not be construed as establishing the legal number of dwelling units or guest rooms. That number is established by a Building Permit or a Certificate of Occupancy. In the event that any box (i.e. 1-10) is filled to its capacity, it is possible that additional information has been captured electronically and could not be printed due to space restrictions. Nevertheless, the information printed exceeds that required by Section 19825 of the Health and Safety Code of the State of California.

10. FEE INFORMATION		Inspection Fee Period
		Permit Fee: 98.10
INSPECTION TOTAL Plumbing		98.10
Permit Total		98.10
Permit Fee Subtotal Plumbing		90.00
Permit D.S.C. Surcharge		2.70
Permit Sys. Development Surcharge		5.40
Permit Issuing Fee		0.00

Payment Date: 03/16/18
 Receipt No: ON290278
 Amount: \$98.10

551 S Kingsley Dr
 18042 - 90000 - 06768

11. FEE ITEM INFORMATION**REPLACE OR REMOVE FIXTURES**

Replace Toilets (2) 20.00

PERMIT EXPIRATION/REFUNDS : This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of receiving a request for final inspection (HS 17951).

12. LICENSED CONTRACTOR'S DECLARATION

I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and Professional Code related to my ability to take prime contracts or subcontracts involving specialty trades.

License Class: **C36** License No.: **947489** Contractor: **AMGREEN SOLUTIONS INC**

13. WORKERS' COMPENSATION DECLARATION

I hereby affirm, under penalty of perjury, one of the following declarations:

- I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued.
- I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:
- Carrier: **STATE COMP. INS. FUND** Policy Number: **914039818**
- I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.

WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.

14. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING

I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safety Code. Information is available at Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 buildings due to the presence of lead www.aqmd.gov (909) 396-2336 and the notification form at per section 6716 and 6717 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or www.dhs.ca.gov/childlead

15. CONSTRUCTION LENDING AGENCY DECLARATION

I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civil Code).

Lender's Name (If Any): _____ Lender's Address: _____

16. FINAL DECLARATION

I certify that I have read this application **INCLUDING THE ABOVE DECLARATIONS** and state that the above information **INCLUDING THE ABOVE DECLARATIONS** is correct. I agree to comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).

By signing below, I certify that:

- (1) I accept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration / Lead Hazard Warning, Construction Lending Agency Declaration, and Final Declaration; and
- (2) This permit is being obtained with the consent of the legal owner of the property.

Print Name: **DAVID KO** Sign: **Internet e-Permit System Declaration** Date: **03/16/2018** Contractor Authorized Agent

EXPRESS PERMIT INSPECTION RECORD



Your feedback is important. Please visit our website to complete a Customer Survey at www.ladbs.org/LADBSWeb/customer-survey.jsf. If you would like to provide additional feedback, need clarification, or have any questions regarding plan check or inspection matters, please call our Customer Hotline at (213) 482-0056.

For use by cashier only

Payment Date: 03/16/18
 Receipt No: ON290278
 Amount: \$98.10
 Method:

PERMIT #: 18042 - 90000 - 06768
ADDRESS: 551 S Kingsley Dr
OWNER: WOMAN'S CHRISTIAN TEMPERANCE UNION OF SO
 551 KINGSLEY DR
 LOS ANGELES CA 90020

Plumbing
 Commercial
 Express Permit
 No Plan Check

JOB DESCRIPTION: Replacement of 2 toilets

INSPECTION RECORDS AND PLANS MUST BE AVAILABLE DURING INSPECTION

GRADING INSPECTIONS		
TYPE	DATE	INSPECTOR
Initial Grading		
Toe or Bottom		
Soils Report Approved		
DO NOT PLACE FILL UNTIL ABOVE IS SIGNED		
Backfill		
Fill		
Excavation		
Drainage Devices		
Rough Grading		
Approved Compaction Report		
FOOTING INSPECTIONS		
Footing Excavation		
Forms		
Reinforcing Steel		
OK to Place Concrete		
GROUNDWORK INSPECTIONS		
Electrical		
Plumbing		
Plumbing Methane		
Gas Piping		
Heating & Refrigeration		
Fire Sprinklers		
Disabled Access		
Methane		
OK to Place Floor		
DO NOT PLACE FLOOR UNTIL ABOVE IS SIGNED		
ROUGH INSPECTIONS		
Green Code		
Electrical		
Plumbing		
Fire Sprinkler		
Heating & Refrigeration		
Roof Sheathing		
Disabled Access		
Framing		
Insulation		
Suspended Ceiling		
OK to Cover		

DO NOT COVER UNTIL PREVIOUS IS SIGNED		
TYPE	DATE	INSPECTOR
Exterior Lathing		
Interior Lathing		
Drywall		
DO NOT COVER UNTIL ABOVE IS SIGNED		
WORK OUTSIDE OF THE BUILDING		
Electrical Underground		
Gas		
Heating & Refrigeration		
Sewer		
Disabled Access		
POOL INSPECTIONS		
Excavation		
Reinforcing Steel		
Bonding		
Piping		
Pre-Gunite		
Deck		
Enclosure/Fence		
Pool/Spa Cover		
DO NOT FILL POOL UNTIL ABOVE IS SIGNED		
FINAL INSPECTIONS		
Grading		
Electrical		
Plumbing		
Gas Test		
Gas		
Heating & Refrigeration		
Pressure Vessels		
Elevator		
Fire Sprinkler		
Disabled Access		
Green Building		
LAFD (Title 19 only)		
LAFD Fire Life Safety		
Pool Final		
AQMD Sign-off Provided		
Public Works		
Building		
PROJECT FINAL		

**FOR INSPECTION REQUESTS, PLEASE CALL
 3-1-1 OR OUTSIDE CITY OF LOS ANGELES
 888-LA4-BUILD (888)524-2845 or www.ladbs.org**

Certificate of Occupancy Required

YES NO



Electrical 1 or 2 Family Dwelling Express Permit No Plan Check	City of Los Angeles - Department of Building and Safety APPLICATION FOR ELECTRICAL PLAN CHECK AND INSPECTION	Issued On: 02/05/2019 Last Status: Issued Status Date: 02/05/2019
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1. PROPERTY OWNER			
WOMAN'S CHRISTIAN TEMPERANCE	551 KINGSLEY DR	LOS ANGELES CA 90020	
2. APPLICANT INFORMATION (Relationship: Nct Applicant)			
KEN BORENSTEIN	19528 VENTURA BLVD 138	TARZANA, CA 91356	(818) 705-0893
3. TENANT INFORMATION			

4. CONTRACTOR, ARCHITECT, & ENGINEER NAME	ADDRESS	CLASS	LICENSE #	PHONE #
(C) USA ELECTRICAL SERVICES	19528 VENTURA TARZANA, CA 91356	C10	892870	(818) 705-0893

5. APPLICATION COMMENTS
E-Permit paid by credit card, fax number-> (818)670-7899.

6. DESCRIPTION OF WORK
upgrade existing mail electrical panel with a new 200AMP service.

7. CHECKLIST ITEMS:

8. COUNCIL DISTRICT: 10

9. APPLICATION PROCESSING INFORMATION
Plan Check By:
OK for Cashier:
Signature: _____ Date: _____

For inspection requests, call toll-free (888) LA4BUILD (524-2845).
 Outside LA County, call (213) 473-3231 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311 or (866) 4LACITY (452-2489). Outside LA County, call (213) 473-3231.

For Cashier's Use Only **W/O #: 94104356**

NOTICE:
 The work included in this permit shall not be construed as establishing the legal number of dwelling units or guest rooms. That number is established by a Building Permit or a Certificate of Occupancy. In the event that any box (i.e. 1-10) is filled to its capacity, it is possible that additional information has been captured electronically and could not be printed due to space restrictions. Nevertheless, the information printed exceeds that required by Section 19825 of the Health and Safety Code of the State of California.

10. FEE INFORMATION	
Inspection Fee Period	
Permit Fee:	98.10
INSPECTION TOTAL Electrical	98.10
Permit Total	98.10
Permit Fee Subtotal Electrical	90.00
Permit D.S.C. Surcharge	2.70
Permit Sys. Development Surcharge	5.40
Permit Issuing Fee	0.00

Payment Date: 02/05/19
 Receipt No: ON379064
 Amount: \$98.10

551 S Kingsley Dr
19041 - 90000 - 04356

11. FEE ITEM INFORMATION**PANELBOARDS AND SWITCHBOARDS**

Panel 0-200 Amp (1) 16.00

SERVICES

Services 0-200 Amp (1) 16.00

PERMIT EXPIRATION/REFUNDS : This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of receiving a request for final inspection (HS 17951).

12. LICENSED CONTRACTOR'S DECLARATION

I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and Professional Code related to my ability to take prime contracts or subcontracts involving specialty trades.

License Class: **C10** License No.: **892870** Contractor: **USA ELECTRICAL SERVICES****13. WORKERS' COMPENSATION DECLARATION**

I hereby affirm, under penalty of perjury, one of the following declarations:

- I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued.
- I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:
- Carrier: **SECURITY NTL. INS. CO.** Policy Number: **SWC1213277**
- I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.

WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.

14. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING

I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safety Code. Information is available at Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 buildings due to the presence of lead www.aqmd.gov (909) 396-2336 and the notification form at per section 6716 and 6717 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or www.dhs.ca.gov/childlead

15. CONSTRUCTION LENDING AGENCY DECLARATION

I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civil Code).

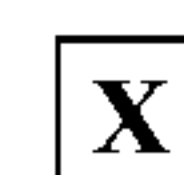
Lender's Name (If Any): _____ Lender's Address: _____

16. FINAL DECLARATION

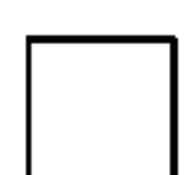
I certify that I have read this application **INCLUDING THE ABOVE DECLARATIONS** and state that the above information **INCLUDING THE ABOVE DECLARATIONS** is correct. I agree to comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).

By signing below, I certify that:

- (1) I accept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration / Lead Hazard Warning, Construction Lending Agency Declaration, and Final Declaration; and
- (2) This permit is being obtained with the consent of the legal owner of the property.

Print Name: **KEN BORENSTEIN**Sign: **Internet e-Permit System Declaration**Date: **02/05/2019**

Contractor



Authorized Agent



HVAC Commercial Express Permit No Plan Check	City of Los Angeles - Department of Building and Safety APPLICATION FOR HVAC PLAN CHECK AND INSPECTION	Issued On: 02/14/2019 Last Status: Issued Status Date: 02/14/2019
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1. PROPERTY OWNER			
WOMAN'S CHRISTIAN TEMPERANCE	551 KINGSLEY DR	LOS ANGELES CA 90020	
2. APPLICANT INFORMATION (Relationship: Nct Applicant)			
WILSON GRAMAJO	10133 BARTEE AVE	ARLETA, CA 91331 4514	(818) 571-5269
3. TENANT INFORMATION			

4. CONTRACTOR, ARCHITECT, & ENGINEER NAME	ADDRESS	CLASS	LICENSE #	PHONE #
(C) FANTASTIC AIR HEATING	10133 BARTEE ARLETA, CA 91331	C20	995058	(818) 571-5269

5. APPLICATION COMMENTS
 Structural plan check is required for new or replaced equipment weighing 400 lbs. or more when supported by a building and in case of a replacement, the new equipment exceeds the weight of the old one. LAMC Section 91.1632. E-Permit paid by credit card, fax number-> (818)571-5269.

6. DESCRIPTION OF WORK
 INSTALL (5) NEW MINI SPLITS

7. CHECKLIST ITEMS:

8. COUNCIL DISTRICT: 10

9. APPLICATION PROCESSING INFORMATION

Plan Check By:
 OK for Cashier:
 Signature: _____ Date: _____

For inspection requests, call toll-free (888) LA4BUILD (524-2845).
 Outside LA County, call (213) 473-3231 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311 or (866) 4LACITY (452-2489). Outside LA County, call (213) 473-3231.

For Cashier's Use Only **W/O #: 94401758**

NOTICE:
 The work included in this permit shall not be construed as establishing the legal number of dwelling units or guest rooms. That number is established by a Building Permit or a Certificate of Occupancy. In the event that any box (i.e. 1-10) is filled to its capacity, it is possible that additional information has been captured electronically and could not be printed due to space restrictions. Nevertheless, the information printed exceeds that required by Section 19825 of the Health and Safety Code of the State of California.

10. FEE INFORMATION	
Inspection Fee Period	
Permit Fee:	244.16
INSPECTION TOTAL HVAC	244.16
Permit Total	244.16
Permit Fee Subtotal HVAC	200.00
Permit D.S.C. Surcharge	6.72
Permit Sys. Development Surcharge	13.44
Permit Issuing Fee	24.00

Payment Date: 02/14/19
 Receipt No: ON381681
 Amount: \$244.16

551 S Kingsley Dr
 19044 - 90000 - 01758

11. FEE ITEM INFORMATION**COMPRESSOR**

AC <= 25 HP (5) 120.00

SYSTEM COMPONENTS

Air Inlet/Outlet (16) 80.00

PERMIT EXPIRATION/REFUNDS : This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of receiving a request for final inspection (HS 17951).

12. LICENSED CONTRACTOR'S DECLARATION

I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and Professional Code related to my ability to take prime contracts or subcontracts involving specialty trades.

License Class: **C20** License No.: **995058** Contractor: **FANTASTIC AIR HEATING AND COOLING**

13. WORKERS' COMPENSATION DECLARATION

I hereby affirm, under penalty of perjury, one of the following declarations:

- I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued.
- I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:
- Carrier: **STATE COMP. INS. FUND** Policy Number: **9203303**
- I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.

WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.

14. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING

I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safety Code. Information is available at Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 buildings due to the presence of lead www.aqmd.gov (909) 396-2336 and the notification form at per section 6716 and 6717 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or www.dhs.ca.gov/childlead

15. CONSTRUCTION LENDING AGENCY DECLARATION

I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civil Code).

Lender's Name (If Any): _____ Lender's Address: _____

16. FINAL DECLARATION

I certify that I have read this application **INCLUDING THE ABOVE DECLARATIONS** and state that the above information **INCLUDING THE ABOVE DECLARATIONS** is correct. I agree to comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).

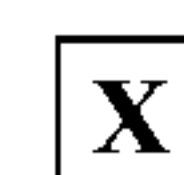
By signing below, I certify that:

- (1) I accept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration / Lead Hazard Warning, Construction Lending Agency Declaration, and Final Declaration; and
- (2) This permit is being obtained with the consent of the legal owner of the property.

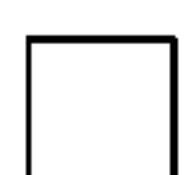
Print Name: **WILSON GRAMAJO**

Sign: **Internet e-Permit System Declaration**

Date: **02/14/2019**



Contractor



Authorized Agent



Electrical Commercial Express Permit No Plan Check	City of Los Angeles - Department of Building and Safety APPLICATION FOR ELECTRICAL PLAN CHECK AND INSPECTION	Issued On: 02/25/2019 Last Status: Issued Status Date: 02/25/2019
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1. PROPERTY OWNER			
WOMAN'S CHRISTIAN TEMPERANCE	551 KINGSLEY DR	LOS ANGELES CA 90020	
2. APPLICANT INFORMATION (Relationship: Nct Applicant)			
WILSON GRAMAJO	10133 BARTEE AVE	ARLETA, CA 91331 4514	(818) 571-5269
3. TENANT INFORMATION			

4. CONTRACTOR, ARCHITECT, & ENGINEER NAME	ADDRESS	CLASS	LICENSE #	PHONE #
(C) FANTASTIC AIR HEATING	10133 BARTEE ARLETA, CA 91331	C20	995058	(818) 571-5269

5. APPLICATION COMMENTS
 E-Permit paid by credit card, fax number-> (818)571-5269.

6. DESCRIPTION OF WORK
 INSTALL NEW CIRCUITS FOR MINI SPLITS

7. CHECKLIST ITEMS:

8. COUNCIL DISTRICT: 10

9. APPLICATION PROCESSING INFORMATION

Plan Check By:
 OK for Cashier:
 Signature: _____ Date: _____

For inspection requests, call toll-free (888) LA4BUILD (524-2845).
 Outside LA County, call (213) 473-3231 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311 or (866) 4LACITY (452-2489). Outside LA County, call (213) 473-3231.

For Cashier's Use Only **W/O #: 94106689**

NOTICE:
 The work included in this permit shall not be construed as establishing the legal number of dwelling units or guest rooms. That number is established by a Building Permit or a Certificate of Occupancy. In the event that any box (i.e. 1-10) is filled to its capacity, it is possible that additional information has been captured electronically and could not be printed due to space restrictions. Nevertheless, the information printed exceeds that required by Section 19825 of the Health and Safety Code of the State of California.

10. FEE INFORMATION	
Inspection Fee Period	
Permit Fee:	136.25
INSPECTION TOTAL Electrical	136.25
Permit Total	136.25
Permit Fee Subtotal Electrical	102.00
Permit D.S.C. Surcharge	3.75
Permit Sys. Development Surcharge	7.50
Permit Issuing Fee	23.00

Payment Date: 02/25/19
 Receipt No: ON384239
 Amount: \$136.25

551 S Kingsley Dr
 19041 - 90000 - 06689

11. FEE ITEM INFORMATION**NEW BRANCH CIRCUIT**

Ltg/Gen Rec, Dwell App, Non-Dwell App

(6)

102.00

PERMIT EXPIRATION/REFUNDS : This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of receiving a request for final inspection (HS 17951).

12. LICENSED CONTRACTOR'S DECLARATION

I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and Professional Code related to my ability to take prime contracts or subcontracts involving specialty trades.

License Class: **C20** License No.: **995058** Contractor: **FANTASTIC AIR HEATING AND COOLING**

13. WORKERS' COMPENSATION DECLARATION

I hereby affirm, under penalty of perjury, one of the following declarations:

- I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued.
- I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:
- Carrier: **STATE COMP. INS. FUND** Policy Number: **9203303**
- I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.

WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.

14. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING

I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safety Code. Information is available at Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 buildings due to the presence of lead www.aqmd.gov (909) 396-2336 and the notification form at per section 6716 and 6717 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or www.dhs.ca.gov/childlead

15. CONSTRUCTION LENDING AGENCY DECLARATION

I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civil Code).

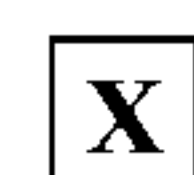
Lender's Name (If Any): _____ Lender's Address: _____

16. FINAL DECLARATION

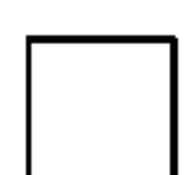
I certify that I have read this application **INCLUDING THE ABOVE DECLARATIONS** and state that the above information **INCLUDING THE ABOVE DECLARATIONS** is correct. I agree to comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).

By signing below, I certify that:

- (1) I accept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration / Lead Hazard Warning, Construction Lending Agency Declaration, and Final Declaration; and
- (2) This permit is being obtained with the consent of the legal owner of the property.

Print Name: **WILSON GRAMAJO**Sign: **Internet e-Permit System Declaration**Date: **02/25/2019**

Contractor



Authorized Agent

551 S Kingsley Dr



Permit #: B20LA09365
Plan Check #: B20LA09365
Event Code:

20016 - 10000 - 12479
Printed: 12/28/20 07:35 AM

Bldg-Alter/Repair Apartment Expanded Counter Plan Check Plan Check	City of Los Angeles - Department of Building and Safety APPLICATION FOR BUILDING PERMIT AND CERTIFICATE OF OCCUPANCY	Issued on: 12/23/2020 Last Status: Issued Status Date: 12/23/2020
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<u>1. TRACT</u>	<u>BLOCK</u>	<u>LOT(s)</u>	<u>ARB</u>	<u>COUNTY MAP REF #</u>	<u>PARCEL ID # (PIN #)</u>	<u>2. ASSESSOR PARCEL #</u>
WELLINGTON PLACE		18		M B 9-80	135B193 829	5503 - 023 - 002

3. PARCEL INFORMATION Area Planning Commission - Central LADBS Branch Office - LA Council District - 10 Certified Neighborhood Council - Wilshire Center-Korea Community Plan Area - Wilshire	Census Tract - 2118.02 District Map - 135B193 Energy Zone - 9 Fire District - 2 Near Source Zone Distance - 0.8	Redevelopment Plan Area - Wilshire Center/Koreatown Thomas Brothers Map Grid - 633-J2
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ZONES(S): C2-1

4. DOCUMENTS ZI - ZI-2374 LOS ANGELES STATE EI ORD - ORD-175038 ZI - ZI-2452 Transit Priority Area in the CRA - ZI 1940 KOREATOWN ZI - ZI-2488 Wilshire Center/Koreatown CPC - CPC-1986-834-GPC ORD - ORD-165302-SA20L	CPC - CPC-2013-3169 CPC - CPC-2018-6005-CA CDBG - BID-WILSHIRE CENTER CPC - CPC-2002-1128-CA
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5. CHECKLIST ITEMS Special Inspect - Concrete > 2.5ksi Special Inspect - Epoxy Bolts Permit Flag - Not a Fire Life Safety Project	Std. Work Descr - Seismic Gas Shut Off Valve
---	--

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION	
Owner(s): WOMAN'S CHRISTIAN TEMPERANCE U 551 KINGSLEY DR	LOS ANGELES CA 90020
Tenant:	
Applicant: (Relationship: Agent for Owner) MARY CALDERA -	(310) 530-3050

7. EXISTING USE (05) Apartment	PROPOSED USE	8. DESCRIPTION OF WORK FOUNDATION RETROFIT FOR 3-STORY APARTMENT BUILDING.
--	---------------------	--

9. # Bldgs on Site & Use: APARTMENT	For inspection requests, call toll-free (888) LA4BUILD (524-2845), or request inspections via www.ladbs.org . To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.
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10. APPLICATION PROCESSING INFORMATION BLDG. PC By: Sina Khosravi OK for Cashier: Khuong Truong Signature:	DAS PC By: Coord. OK: Date:	For Cashier's Use Only W/O #: 01612479
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11. PROJECT VALUATION & FEE INFORMATION Final Fee Period	
Permit Valuation: \$20,000	PC Valuation: \$20,000
FINAL TOTAL Bldg-Alter/Repair	367.64
Permit Fee Subtotal Bldg-Alter/Re	290.00
Plan Check Subtotal Bldg-Alter/Rc	0.00
E.Q. Instrumentation	2.60
D.S.C. Surcharge	8.78
Sys. Surcharge	17.56
Planning Surcharge	17.40
Planning Surcharge Misc Fee	10.00
Planning Gen Plan Maint Surchar	20.30
CA Bldg Std Commission Surchar	1.00
Permit Issuing Fee	0.00
Linkage Fee	0.00
Sewer Cap ID:	Total Bond(s) Due:

Payment Date: 12/23/20
Receipt No: 907773
Amount: \$367.64
Method: ECHECK

2020ON 24773

12. ATTACHMENTS	
Owner-Builder Declaration	Signed Declaration
Plot Plan	



10601132021105131

14. APPLICATION COMMENTS:

** Approved Seismic Gas Shut-Off Valve may be required. ** (E) Apartment bldg. per permit#1991LA74395.

In the event that any box (i.e. 1-16) is filled to capacity, it is possible that additional information has been captured electronically and could not be printed due to space restrictions. Nevertheless the information printed exceeds that required by section 19825 of the Health and Safety Code of the State of California.

15. BUILDING RELOCATED FROM:

16. CONTRACTOR, ARCHITECT & ENGINEER NAME	ADDRESS	CLASS	LICENSE #	PHONE #
(E) STOVNER,, ERIC CHRISTIAN	1195 N TUSTIN AVE,	ANAHEIM, CA 92807	S4204	(310) 530-3050
(O) OWNER-BUILDER			0	

PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of receiving a request for final inspection (HS 17951).

17. OWNER-BUILDER DECLARATION

I hereby affirm under penalty of perjury that I am exempt from the Contractors' State License Law for the following reason (Section 7031.5, Business and Professions Code: Any city or county which requires a permit to construct, alter, improve, demolish, or repair any structure, prior to its issuance, also requires the applicant for such permit to file a signed statement that he or she is licensed pursuant to the provisions of the Contractors License Law (Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code) or that he or she is exempt therefrom and the basis for the alleged exemption. Any violation of Section 7031.5 by any applicant for a permit subjects the applicant to a civil penalty of not more than five hundred dollars (\$500.):

I, as the owner of the property, or my employees with wages as their sole compensation, will do the work, and the structure is not intended or offered for sale (Sec. 7044, Business and Professions Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who does such work himself or herself or through his or her own employees, provided that such improvements are not intended or offered for sale. If, however, the building or improvement is sold within one year from completion, the owner-builder will have the burden of proving that he or she did not build or improve for the purpose of sale).

OR

I, as the owner of the property, am exclusively contracting with licensed contractors to construct the project (Sec. 7044, Business and Professions Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who contracts for such projects with a contractor(s) licensed pursuant to the Contractors License Law.)

18. WORKERS' COMPENSATION DECLARATION

I hereby affirm, under penalty of perjury, one of the following declarations:

I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued.

I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:

Carrier: _____ Policy Number: _____

I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.

WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES

19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING

I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safety Code. Information is available at (909) 396-2336 and the notification form at www.aqmd.gov. Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 buildings due to the presence of lead per section 6716 and 6717 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or www.dhs.ca.gov/childlead.

20. FINAL DECLARATION

I certify that I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOVE DECLARATIONS is correct. I agree to comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).

By signing below, I certify that:

- (1) I accept all the declarations above namely the Owner-Builder Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration/ Lead Hazard Warning, and Final Declaration; and
- (2) This permit is being obtained with the consent of the legal owner of the property.

Print Name: _____ Sign: _____ Date: _____ Owner Authorized Agent

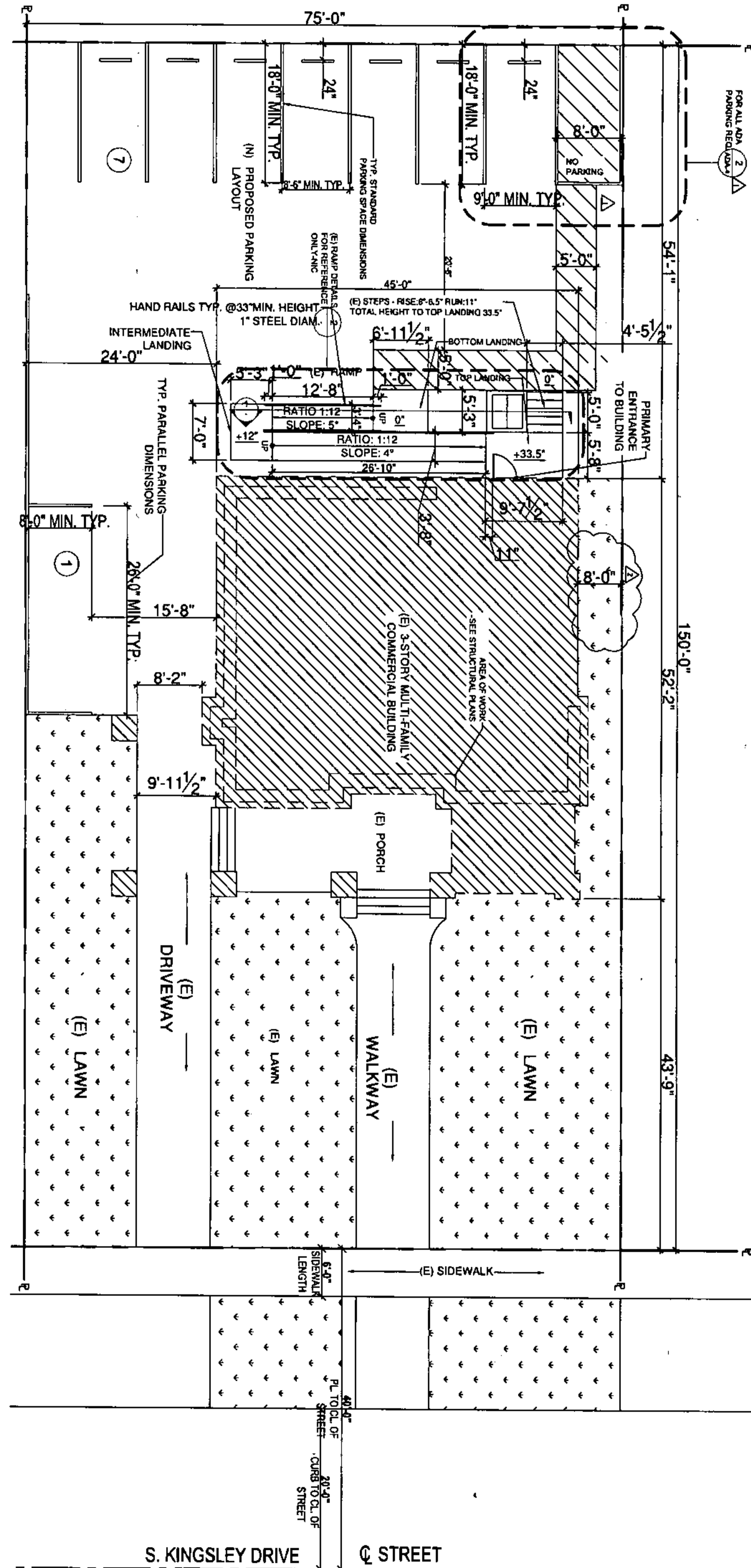
10601132021105131

Bldg-Alter/Repair
Apartment
Plan Check

City of Los Angeles - Department of Building and Safety

Plan Check #: B20LA09365
Initiating Office: METRO
Printed on: 12/10/20 11:47:56

PLOT PLAN ATTACHMENT



(DO NOT DRAW, WRITE, OR PASTE ATTACHMENTS OUTSIDE BORDER)

10601132021105131

READY TO ISSUE
BY: AMIR DANAI

DEC 0 2020

Amir Danai
Signature

OWNER'S ACKNOWLEDGMENT AND VERIFICATION OF
INFORMATION

(OWNER-BUILDER DECLARATION)

Application Number: 20016 - 10000 - 12479

Project Address: 551 S Kingsley Dr.

DIRECTIONS: Read and initial each statement below to signify you understand or verify this information.

10601132021105131
WCTU
W 1. I understand a frequent practice of unlicensed persons is to have the property owner obtain an "Owner-Builder" building permit that erroneously implies that the property owner is providing his or her own labor and material personally. I, as an Owner-Builder, may be held liable and subject to serious financial risk for any injuries sustained by an unlicensed person and his or her employees while working on my property. My homeowner's insurance may not provide coverage for those injuries. I am willfully acting as an Owner-Builder and am aware of the limits of my insurance coverage for injuries to workers on my property.

WCTU
W 2. I understand building permits are not required to be signed by property owners unless they are responsible for the construction and are not hiring a licensed Contractor to assume this responsibility.

WCTU
W 3. I understand as an "Owner-Builder" I am the responsible party of record on the permit. I understand that I may protect myself from potential financial risk by hiring a licensed Contractor and having the permit filed in his or her name instead of my own.

WCTU
W 4. I understand Contractors are required by law to be licensed and bonded in California and to list their license numbers on permits and contracts.

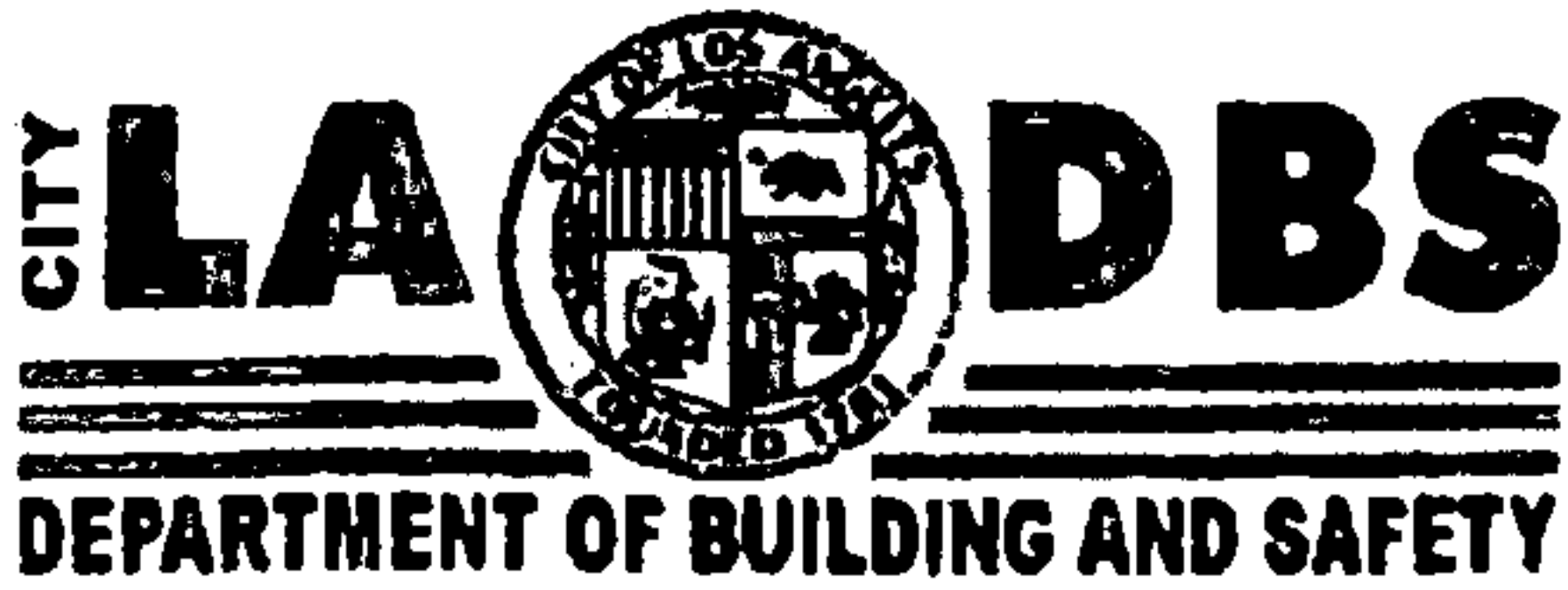
WCTU
W 5. I understand if I employ or otherwise engage any persons, other than California licensed Contractors, and the total value of my construction is at least five hundred dollars (\$500), including labor and materials, I may be considered an "employer" under state and federal law.

WCTU
W 6. I understand if I am considered an "employer" under state and federal law, I must register with the state and federal government, withhold payroll taxes, provide workers' compensation disability insurance, and contribute to unemployment compensation for each "employee." I also understand my failure to abide by these laws may subject me to serious financial risk.

WCTU
W 7. I understand under California Contractors' State License Law, an Owner-Builder who builds single-family residential structures cannot legally build them with the intent to offer them for sale, unless all work is performed by licensed subcontractors and the number of structures does not exceed four within any calendar year, or all of the work is performed under contract with a licensed general building Contractor.

WCTU
W 8. I understand as an Owner-Builder if I sell the property for which this permit is issued, I may be held liable for any financial or personal injuries sustained by any subsequent owner(s) that result from any latent construction defects in the workmanship or materials.

WCTU
W 9. I understand I may obtain more information regarding my obligations as an "employer" from the Internal Revenue Service, the United States Small Business Administration, the California Department of Benefit Payments, and the California Division of Industrial Accidents. I also understand I may contact the California Contractors' State License Board (CSLB) at 1-800-321-CSLB (2752) or www.cslb.ca.gov for more information about licensed contractors.



OWNER'S ACKNOWLEDGMENT AND VERIFICATION OF INFORMATION

(OWNER-BUILDER DECLARATION, cont.)

Application Number: 20010-10000-12479

Project Address: 551 S Kingsley Dr.

10601132021105131

^{WCU}
LD 10. I am aware of and consent to an Owner-Builder building permit applied for in my name, and understand that I am the party legally and financially responsible for proposed construction activity at the following address: 551 South Kingsley Drive LA CA 90020.

^{WCU}
LD 11. I agree that, as the party legally and financially responsible for this proposed construction activity, I will abide by all applicable laws and requirements that govern Owner-Builders as well as employers.

^{WCU}
LD 12. I agree to notify the issuer of this form immediately of any additions, deletions, or changes to any of the information I have provided on this form. Licensed contractors are regulated by laws designed to protect the public. If you contract with someone who does not have a license, the Contractors' State License Board may be unable to assist you with any financial loss you may sustain as a result of a complaint. Your only remedy against unlicensed Contractors may be in civil court. It is also important for you to understand that if an unlicensed Contractor or employee of that individual or firm is injured while working on your property, you may be held liable for damages. If you obtain a permit as Owner-Builder and wish to hire Contractors, you will be responsible for verifying whether or not those Contractors are properly licensed and the status of their workers' compensation insurance coverage. Before a building permit can be issued, this form must be completed and signed by the property owner and returned to the agency responsible for issuing the permit.

^{WCU}
LD 13. I understand that to obtain an Owner-Builder permit for electrical, plumbing or mechanical work that require a qualified installer, I must abide by all of the following restrictions:

- (1) Perform the work prior to sale of the dwelling
- (2) Be a homeowner that has resided in the residence for at least 12 months prior to the completion of the work described in the permit
- (3) Obtain Owner-Builder permit for not more than two structures during any three year period

I declare that I have complied or will comply with these requirements by the time the work described in the permit is completed.

Note: A copy of the property owner's driver's license, form notarization, or other verification acceptable to the agency is required to be presented when the permit is issued to verify the property owner's signature.

Owner's Name: THE WOMAN'S CHRISTIAN TEMPERANCE UNION OF Southern California
represented by Leah Digma

Signature of property owner Leah Digma Date: 10/12/2020

- SEC. 3. Section 19830 of the Health and Safety Code is repealed.
- SEC. 4. Section 19831 of the Health and Safety Code is repealed.
- SEC. 5. Section 19832 of the Health and Safety Code is repealed.

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services and activities.

Job Address: 551 S Kingsley Dr.

Application #: 20016-10000-12479

City of Los Angeles – Department of Building and Safety
Signature Declaration Attachment Form

Instructions

Applicant (contractor, owner, or agent): Complete and sign the appropriate statements below only after completely reviewing the entire permit application for accuracy. Also, indicate the job address on the top of the form. This attachment will become part of the permit application.

Building and Safety Staff Member: Complete the "APPLICATION#:" and make sure the job address is shown above. Give a copy of the permit application to the applicant.

"Signature Declaration"

PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous period of 180 days (Sec. 98.0602 LAM C). Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of receiving a request for final inspection (HS 17951).

17. LICENSED CONTRACTOR'S DECLARATION

I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and Professional Code related to my ability to take prime contracts or subcontracts involving specialty trades.

License Class: B License No.: 1053941 Contractor: Hutcherson Construction

18. WORKERS' COMPENSATION DECLARATION

I hereby affirm, under penalty of perjury, one of the following declarations:

- I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued.
- I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:

Carrier: FastComp / Clear Spring Insurance Policy Number: CS-WK-000024723-0

- I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.

WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.

19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING

I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safety Code. Information is available at (909) 396-2336 and the notification form at www.agmd.gov. Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 buildings due to the presence of lead per section 6716 and 6717 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or www.dhs.ca.gov/childlead.

20. CONSTRUCTION LENDING AGENCY DECLARATION

I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civil Code).

Lender's Name (If Any): N/A Lender's Address: _____

21. FINAL DECLARATION

I certify that I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOVE DECLARATIONS is correct. I agree to comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).

By signing below, I certify that:

- (1) I accept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration / Lead Hazard Warning, Construction Lending Agency Declaration, and Final Declaration; and
- (2) This permit is being obtained with the consent of the legal owner of the property.

Print Name: Paul Hutcherson Sign: [Signature] Date: 10/12/2000 Owner Contractor Authorized Agent

10601132021105131



City of Los Angeles Department of City Planning

3/18/2022 PARCEL PROFILE REPORT

PROPERTY ADDRESSES

551 S KINGSLEY DR

ZIP CODES

90020

RECENT ACTIVITY

ENV-2022-1866-CE

CHC-2022-1865-HCM

CASE NUMBERS

CPC-2018-6005-CA

CPC-2013-3169

CPC-2002-1128-CA

CPC-1986-834-GPC

ORD-175038

ORD-165302-SA20L

ENV-2019-4121-ND

ENV-2018-6006-CE

ENV-2013-3170-CE

ENV-2002-1131-ND

ENV-2002-1130-ND

Address/Legal Information

PIN Number	135B193 829
Lot/Parcel Area (Calculated)	11,260.9 (sq ft)
Thomas Brothers Grid	PAGE 633 - GRID J2
Assessor Parcel No. (APN)	5503023002
Tract	WELLINGTON PLACE
Map Reference	M B 9-80
Block	None
Lot	18
Arb (Lot Cut Reference)	None
Map Sheet	135B193

Jurisdictional Information

Community Plan Area	Wilshire
Area Planning Commission	Central
Neighborhood Council	Wilshire Center-Koreatown
Council District	CD 10 - Office of District 10
Census Tract #	2118.02
LADBS District Office	Los Angeles Metro

Permitting and Zoning Compliance Information

Administrative Review	None
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Planning and Zoning Information

Special Notes	None
Zoning	C2-1
Zoning Information (ZI)	ZI-2452 Transit Priority Area in the City of Los Angeles ZI-2498 Local Emergency Temporary Regulations - Time Limits and Parking Relief - LAMC 16.02.1 ZI-2374 State Enterprise Zone: Los Angeles ZI-2488 Redevelopment Project Area: Wilshire Center/Koreatown
General Plan Land Use	Neighborhood Office Commercial
General Plan Note(s)	Yes
Hillside Area (Zoning Code)	No
Specific Plan Area	None
Subarea	None
Special Land Use / Zoning	None
Historic Preservation Review	No
Historic Preservation Overlay Zone	None
Other Historic Designations	None
Other Historic Survey Information	None
Mills Act Contract	None
CDO: Community Design Overlay	None
CPIO: Community Plan Imp. Overlay	None
Subarea	None
CUGU: Clean Up-Green Up	None
HCR: Hillside Construction Regulation	No
NSO: Neighborhood Stabilization Overlay	No
POD: Pedestrian Oriented Districts	None
RFA: Residential Floor Area District	None
RIO: River Implementation Overlay	No

This report is subject to the terms and conditions as set forth on the website. For more details, please refer to the terms and conditions at zimas.lacity.org
 (*) - APN Area is provided "as is" from the Los Angeles County's Public Works, Flood Control, Benefit Assessment.

SN: Sign District	No
Streetscape	No
Adaptive Reuse Incentive Area	Adaptive Reuse Incentive Area
Affordable Housing Linkage Fee	
Residential Market Area	Medium-High
Non-Residential Market Area	High
Transit Oriented Communities (TOC)	Tier 3
RPA: Redevelopment Project Area	Wilshire Center/Koreatown
Central City Parking	No
Downtown Parking	No
Building Line	None
500 Ft School Zone	No
500 Ft Park Zone	No
Assessor Information	
Assessor Parcel No. (APN)	5503023002
Ownership (Assessor)	
Owner1	WOMAN'S CHRISTIAN TEMPERANCE UNION OF SO CALIF
Address	551 S KINGSLEY DR LOS ANGELES CA 90020
Ownership (Bureau of Engineering, Land Records)	
Owner	WOMAN'S CHRISTIAN TEMPERANCE UNION OF SOUTHERN CALIFORNIA
Address	551 S. KINGSLEY DR. LOS ANGELES CA 90020
APN Area (Co. Public Works)*	0.258 (ac)
Use Code	1800 - Commercial - Hotel and Motel - Hotel - Under 50 Rooms - One Story
Assessed Land Val.	\$178,197
Assessed Improvement Val.	\$53,569
Last Owner Change	02/45/1967
Last Sale Amount	\$0
Tax Rate Area	6657
Deed Ref No. (City Clerk)	1503
Building 1	
Year Built	1911
Building Class	D55C
Number of Units	0
Number of Bedrooms	0
Number of Bathrooms	0
Building Square Footage	5,378.0 (sq ft)
Building 2	No data for building 2
Building 3	No data for building 3
Building 4	No data for building 4
Building 5	No data for building 5
Rent Stabilization Ordinance (RSO)	No [APN: 5503023002]
Additional Information	
Airport Hazard	None
Coastal Zone	None
Farmland	Area Not Mapped
Urban Agriculture Incentive Zone	YES
Very High Fire Hazard Severity Zone	No
Fire District No. 1	No
Flood Zone	Outside Flood Zone
Watercourse	No
Hazardous Waste / Border Zone Properties	No

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 (*) - APN Area is provided "as is" from the Los Angeles County's Public Works, Flood Control, Benefit Assessment.

Methane Hazard Site	None
High Wind Velocity Areas	No
Special Grading Area (BOE Basic Grid Map A-13372)	No
Wells	None

Seismic Hazards

Active Fault Near-Source Zone	
Nearest Fault (Distance in km)	0.75230736
Nearest Fault (Name)	Puente Hills Blind Thrust
Region	Los Angeles Blind Thrusts
Fault Type	B
Slip Rate (mm/year)	0.70000000
Slip Geometry	Reverse
Slip Type	Moderately / Poorly Constrained
Down Dip Width (km)	19.00000000
Rupture Top	5.00000000
Rupture Bottom	13.00000000
Dip Angle (degrees)	25.00000000
Maximum Magnitude	7.10000000
Alquist-Priolo Fault Zone	No
Landslide	No
Liquefaction	No
Preliminary Fault Rupture Study Area	No
Tsunami Inundation Zone	No

Economic Development Areas

Business Improvement District	WILSHIRE CENTER
Hubzone	Redesignated until Dec 2021
Opportunity Zone	Yes
Promise Zone	None
State Enterprise Zone	LOS ANGELES STATE ENTERPRISE ZONE

Housing

Direct all Inquiries to	Los Angeles Housing Department
Telephone	(866) 557-7368
Website	https://housing.lacity.org
Rent Stabilization Ordinance (RSO)	No [APN: 5503023002]
Ellis Act Property	No
AB 1482: Tenant Protection Act	No

Public Safety

Police Information	
Bureau	West
Division / Station	Olympic
Reporting District	2024
Fire Information	
Bureau	Central
Batallion	11
District / Fire Station	29
Red Flag Restricted Parking	No

CASE SUMMARIES

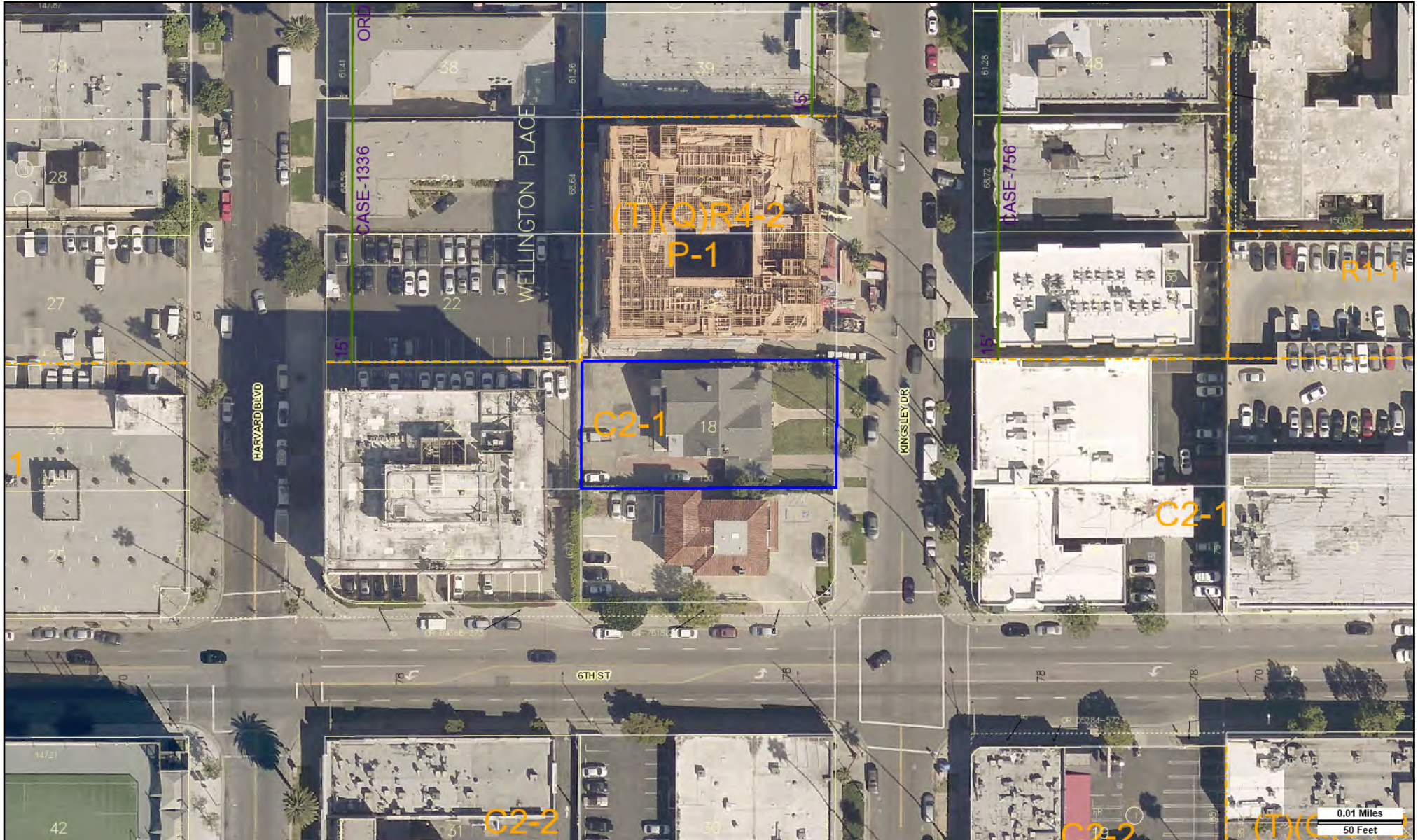
Note: Information for case summaries is retrieved from the Planning Department's Plan Case Tracking System (PCTS) database.

Case Number:	CPC-2018-6005-CA
Required Action(s):	CA-CODE AMENDMENT
Project Descriptions(s):	RESOLUTION TO TRANSFER THE LAND USE AUTHORITY FROM THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF LOS ANGELES, DESIGNATED LOCAL AUTHORITY (CRA/LA-DLA) TO THE CITY OF LOS ANGELES AND CODE AMENDMENT TO ESTABLISH PROCEDURES FOR THE IMPLEMENTATION OF UNEXPIRED REDEVELOPMENT PLANS AND UPDATE OTHER RELEVANT CODE PROVISIONS IN THE LOS ANGELES MUNICIPAL CODE TO FACILITATE THE TRANSFER OF LAND USE AUTHORITY FROM THE CRA/LA-DLA TO THE CITY OF LOS ANGELES.
Case Number:	CPC-2013-3169
Required Action(s):	Data Not Available
Project Descriptions(s):	THE PROPOSED PROJECT CONSISTS OF: (1) A TECHNICAL MODIFICATION TO SECTIONS 12.03, 12.04, 12.21, 12.22, 12.24, 13.11, 14.5, 16.05 AND 16.11 OF THE LOS ANGELES MUNICIPAL CODE (LAMC) TO REMOVE OR AMEND REFERENCES TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY (CRA); (2) TECHNICAL CORRECTIONS TO CLARIFY EXISTING REGULATIONS IN THE LAMC THAT ARE IMPACTED BY THE TRANSFER OF LAND USE AUTHORITY; AND (3) A RESOLUTION REQUESTING THAT ALL LAND USE RELATED PLANS AND FUNCTIONS OF THE CRA/LA BE TRANSFERRED TO THE DEPARTMENT OF CITY PLANNING
Case Number:	CPC-2002-1128-CA
Required Action(s):	CA-CODE AMENDMENT
Project Descriptions(s):	
Case Number:	CPC-1986-834-GPC
Required Action(s):	GPC-GENERAL PLAN/ZONING CONSISTENCY (AB283)
Project Descriptions(s):	GENERAL PLAN/ZONING CONSISTENCY - WILSHIRE, WESTLAKE, SHERMAN OAKS, STUDIO STUDIO, TOLUCA LAKE
Case Number:	ENV-2019-4121-ND
Required Action(s):	ND-NEGATIVE DECLARATION
Project Descriptions(s):	RESOLUTION TO TRANSFER THE LAND USE AUTHORITY FROM THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF LOS ANGELES, DESIGNATED LOCAL AUTHORITY (CRA/LA-DLA) TO THE CITY OF LOS ANGELES AND CODE AMENDMENT TO ESTABLISH PROCEDURES FOR THE IMPLEMENTATION OF UNEXPIRED REDEVELOPMENT PLANS AND UPDATE OTHER RELEVANT CODE PROVISIONS IN THE LOS ANGELES MUNICIPAL CODE TO FACILITATE THE TRANSFER OF LAND USE AUTHORITY FROM THE CRA/LA-DLA TO THE CITY OF LOS ANGELES.
Case Number:	ENV-2018-6006-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	RESOLUTION TO TRANSFER THE LAND USE AUTHORITY FROM THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF LOS ANGELES, DESIGNATED LOCAL AUTHORITY (CRA/LA-DLA) TO THE CITY OF LOS ANGELES AND CODE AMENDMENT TO ESTABLISH PROCEDURES FOR THE IMPLEMENTATION OF UNEXPIRED REDEVELOPMENT PLANS AND UPDATE OTHER RELEVANT CODE PROVISIONS IN THE LOS ANGELES MUNICIPAL CODE TO FACILITATE THE TRANSFER OF LAND USE AUTHORITY FROM THE CRA/LA-DLA TO THE CITY OF LOS ANGELES.
Case Number:	ENV-2013-3170-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	THE PROPOSED PROJECT CONSISTS OF: (1) A TECHNICAL MODIFICATION TO SECTIONS 12.03, 12.04, 12.21, 12.22, 12.24, 13.11, 14.5, 16.05 AND 16.11 OF THE LOS ANGELES MUNICIPAL CODE (LAMC) TO REMOVE OR AMEND REFERENCES TO THE FORMER COMMUNITY REDEVELOPMENT AGENCY (CRA); (2) TECHNICAL CORRECTIONS TO CLARIFY EXISTING REGULATIONS IN THE LAMC THAT ARE IMPACTED BY THE TRANSFER OF LAND USE AUTHORITY; AND (3) A RESOLUTION REQUESTING THAT ALL LAND USE RELATED PLANS AND FUNCTIONS OF THE CRA/LA BE TRANSFERRED TO THE DEPARTMENT OF CITY PLANNING
Case Number:	ENV-2002-1131-ND
Required Action(s):	ND-NEGATIVE DECLARATION
Project Descriptions(s):	
Case Number:	ENV-2002-1130-ND
Required Action(s):	ND-NEGATIVE DECLARATION
Project Descriptions(s):	

DATA NOT AVAILABLE

ORD-175038

ORD-165302-SA20L



Address: 551 S KINGSLEY DR
 APN: 5503023002
 PIN #: 135B193 829

Tract: WELLINGTON PLACE
 Block: None
 Lot #: 18
 Arb: None

Zoning: C2-1
 General Plan: Neighborhood Office Commercial

