RECOMMENDATION REPORT

Los Angeles Department of City Planning

CULTURAL HERITAGE COMMISSION

HEARING DATE: January 21, 2016
TIME: 10:00 AM
PLACE: City Hall, Room 1050

LOCATION: 81 Fremont Place

Council District: 4
Community Plan Area: Wilshire
Area Planning Commission: Central
Neighborhood Council: Greater Wilshire
Legal Description: TR 89, Lot 81

PROJECT:
Historic-Cultural Monument Application for
COLONEL KOEHLER/ADMIRAL KINGMAN RESIDENCE

REQUEST:
Declare the property a Historic-Cultural Monument

OWNER(S)/APPLICANT(S):
Abel Villarreal and Tim Palen
81 Fremont Place
Los Angeles, CA 90005

PREPARER:
Mitzi March Mogul
1725 Wellington Road
Los Angeles, CA 90019

RECOMMENDATION:
That the Cultural Heritage Commission:

1. Take the property under consideration as a Historic-Cultural Monument per Los Angeles Administrative Code Chapter 9, Division 22, Article 1, Section 22.171.10 because the application and accompanying photo documentation suggest the submittal warrants further investigation.

2. Adopt the report findings.

MICHAEL J. LOGRANDE
Director of Planning

[SIGNED ORIGINAL IN FILE]

Ken Bernstein, AICP, Manager
Office of Historic Resources

Lambert M. Giessinger, Preservation Architect
Office of Historic Resources

[SIGNED ORIGINAL IN FILE]

Shannon Ryan, City Planning Associate
Office of Historic Resources

Attachments: Historic-Cultural Monument Application
SUMMARY

The subject property is part of the Fremont Place residential park that was developed in 1911 on the western side of Los Angeles. Developers Charles Ingram, David Barry, and George Briggs envisioned an exclusive neighborhood filled with grand estates for those seeking privacy and/or status. The 50 acres were divided into expansive 200 foot by 200 foot lots. An advertisement for Fremont Place noted that no house would cost less than $7,500. At the time of the subdivision, this stretch of Los Angeles was considered far removed from the center of activity in downtown.

The subject property was designed by Frank L. Meline in the Mediterranean style and built in 1919 for Colonel Louis Martin Koehler (1865-1924) of the U.S. Military and his wife Maude Anthony Koehler. Colonel Koehler was the second owner of the lot (the first was Ygnacio Ramon del Valle Jr.), but he was the first to build on it. The 4,912 square-foot, two-story house cost $20,000 to build in 1919. The subject property is associated with a second serviceman, Admiral Howard Fithian Kingman (1890-1968) of the U.S. Navy, who bought the property from Mrs. Koehler in 1950. Both men had long and impressive careers.

The house appears very proportionate from the front with rectangular massing and slightly off-centered entry. The house is clad in smooth stucco and has a low pitched hipped roof with Mission tile. The fenestration includes wood double casement windows, double hung windows, and French doors. The front entrance is demarcated by a decorative cast stone surround that includes a military eagle, a likely nod to Colonel Koehler and his military career. A stucco chimney is visible emerging from the center of the house. An original flagpole remains extant in the front yard. While the front of the house appears very rectangular, the plan of the house is irregular with a rear portion extending out into the back yard. A garage with a chauffeur's apartment above sits at the end of the driveway.

Alterations include the addition of a porte-cochere and reconfiguration of the front walkway in 1950. More recent work from 2002 include combining what were the maid’s quarters into a family room, remodeling and expanding the kitchen, and adding square footage to the first floor of the north and rear facades.

Frank L. Meline (1875-1944) was a contractor, designer, and real estate developer. Meline had experience working with architect Stiles O. Clements. Architect Wallace Neff worked under Meline for several years before he formed his own practice. Some of Meline’s clients included P.G. Winnet, King Gillette, John Barrymore, and Dolores Costello. Meline is known for his designs for the Hollywood Fox Theater and Ruskin Art Club (HCM #639), as well as the development of Castellamare in Pacific Palisades. He worked in a variety of period revival styles and his company had multiple offices throughout greater Los Angeles.

The citywide historic resources survey, SurveyLA, was unable to survey the gated community, but identified the development as likely to be significant as a streetcar suburb that was one of the earliest single-family residential developments in the Wilshire area.

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

**FINDINGS**

Based on the facts set forth in the summary and application, the Commission determines that the application is complete and that the property may be significant enough to warrant further investigation as a potential Historic-Cultural Monument.
1. PROPERTY IDENTIFICATION

**Proposed Monument Name:** Col. Koehler/Adm. Kingman Residence

**Other Associated Names:** NONE

**Street Address:** 81 Fremont Place  
**Zip:** 90005  
**Council District:** 4

**Range of Addresses on Property:** 81 Fremont Place  
**Community Name:** Fremont Place

**Assessor Parcel Number:** 5090017005  
**Tract:** TR89  
**Block:** NONE  
**Lot:** 81

**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:** garage/chauffeur's quarters

2. CONSTRUCTION HISTORY & CURRENT STATUS

<table>
<thead>
<tr>
<th>Year built: 1919</th>
<th>Factual</th>
<th>Estimated</th>
<th>Threatened?</th>
<th>None</th>
</tr>
</thead>
<tbody>
<tr>
<td>Architect/Designer:</td>
<td>Frank L. Meline</td>
<td>Contractor:</td>
<td>Frank L. Meline</td>
<td></td>
</tr>
<tr>
<td>Original Use:</td>
<td>Residence</td>
<td>Present Use:</td>
<td>Residence</td>
<td></td>
</tr>
<tr>
<td>Is the Proposed Monument on its Original Site?</td>
<td>Yes</td>
<td>No (explain in section 7)</td>
<td>Unknown (explain in section 7)</td>
<td></td>
</tr>
</tbody>
</table>

3. STYLE & MATERIALS

**Architectural Style:** Select from menu or type style directly into box  
**Stories:** 2  
**Plan Shape:** Irregular

<table>
<thead>
<tr>
<th>FEATURE</th>
<th>PRIMARY</th>
<th>SECONDARY</th>
</tr>
</thead>
<tbody>
<tr>
<td>CONSTRUCTION</td>
<td>Type: Concrete poured/precast</td>
<td>Type: Select</td>
</tr>
<tr>
<td>CLADDING</td>
<td>Material: Stucco, smooth</td>
<td>Material: Select</td>
</tr>
<tr>
<td>ROOF</td>
<td>Type: Select</td>
<td>Type: Select</td>
</tr>
<tr>
<td>Material: Clay tile, rounded</td>
<td>Material: Select</td>
<td></td>
</tr>
<tr>
<td>WINDOWS</td>
<td>Type: Double-hung</td>
<td>Type: Casement</td>
</tr>
<tr>
<td>Material: Wood</td>
<td>Material: Wood</td>
<td></td>
</tr>
<tr>
<td>ENTRY</td>
<td>Style: Off-center</td>
<td>Style: Select</td>
</tr>
<tr>
<td>DOOR</td>
<td>Type: Paneled, glazed</td>
<td>Type: Select</td>
</tr>
</tbody>
</table>
**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.

<table>
<thead>
<tr>
<th>Date</th>
<th>Alteration Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>7/25/38</td>
<td>Remove ext. plaster/lath and replaster/relath, new kitchen sink, redecorate service area</td>
</tr>
<tr>
<td>12/28/50</td>
<td>Add bathroom and porte-cochere, misc. int. plaster patching, new plumbing fixtures</td>
</tr>
<tr>
<td>12/28/53</td>
<td>Replace garage doors, remove laundry trap</td>
</tr>
<tr>
<td>4/9/2002</td>
<td>Expand/remodel kitchen (1-sty add. to 1st floor of a 2-sty SFD), add 1-sty entry, inst. pre-fab fireplace, relocate bathrm w/in space, convert 2 of 6 bedrms into Family Rm, int. remodel</td>
</tr>
<tr>
<td>9/5/2012</td>
<td>Service upgrade: rewire cloth wiring, install HVAC power supply, add outlets, smoke alarms</td>
</tr>
<tr>
<td>7/13/2012</td>
<td>Replace existing HVAC systems</td>
</tr>
<tr>
<td>8/22/2012</td>
<td>Install tankless water heater</td>
</tr>
</tbody>
</table>

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

<table>
<thead>
<tr>
<th>Listed in the National Register of Historic Places</th>
</tr>
</thead>
<tbody>
<tr>
<td>Listed in the California Register of Historical Resources</td>
</tr>
<tr>
<td>Formally determined eligible for the National and/or California Registers</td>
</tr>
<tr>
<td>Located in an Historic Preservation Overlay Zone (HPOZ)</td>
</tr>
<tr>
<td>Determined eligible for national, state, or local landmark status by an historic resources survey(s)</td>
</tr>
</tbody>
</table>

Other historical or cultural resource designations: Area listed, but not surveyed, due to access restrictions, in SurveyLA

**6. APPLICABLE HISTORIC-CULTURAL MONUMENT CRITERIA**

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

- Reflects the broad cultural, economic, or social history of the nation, state, or community
- Is identified with historic personages or with important events in the main currents of national, state, or local history
- Embodies the distinguishing characteristics of an architectural-type specimen, inherently valuable for study of a period, style, or method of construction

A notable work of a master builder, designer, or architect whose individual genius influenced his or her age
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: Abel Villarreal and Tim Palen
Company: owners
Street Address: 81 Fremont Place
City: Los Angeles
State: CA
Zip: 90005
Phone Number: 323/365-3707
Email: AbelVillareal@mindspring.com

Property Owner

Name: Abel Villarreal and Tim Palen
Company: N/A
Street Address: 81 Fremont Place
City: Los Angeles
State: CA
Zip: 90005
Phone Number: 323/365-3707
Email: AbelVillareal@mindspring.com

Nomination Preparer/Applicant's Representative

Name: Mitzi March Mogul
Company: own
Street Address: 1725 Wellington Road
City: Los Angeles
State: CA
Zip: 90019
Phone Number: 323/734-9980
Email: Mogulink@gmail.com
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
2. ✔ Written Statements A and B
3. ✔ Bibliography
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)
5. ✔ Copies of Primary/Secondary Documentation
6. ✔ Copies of Building Permits for Major Alterations (include first construction permits)
7. ✔ Additional, Contemporary Photos
8. ✔ Historical Photos
9. ✔ Zimas Parcel Report for all Nominated Parcels (including map)

10. RELEASE

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

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

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

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

Name: _______________________________ Date: ________________ Signature: _______________________________
81 FREMONT PLACE—ARCHITECTURAL DESCRIPTION

The house at #81 is a handsome Mediterranean style with an irregular footprint, although from the front it appears as a horizontal rectangle with a porte-cochere at the north end. The roof profile is hipped, and follows the irregular pattern of the footprint; the clay roof tiles are original (called out on the plans as “Mission Tile”). The house contains ten rooms, which include bedrooms, family room, library, dining and living rooms, and kitchen. When first built the house was eleven rooms which included two maid’s rooms; those were later combined to create a large Family Room. The second floor windows are wood-frame casement and double-hung; the ground floor windows are a mix of double-hung, French, and casement. The front door entrance is marked by a grand cast concrete surround, decorated with a medallion containing a military eagle and further embellished by a rippling ribbon, all in cast concrete. The whole is surmounted by a lintel which is supported by two corbels. The door itself is solid wood with 15 reveal panels. Each panel contains a decorative center medallion. A set of windows is at the left and right of the door. Further to the south end of the façade is a large arched window.

The flagpole out front is an original feature.

The house has a concrete foundation and one brick chimney.

Most of the changes to the house were made in 1950 by the second owner of the house, Admiral Howard Kingman, 65 years ago and thus may be considered to have taken on their own level of significance. This includes new plumbing fixtures, removal of the dressing table and mirror in the upstairs dressing room, addition of the porte-cochere, reconfiguration of the front walkway, and replacement of garage doors.

A terrace spans the width of the ground floor façade exterior. One enters the house from the east-facing elevation to a large vestibule. To the right is the dining room, beyond which is a pantry and kitchen. The two former maid’s rooms were at the rear of the kitchen in the north-west corner of the house; those have been converted into a Family Room.

To the left of the entry is the Living Room; a sun room adjoins the living room at the south-east corner of the house and a library is behind the living room to the west. French doors lead from the library to the rear garden. The entry vestibule leads to the stair hall. A wide staircase ends in an exceptionally large second floor landing around which are four bedrooms and two bathrooms. A deck off the master bedroom is the roof of the sun room and a rear deck off bedroom 1 is above the former maid’s/family room.

The garage occupies the north-west corner of the property. A chauffeur’s apartment over the garage is original.

A variety of decorative elements can be found throughout: wood grilles over windows, wrought iron and wood balconets, arched and oval window frames, arched doorways, and cast plasterwork.

The property includes the 7’ sidewalk and 10.5’ parkway; the property line extends to the center of the street. This was the way Fremont Place was conceived, with all lots reaching to the center of the roadway, giving owners complete ownership in the infrastructure of the community.
81 FREMONT PLACE: SIGNIFICANCE STATEMENT

In 1911 Fremont Place opened as the newest upscale residential park on the rapidly developing west side of Los Angeles. The fifty acres site was developed by Charles Ingram, David Barry and George Briggs. In 1911 the partners announced that the 51-acre project would consist of 48 lots each measuring 200 by 200 feet and claimed that no home would cost less than $7,500. Indeed, most cost considerably more. The elegant entrance to Fremont Place features two columns flanking the roadway. Although they appear to be granite they are actually cast concrete. Designed by J. Martyn Haenke, they were erected at a cost of $12,000 each, a princely sum in 1911. Taking a cue from Victoria Park to the south, which had opened just a few years before Fremont Place, the area featured wide (22') streets, 7' sidewalks, deep set-backs for construction, and the addresses were the lot numbers. That numbering system remains in place. The lots themselves extend to the center of the street, giving each owner a stake in the actual infrastructure of the park.

Among the notable residents of Fremont Place over the years were razor manufacturer King Gillette, actresses Mary Pickford and Mary Miles Minter, Bank of America founder A.P. Giannini, Eastern-Columbia department store owner Adolph Sieroty, Samuel H. Rindge, son of famed land owner/philanthropist Fredrick Rindge, boxer Mohammad Ali, and James Francis Cardinal McIntyre, head of the Los Angeles Catholic Archdiocese. In addition to these famous personalities were those who made notable contributions in a variety of fields or owned very successful businesses. Fremont Place was promoted as an exclusive enclave for those seeking either privacy or status—or both.

Following the Great Depression and successive ups and downs in the real estate market many of the originally proposed 48 lots were subdivided. In addition, the lots fronting on Wilshire were sold for commercial building. Initially, the standards that had been set for Fremont Place were ensured by a set of reciprocal codes, covenants and restrictions (CC&Rs), which were legally enforceable for all the properties. Over time, some homeowners did not renew these covenants and eventually they lapsed altogether.

By the 1960's, the prestige of Fremont Place had declined to the point where some homes sold for as little as $70,000 and at one point the entire tract was nearly sold for commercial development. A handful of homeowners who refused to sell their lots prevented that from happening. Renewed cooperative efforts in an active homeowners association played a major role in reversing the decline, restoring the park’s desirability and increased home values.

Over the years many television shows and movies have used Fremont Place as a filming location, including The Artist, Taken, War of the Roses, and Gone Girl, to name but a few.

The first owner of #81 Fremont Place was Ygnacio Ramon del Valle, Jr. The Del Valle name is synonymous with the earliest days of Los Angeles; they were among the founders of the city, but perhaps most noted for their ownership of the Camulos Rancho, where Helen Hunt Jackson wrote the novel “Ramona” which came to represent the dream, the promise and the romance of Southern California. It was Y.R. Del Valle, Sr. who owned Camulos; his son managed the rancho for many years following the death of his father, but eventually became interested in motor cars and became one of the leading dealers and promoters of automobiles in the city. The exclusivity of Fremont Place must have been appealing to him, but he did not build on the lot.
Finally, the home at #81 Fremont Place was constructed in 1919 by Colonel Louis Martin Koehler. (Prior to that, he and his wife lived at 2060 Hobart Boulevard in West Adams Heights.) The permit was taken out on August 7, 1919 with an estimated construction cost of $20,000.

Col. Koehler was born in Illinois in 1865, just as the Civil War ended. Perhaps inspired by tales of the heroic actions of that conflict, he graduated West Point in 1885 (student #3081), entered the military and quickly rose through the ranks. He was noted as an “Indian fighter.” In 1893 he was 1st Lieutenant in the U.A. 9th Cavalry out of Fort Duchesne, Utah. A few years later he served at Fort Grant in Arizona Territory with the 9th U.S. Cavalry.

He was stationed for a few years at the Presidio in San Francisco before being sent to the Philippines in 1906. While there he became embroiled in an episode which resulted in his court-martial, although that was eventually rescinded under appeal. Koehler accused civil and military governor of Jolo, Major Hugh L. Scott, with incompetence and neglect of duty. Instead of the charges being investigated, per protocol, they were suppressed by Major-General Leonard Wood and counter-charges were made against Koehler by Scott; he was charged with using disrespectful language to a superior officer. Koehler appealed to the Secretary of War to set aside the findings. This prompted a Congressional investigation of Wood’s management of Philippine affairs and review of the incidents between Koehler and Scott by the Supreme Court.

Col. Koehler also served as the Regimental Commander of the Puerto Rican Regiment of Infantry from July 1912 through January 1914, which was the only Hispanic segregated unit comprised of Puerto Ricans.

Koehler was at the center of many important military campaigns and saw a wide range of soldiering throughout his career. He earned an excellent reputation for his actions and his skill during his service.

Koehler retired from the army due to ill health and settled in Los Angeles, where he became professor of military science and tactics at the University of Southern California and, during World War I, Commandant of the University Reserve Officers Training Corps (ROTC). He died in 1924.

Col. Koehler’s wife Maude Anthony Koehler continued to live in the house until her death at age 84 in 1950. She met Col. Koehler through her father, Col. Daniel Read Anthony, when both were stationed at Leavenworth, Kansas. She was also the niece and closest living relative of famed woman suffragist Susan B. Anthony and devoted much effort to perpetuating her aunt’s memory.

Both Koehler and his wife are buried at Arlington National Cemetery.

Interestingly, the second owner/resident of the house at #81 was also a military man, with an equally, if not more, impressive history.

Admiral Howard Fithian Kingman was born in North Dakota on May 5, 1890. The Navy was in his blood; he was the grandson of a Rear Admiral, one Edwin Fithian, who was a member of Perry’s landing party on the Expedition to Japan. Howard Kingman graduated from the Naval Academy at Annapolis, MD in 1911 and immediately went to sea.

He was appointed Midshipman, June 14, 1907 and was on duty on the New York during entire period of hostilities of World War I. His promotions were quickly earned: Lieutenant, Junior Grade, March 7, 1915; Lieutenant, July 1, 1917; Lieutenant-Commander, Aug. 15, 1918. His career spanned two world wars over 35 years.
He continued to rise through the ranks, eventually becoming Vice Admiral and succeeding Admiral William F. “Bull” Halsey as Commander of the Third Fleet. While in command of the Battleship Division 2, Pacific Fleet, 35,000 forces under Kingman’s command participated in the assault and occupation of Attu, in the Aleutian Islands, as well as Tarawa, Saipan, Tinian, Guam, and others. Before taking over command from Adm. Halsey, he was Commandant of the 15th Naval district and Commander of the Panama Sea Frontier. He became highly decorated for his service: He was awarded the Legion of Merit for “exceptionally meritorious conduct in the performance of outstanding services to the Government of the United States as Commanding Officer of a Fire Support Section at Roi, Namur, Kwajalein, and Eniwetok.” He was later awarded a Gold Star in lieu of a Second Award of the Legion of Merit for “exceptionally meritorious conduct in the performance of outstanding services to the Government of the United States as Commander, fire support bombardment group, from 14 June 1944 to 1 August 1944. He was present on board the USS Missouri at the signing of the surrender of Japan.

He, and the battles that he commanded, are referenced at great length in the Navy Cruise Books. Navy cruise books are yearbook-style books assembled by volunteers on board ship to commemorate a deployment. They usually include portraits of the sailors, officers, and other personnel aboard, accompanied by the individual’s surname and naval rate. Portraits are generally organized alphabetically by surname within each division or department. Other features may include candid photographs of crew members at work and recreation, details and history of the ship, and short biographies on captains, commanders, and other prominent officers.

Following Kingman’s retirement, he and his wife settled in Los Angeles where they lived first at 614 N. Foothill Road in Beverly Hills. After a violent holdup attempt in 1948 they moved to 81 Fremont Place following the death of Mrs. Koehler in 1950. Adm. Kingman was a member of the Sons of the Revolution, which indicates that his family had deep roots in the United States. He was active in a variety of civic and charitable organization, including many that supported naval veterans. He and his wife made several gifts of artwork by American artist George Bellows to LACMA (not currently on display). He served as Vice President of the Los Angeles Harbor Commission. When he died on July 4, 1968, Charles S. Thomas, former Secretary of the Navy, headed the list of honorary pallbearers. Like Koehler, Adm. Kingman is buried at Arlington National Cemetery along with his wife, Adelaide.

It is doubtful that Koehler and Kingman knew each other. Koehler was older and in a different branch of the Armed Forces, but Kingman may have been aware of Koehler after the fact, through military sources in Los Angeles. The move from Beverly Hills to Fremont Place may have been suggested by Frank L. Meline, who worked extensively in Beverly Hills as both a promoter/developer and was the builder of record for #81.

The house was designed by Frank L. Meline, who although not a licensed architect, was a designer, contractor, and real estate developer of some note in Southern California. He sometimes worked with architect Stiles O. Clements. Among his clients were P.G. Winnett, King Gillette, and John Barrymore and Dolores Costello; he also had less famous but very wealthy clients. Architect Wallace Neff worked for Meline for several years before opening his own practice. An enthusiastic booster of the city, Meline wrote a book titled, “Los Angeles: Metropolis of the West.” Among his better known commissions were the Hollywood Fox Theater, Ruskin Art Club, Fifth Church of Christ Scientist, as well as dozens of private residences. Meline was quite prolific and skillful with a wide range of period revival styles. His real estate/development business was equally extensive, with multiple offices throughout greater Los Angeles. As might be expected by his clientele, he was involved in designing and marketing
in such upscale areas as Bel-Air, the Castellamare area of Pacific Palisades/Malibu, Santa Monica, Windsor Square; He also worked in the San Fernando Valley and even reached as far as Lake Arrowhead.

Meline came to Los Angeles in 1902 from the mid-West and was active in civic and political life until shortly before he died in 1944 at the age of 69. In 1924 then-Mayor Cryer appointed him to the Board of Harbor Commissioners. He pioneered house to house laundry service in 1915, focusing especially on Beverly Hills and Hollywood, which helped to make those areas attractive to upscale buyers. He was a member of several clubs and civic organizations, director of several business corporations and was a member of the Christian Science religion.

The location of Fremont Place in such a westerly portion of the city at such an early date (1911) was significant. By comparison, another exclusive residential park, Lafayette Square, was in the earliest of planning stages at that time and did not open until September of 1912. The area west of Fremont Place was rural and undeveloped. Developing a community that catered to the very wealthy in what was still off the beaten path was a leap of faith. Even the Ambassador Hotel was considered a weekend resort and although it was elegant and prestigious, it wasn’t built until 1921, which means that Fremont Place was almost an outpost when it opened.

When A.W. Ross was making plans for what became the Miracle Mile, he looked at the wealthiest communities that were within a four mile radius, calculating that four miles was the distance that people would be willing to travel to do their shopping (five was possible, ten was too far). His targets were not those nearer to downtown but rather he was interested in catering to areas further a field: Beverly Hills, Hollywood, Hancock Park, portions of West Adams, and Fremont Place. He promoted the construction of architecturally distinctive commercial buildings along Wilshire Boulevard in order to encourage and cultivate an atmosphere of luxury and good taste—a desirable atmosphere in which to spend money. This began the decentralization of business districts, which came to characterize the pattern of development for the city at large.

The Miracle Mile predates by at least a year the use of the modern idiom of Art Deco and the construction of Bullocks Wilshire Department Store (the Desmonds Bldg. was built in 1928).

A.W. Ross’s development gamble along the western part of Wilshire Boulevard paid off handsomely from the late 1920s and through the 1930s, as “Ross’s Folly” soon became known as the “Miracle Mile.” He attracted large, prestigious retailers like Desmond’s, Silverwoods, and the May Company, and even supermarkets like Ralph’s boasted flashy architecture on a grand scale. Ross remained a major force in the development of Wilshire Boulevard until the 1960s.

Adjacent areas, attracted by both the shopping district as well as the proximity to Fremont Place began to develop.

Subdivisions like Mid-Wilshire’s Wilshire Crest (a part of which is now known as Brookside) featured two-story, single family houses on large view lots adjacent to wealthy neighborhoods like Fremont Place, but also included some multi-family housing and smaller, more modest lots. A 1920 Los Angeles Times advertisement for Wilshire Crest noted “While mostly for fine two story residences, three blocks are provided for high grade bungalows.” The upscale subdivisions were also developed simultaneously with more affordable tracts; Wilshire Crest was accompanied by the more modest Rimpau Hill, Mansfield Knoll, and Wilshire Highlands. West of Rimpau Boulevard, the streets south of Wilshire Boulevard quickly filled with street after street of one-story houses and two-story apartment buildings in fashionable Period Revival styles. Multi-family and single-family neighborhoods alike were heavily advertised by local developers in the Los Angeles Times. Street trees, street lights, sidewalks, paved roads and other amenities were marketed throughout the area. Although often built in proximity to streetcar lines, these neighborhoods largely catered to the automobile; detached rear garages and driveways with
curb cuts were characteristic of these automobile suburbs. Multi-family residential neighborhoods (often including Moderne and Minimal Traditional styles along with the dominant Period Revival) boasted an array of duplexes, triplexes, four-plexes, apartment houses and courtyard apartments. Today, much of the Mid-Wilshire neighborhood’s residential area is informally referred to as Miracle Mile, in tandem with Wilshire Boulevard’s Miracle Mile commercial and institutional corridor, but Fremont Place has never been lumped in with other neighborhoods. Even during its low point in the 1960’s it retained its distinction and the name Fremont Place has always been synonymous with exclusivity, wealth, and elegance.

The subject property meets three of the four criteria for designation as a Historic-Cultural Monument, as stated by the National Trust and referenced in the Los Angeles Cultural Heritage Ordinance guidelines.

The Office of Historic Resources website states, under the section entitled “What Makes a Resource Historic:
“A historical or cultural monument is any site (including significant trees or other plant life located thereon), building, or structure of particular historical or cultural significance to the City of Los Angeles, such as 1) historic structures or sites in which the broad cultural, political, economic, or social history of the nation, state, or community is reflected or exemplified; 2) which are identified with historic personages or with important events in the main currents of national, state, or local history; 3) which embody the distinguishing characteristics of an architectural-type specimen, inherently valuable for a study of a period, style, or method of construction; or 4) which are a notable work of a master builder, designer, or architect whose individual genius influenced his or her age. A proposed resource may be eligible for designation if it meets at least one of the criteria above.”

The following points confirm the application of the above guidelines:

1. The development of Fremont Place was a significant linchpin in the westward movement of the city and contributed to the development of the Miracle Mile beginning in the early 1920’s.

2. While Del Valle did not build in Fremont Place, his purchase of the lot lent early credibility to its socio-economic status. Col. Koehler’s leadership role in the military during an important era in the settlement of the Western United States and then during World War I connects him to National, State, and local history. Adm. Kingman’s importance is well documented; his role in directing the ships under his command and under adverse conditions to multiple victories which resulted in successful prosecution of the war in the Pacific similarly connects him to National significance, if not prominence.

3. The house itself is an imposing example of Mediterranean architecture, which remains largely unaltered since its construction.

This structure enjoys noted genealogy by both occupant and designer. While Frank L. Meline has not yet been added to the canon of “master builders,” his role in construction and design, as well as marketing and promotion of Greater Los Angeles, makes him a significant figure in the history of the development of the region; his involvement helped to expand and improve life in Southern California.

For all of the foregoing reasons, 81 Fremont Place deserves recognition and designation as a Los Angeles Historic-Cultural Monument.
Although the house is not currently endangered, the owners wish to protect the property well in
the future and also plan to avail themselves of the Mills Act in order to continue the
restoration process. At the present time Fremont Place has no protective status as an HPOZ,
California or National Register Historic District or Design Overlay. Due to access restrictions, it
was not fully surveyed for SurveyLA, but is included in the SurveyLA Wilshire Historic
Resources Report, Historic Districts and Planning Districts on pages 285/286 as potentially
significant. The main entrance gates, which can easily be seen from the public right-of-way,
have been listed individually as a significant historic resource.
PHOTOS: 81 FREMONT PLACE

FAÇADE, AND GROUNDS, WHICH FACE EAST

FACADE
VESTIBULE (DINING ROOM IN BACKGROUND)

LIVING ROOM, FACING SOUTH-WEST, WITH SUN ROOM BEYOND ON LEFT
LIBRARY, OFF LIVING RM (WEST), OUT OF RANGE TO RIGHT FROM ABOVE PHOTO

DINING ROOM, FACING NORTH, FRENCH DOORS TO PORTE-COCHERE
BEDROOM 1, NORTH-WEST CORNER OF HOUSE, FRENCH DOORS TO ROOF DECK

BEDROOM 2, AT NORTH-EAST CORNER OF HOUSE
BATHROOM 1

BATHROOM WINDOW, DETAIL
MASTER BEDROOM (3), FACING SOUTH-WEST, FRENCH DOORS TO ROOF DECK
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All Applications must be filled out by Applicant

PLANS AND SPECIFICATIONS and other data must also be filed

BOARD OF PUBLIC WORKS
DEPARTMENT OF BUILDINGS

Application for the Erection of Frame Building
CLASS "D"

To the Board of Public Works of the City of Los Angeles:
Application is hereby made to the Board of Public Works of the City of Los Angeles, through the office of the Chief Inspector of Buildings, for a permit to erect a frame building described as follows and for the purpose herein described, and it is hereby stipulated that the application is made subject to the following conditions, which are hereby agreed to by the undersigned applicant and shall be deemed conditions entered into the execution of the permit.

1. That the permit does not grant any right or privilege to erect any building or other structure herein described, or any portion thereof, upon any street, alley, or other public place or property thereon.

2. That the permit does not grant any right or privilege to use any building or other structure herein described, or any portion thereof, for any purpose that is, or may thereafter be prohibited by ordinance of the City of Los Angeles.

3. 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.

TAKING TO ROOM NO. 8
FIRST FLOOR
CITY CLERK
PLEASE VERIFY

Lot No. Sec. 8.1' "H" Block No. 10.6

TAKING TO ROOM NO. 405
SOUTH ANNEX
ENGINEER
PLEASE VERIFY

No. 81 Fremond Place
(LOCATION OF PROPERTY)

1. Purpose of Building: Residences

2. Owner's name: John R. M. Keeler

3. Owner's address: 2732 Hollywood Blvd.

4. Architect's name: Frank L. Weather

5. Contractor's name: Phone.


7. ENTIRE COST OF PROPOSED WORK: $30,000

8. Any other building on the lot? No 

9. Size of the proposed building: 20 ft. x 60 ft. Height to highest point, 20 ft. 8 in. feet

10. Number of stories in height: 2

11. Material of foundation: Concrete

12. Material of chimney: Brick

13. Give sizes of following materials: REDWOOD MUDSILLS: 2 x 6

GIRDERS: 2 x 6

INTERIOR BEARING studs: 2 x 6

INTERIOR NON-BEARING studs: 2 x 4

Ceiling joists: 2 x 4

Roof rafters: 2 x 6

FIRST FLOOR JOISTS: 2 x 8

Second floor joists: 2 x 4

I have carefully examined and read the above application and know the same is true and correct, and that all provisions of the Ordinances and Laws governing Building Construction will be complied with, whether herein specified or not.

OVER

(Finger Print)

(Sign here) 

(Signature of Owner or Authorised Agent)

PERMIT NO.

6412

Application described and found O.K.

AUG 7, 1919

Clerk
NOTE—Answer the Following Questions For Dwellings and Flats Only:

STATE DWELLING HOUSE ACT

14. Are there any living rooms in basement? 
15. What is least area of any living room? 
16. What is the least width of any living room? 
17. What is the minimum ceiling height? 
18. Give least size of window courts: 
19. Give maximum cornice projections: 
20. Will windows in each room be equal to one-eighth \((\frac{1}{8})\) of floor area? 
21. What is the minimum height of floor joists above ground? 
22. Will entire space underneath building be enclosed? 
23. Will removable ventilating screens be provided for space under building? 
24. Will a toilet be provided for each family? 
25. Give size of windows for toilets or bath rooms: 
26. Will all provisions of State Dwelling House Act be complied with?

I have carefully examined and read the above blank and know the same to be true and correct, and that all provisions of the Ordinances and Laws governing Building Construction will be complied with, whether herein specified or not.

(Sign here) [Signature]

(Owner or Authorized Agent)
**Application to Alter, Repair, Move or Demolish**

To the Board of Building and Safety Commissioners of the City of Los Angeles:

I, the undersigned, hereby make application to the Board of Building and Safety Commissioners of the City of Los Angeles, through the office of the Building Division of the Department of Building and Safety, for a building permit to alter, repair, move or demolish a building, for the purpose hereinafter set forth, and for the work to be done in accordance with the description below and for the use hereinafter set forth. This application is made subject to the conditions and restrictions hereinafter set forth. The holder of this permit does hereby agree to observe, obey and comply with the conditions hereinafter set forth, and to do or perform any work or things required by the permit, within 60 days from date of issuance of the permit.

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**Present Location of Building**

- **81 Fremont Place, Los Angeles, California**

**New Location of Building**

- **Same**

**Between What Cross Streets**

- **Wilshire and Olympic Blvd.**

**1. Purpose of Present Building**

- **Residence**

**Families**

- **1**

**Rooms**

- **1**

**2. Use of Building After Alteration or Moving**

- **Same**

**Families**

- **1**

**Rooms**

- **1**

**3. Owner's Address**

- **81 Fremont Place**

**4. Owner's Name**

- **Mrs. Hilde A. Koshler**

**5. Certificated Architect**

- **Marshall P. Wilkerson**

**State**

- **California**

**License No.**

- **0-123**

**6. Licensed Engineer**

- **State**

**License No.**

- **0-123**

**7. Contractor's Address**

- **81 Fremont Place**

**8. Contractor's Name**

- **Hilde A. Koshler**

**9. Valuation of Proposed Work**

- **$1,000.00**

**10. State How Many Buildings Now**

- **Residence and Garage**

**on Lot and Give Use of Each**

- **Residence, Hotel, Apartment House, Or Any Other Purpose**

**11. Size of Existing Building**

- **71 x 57**

**Number of Stories High**

- **2**

**Height to Highest Point**

- **24 ft.**

**12. Class of Building**

- **Residence**

**Material of Existing Walls**

- **Plaster**

**Exterior Framework**

- **Wood (or Steel)**

**Describe Briefly and Fully All Proposed Construction and Work**

- **Remove all exterior plaster and lath and replaster and relath.**

- **Reradicate interior.**

- **New sink in kitchen.**

- **Replastering.**

- **Remodel.**

**Fill in Application on Other Side and Sign Statement (Over)**

**Permit No.**

- **23067**

**For Department Use Only**

- **Plans and Specifications checked**

- **Corrections verified**

- ** surrender before Permit is Issued**

- **Deficiency Subject to Penalty**

- **Completed Plans and Specifications**

- **Reports filed**

- **Inspection Required**

- **Inspection Required**

- **Inspector**

- **Date**

- **6/4/11**
PLANS, SPECIFICATIONS, and other data must be filed if required.

NEW CONSTRUCTION

Size of Addition: x Size of Lot: x Number of Stories when complete: 
Material of Foundation: x Width of Roofing: x Depth of footing below ground: 
Width Foundation Wall: x 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: ____________________________ 
(Owner or Authorized Agent)

By: ____________________________ 
(Owner or Authorized Agent)

FOR DEPARTMENT USE ONLY

Application ____________________________ 
Fire District: x Zoning: x 
Building Line: x Street Widening: x 
Termite Inspection: x Forced Draft Ventil: x

(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: 
Wilshire: x Street: ____________________________ 
Sign Here: ____________________________ 
(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: ____________________________

______________________________
(Signed) ____________________________

I hereby certify that there is no general contractor for this building or part.

______________________________
(Signed) ____________________________
Application for the Erection of Frame Building

To the Board of Public Works of the City of Los Angeles:

Application is hereby made to the Board of Public Works of the City of Los Angeles, through the office of the Chief Inspector of Buildings, for a building permit in accordance with the description and for the purposes 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 containing the essence 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.

I, the undersigned applicant, do hereby certify that the application contains a true and correct description of the proposed building, including all necessary additions and improvements, and that all provisions of the Ordinances and Laws governing Building Construction will be complied with, whether herein specified or not.

I have carefully examined and read the above application and know the same is true and correct, and that all provisions of the Ordinances and Laws governing Building Construction will be complied with, whether herein specified or not.

(Sign here)
STATE DWELLING HOUSE ACT

Any living rooms in basement?

Least area of any living room

Minimum ceiling height

Size of window courts

Give cornice projection

Inches

Will window area be one eight (1/8) of floor area in each room?

Minimum height of floor joist above ground

Will entire space under house be enclosed?

Will all requirements of State Dwelling House Act be complied with?

(Sign here)
**APPLICATION TO ALTER, REPAIR, or DEMOLISH**
AND FOR A Certificate of Occupancy

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**Between what cross streets?**

NEAR WILSHIRE

**US INK OR INDELIBILE PENCIL**

1. Present use of building: **RESIDENCE**
   - 1 Family
   - 1 Route 10

2. State how long building has been used for present occupancy: **SINCE BUILT**

3. Use of building AFTER alteration or moving: **RESIDENCE**
   - 1 Family
   - 1 Route 10

4. Owner: **ADIRAC HOWARD E. KINGMAN**
   - Phone: 11111

5. Owner's Address: 614 No. Foothill Dr. P.O. BEVERLY HILLS

6. Certified Architect: **JAMES**
   - State
   - Num. 123456

7. Licensed Engineer: **JAMES**
   - State
   - Num. 123456

8. Contractor: **KEMP 123**
   - Phone: 11111

9. Contractor's Address: 8750 MATHER RD. L.A. 3

**VALUATION OF PROPOSED WORK**

11. State how many buildings NOW on lot and give use of each: 2
   - 1 HOUSE, 1 GARAGE

12. Size of existing building: 58' x 70'

13. Material Exterior Walls: **STUCCO**

14. Describe briefly all proposed construction and work:
   - ADD 1 - BATHROOM, 1 - PORCH, 1 - MISCELLANEOUS, INTERIOR, EXTERIOR, PLUMBING, FIXTURES, ETC.

**NEW CONSTRUCTION**

15. Size of Addition: 6' x 9'

16. Footing, Depth, in Ground: Width of Wall: 6' x 9'

17. Size of Studs: 2' x 4' Material: Material

I hereby certify that to the best of my knowledge and belief the above application is correct and that this building or construction work will comply with all laws, and that in the doing of the work authorized thereby I will not employ any person in violation of the Labor Code of the State of California relating to Workmen's Compensation Insurance.

**SIGN HERE**

[Signature]

By: [Name]

[Title]

[Name of Authorized Agent]

**DISTRIBUTION SITE OFFICE**

**FOR DEPARTMENT USE ONLY**

**PLAN CHECKING**

- **Value:** 2,750
- **Area of Bldg.:** 500 Sq. Ft.

**OCCUPANCY SURVEY**

- **Floor Plan:**
- **Occupancy Fee:**

**INVESTIGATION**

- **Cert. of Occupancy:**
- **Permit Fee:**

**RECEIPT**

- **Date Issued:**
- **Tracer No. (15):**
- **Receipt No.:**
- **Code:**
- **Paid:**

**TYPE OF RECEIPT**

- **Plan Checking:**
- **Supplemental Plan Checking:**

**RECEIPT**

- **Made out to:**
- **Date Issued:**
- **Tracer No. (15):**
- **Receipt No.:**
- **Code:**
- **Per Paid:**

**SUPPLEMENTAL PLAN CHECKING**

- **Suitable Permit:**

- **Date:**
- **Tracer No. (15):**
- **Receipt No.:**
- **Code:**
- **Per Paid:**
Department of Building and Safety

Legal Description

The above property was subdivided as shown by our records.

City Clerk - Map A.1083

2000 - 5-12-49

[Handwritten notes and signatures]
### Application to Alter, Repair, or Demolish

**Location of Building:** 81, Revent Place

**Tract:**

**Lot No.:** 81

**Approved by:** City Engineer

**Duty:**

**USE INK OR INDELIBLE PENCIL:**

**1.** Present use of building:
   - Garage & Res. Families. Rooms

**2.** State how long building has been used for present occupancy:

**3.** Use of building AFTER alteration or moving:
   - Use or Families. Rooms

**4.** Owner's Address:
   - 6141, Rialto Dr., P.O. Beverly Hills

**5.** Owner's Address:
   - 1875, Melrose St., L.A.

**6.** Certified Architect:
   - P. O. Beverly Hills

**7.** Licenses and Codes:
   - Phone: 11,01

**8.** Contractor's Address:
   - Kemp Bros., 802 Broadway, Los Angeles

**9.** Contractor's Address:
   - 152, Broad St., L.A.

**10.** Valuation of Proposed Work:
   - 2 Dwelling & Garage

**11.** See how many buildings now on lot and give use of each:
   - 2

**12.** Side of existing building:
   - 29 x 33

**13.** Material Exterior Walls:
   - Wood

**14.** Describe briefly all proposed construction and work:
   - Use for garage, doors, storage, laundry, etc.

**NEW CONSTRUCTION**

15. **Size of Addition:**
   - X

16. **Footings:**
   - Width

17. **Material of Floor:**
   - Size of Rafter:

**I hereby certify that to the best of my knowledge and belief the above application is correct and that this building or construction work will comply with all laws, and that in the doing of the work authorized thereby I will not employ any person in violation of the Labor Code of the State of California relating to Workmen's Compensation Insurance.**

**District Office:**

**For Department Use Only:**

**PLAN CHECKING OCCUPANCY SURVEY**

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**May Use:**

**Code:**

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APPLICATION FOR BUILDING PERMIT AND CERTIFICATE OF OCCUPANCY

Bldg-Addition
1 or 2 Family Dwelling

City of Los Angeles - Department of Building and Safety

Event Code:

Permit #:
Plan Check #:

Last Status: Ready to Issue
Status Date: 04/09/2002

TR 89
81
3
MB 14-166/167
132B185 499
5090 - 017 - 005

A. PARCEL INFORMATION

BAS Branch Office - LA
Council District - 10
Community Plan Area - Wilshire
Census Tract - 2127.000

Zone(s):

B. DOCUMENTS

ORD - ORD-165331-SA460
ORD - ORD-165331-SA490

C. CHECKLIST ITEMS

Combine Elec - Wrk. per 91.107.2.1.1.1
Combine HVAC - Wrk. per 91.107.2.1.1.1
Combine Plumbg - Wrk. per 91.107.2.1.1.1

D. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

Owner(s):
Rice, Mark And Heather
81 Fremont Pl
LOS ANGELES CA 90005

Tenant:

Applicant: (Relationship: Agent for Owner)
Lisa Bourque
2050 Walgrove Ave.
LOS ANGELES 90066 (310) 391-5652

E. EXISTING USE

PROPOSED USE

Dwelling - Single Family
Dwelling - Single Family

F. DESCRIPTION OF WORK

Expand/remodel (E) kitchen (1-story Addn. to first Flr of a 2-story SFD)(6.5'x20',irr.125.5 s.f.)
, add 1-story entry(6.33'x8',54.6 s.f.); install prefabricated fire place per manufacturer's specifications. Relocate bathroom within(E) space; convert two out of six Bedrms into Family Rm, interior remodel.

G. If Rely on Site & Plan: 2: SFD & GARAGE W/LAUNDRY

H. APPLICATION PROCESSING INFORMATION

BLDG. PC By: Emma Grimm
OK for Cashier: Emma Grimm

I. PROJECT VALUATION & FEE INFORMATION

TOTAL Bldg-Addition
1,182.78 Planning Surcharge 19.52
Permit Fee Subtotal Bldg-Addition 638.00 Planning Surcharge Misc Fee 5.00
Energy Surcharge School District Residential Level II 0.00
Electrical 165.88 Permit Issuing Fee 0.00
HVAC 82.94
Plumbing 165.88 FIRE HYDRANT FEE NOTICE THE CITY OF LOS ANGELES MAY AMEND THE FIRE HYDRANT FEE ORDINANCE. THE OWNER OF THE PROJECT DESIGNATED IN THIS PERMIT SHALL BE OBLIGATED TO PAY THE DEPARTMENT
Plan Check Subtotal Bldg-Addition 0.00
Plan Maintenance 12.76
Fire Hydrant Refuse-To-Pay
E.Q. Instrumentation 2.00
O.S. Surcharge 21.45
Sys. Surcharge 64.35
Sewer Cap #:

J. ATTACHMENTS

Plot Plan

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

For Cashier's Use Only

W/O #: 21401731

LA Department of Building and Safety
WL 10 26 01/28 05/11/02 09:57AM

BUILDING PERMIT-RES
$638.00

ELECTRICAL PERMIT RES
$165.88

HTG/REF PRT RES
$82.94

PLUMBING PERMIT RES
$165.88

PLAN MAINTENANCE
$12.76

EI RESIDENTIAL
$7.00

ONE STOP SURCH
$21.45

SYSTEMS DEVT FEE
$64.35

CITY PLANNING SURCH
$17.52

MISCELLANEOUS
$0.00

Total Due: $1,182.78
Credit Card: $1,182.78

02 WL 78446
13. STRUCTURE INVENTORY

(P) Floor Construction - Raised Wood  (NC) Height (BC) Feet  (C) R3 Occupancy 179.14 Sqft Max Occ.
(P) Foundation - Continuous Footing  (NC) Height (ZC) Feet
(P) Foundation - Spread (Pad) Footing  (NC) Length Feet
(P) Type V-N Construction  (NC) Storys 2 Levels
(P) Wall Construction - Wood Stud  (NC) Width Feet
(P) Wood (Plywood, OSB, etc.) Shearwall  (E) Roof Construction - Wood Frame/Sheathing
(NC) Basement 1 Levels  (C) Floor Area (ZC) 179.14 Sqft
(NC) Dwelling Unit Changed 1 Unit Total

14. APPLICATION COMMENTS

15. BUILDING RELATED FEES

16. CONTRACTOR, ARCHITECT, & ENGINEER NAME: ADDRESS: CLASS: LICENSE#: PHONE#
(E) Chung, Jun Sung 15909 Carmenia Dr, Whittier, CA 90603 S2766 562 943 0847 0 310-391-5652
(O) , Owner-Builder

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 7800) 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&B Code, Section 7158.2e. 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:  Lic. No.:  Print:  Sign:

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 it should be made subject to the workers' compensation provisions of Section 3700 of the Labor Code. I shall forthwith comply with those provisions.

Sign:  Date: 4/9/02  ☐ 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 3707 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:

20. ASBESTOS REMOVAL

Notification of asbestos removal: ☐ Last applicable  ☐ Letter was sent to the AAMD or EPA  Sign:

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 Section 7800 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. 7004, 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. 7031.5, Bus. & Prof. Code for the following reasons:

Print:  LISA BOURQUE  Sign:  Date: 4/9/02  ☐ Contractor  ☐ 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 employees 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. 9.0186.3.4.1.1MDC).
Bldg-Addition
1 or 2 Family Dwelling
Plan Check Submittal

City of Los Angeles - Department of Building and Safety
Plan Check #: APC
Initiating Office: WEST LA
Printed on: 04/09/02 09:16:48

COUNCIL DISTRICT: 10
ADDRESS OF BUILDING: 81 S. FREMONT PL

NOTE: Any change of use of occupancy must be approved by the Department of Building and Safety.

[ ] This certifies that, so far as ascertained or made known to the undersigned, the vacant land, building or portion of building described below and located at the address complies with the applicable construction requirements (Chapter 9) and/or the applicable zoning requirements (Chapter 1) of the Los Angeles Municipal Code for the use, or occupancy group in which it is classified.* (Non-Residential Uses)

[X] This certifies that, so far as ascertained by or make known to the undersigned, the building or portion of building described below and located at the above address complies with the applicable requirements of the Municipal Code, as follows: Ch. 1, as to permitted uses, Ch. 9, Arts. 1,3,4, and 5; and with applicable requirements of State Housing Law for following occupancies:* (Residential uses)

Permit No. and Year: 02014-30000-01731

ONE STORY, TYPE V 6.5' X 20' IRREGULAR SHAPED AND 6.83' X 8' ADDITIONS TO AN EXISTING TWO STORY SINGLE FAMILY DWELLING.

R-3 OCCUPANCY

Total Parking Required: [X] No Change in Parking Requirement.

Total Parking Provided: = Standard: + Compact: + Disabled:

* ALSO SUBJECT TO ANY AFFIDAVITS OR BUILDING AND ZONING CODE MODIFICATIONS WHETHER LISTED ABOVE OR NOT.

Issued By/Office: LA-C.D. #: 10
Bureau: (INSP): Division: (BMI):

OWNER: MARK AND HEATHER RICE
OWNER'S ADDRESS: 81 S. FREMONT PL
L. A., CA 90005

Issued: May 22, 2003
BY: B. STEINBACH/ww
08-B-95C (R.11/89)
### APPLICATION FOR ELECTRICAL PLAN CHECK AND INSPECTION

**Property Address:**
81 S Fremont Pl, LOS ANGELES CA 90005

**Applicant Information:**
AMIR SHNITZER, 1626 N Curson Ave, LOS ANGELES, CA 90046, (323) 464-0888

**Contractor, Architect, & Engineer Name:**
(C) POWERHOUSE ELECTRIC, 1626 N CURSON, LOS ANGELES, CA 90046, C10 636142, (323) 464-0888

**Application Consents:**
E-Permit paid by credit card, fax number: (323) 464-0888.

**Description of Work:**
Service Upgrade, rewire all cloth wiring, install HVAC power supply, add wall receptacles and smoke alarms.

**Council District:**
10

**Council District:**

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladb.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 #: 24121038

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### Inspection Fee Information

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**Payment Date:** 09/05/12
**Receipt No:** ON1330
**Amount:** $155.52
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**Non-Dwelling Power Eqpt**

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**Claims for Refund of Fees Paid**

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**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 (HIS 1979).
**EXPRESS PERMIT INSPECTION RECORD**

**PERMIT #: 12041 - 90000 - 21038**

**ADDRESS:** 81 S Fremont Pl

**OWNER:** RICE, MARK AND HEATHER TRS RICE TRUST

**LOS ANGELES CA 90005**

**JOB DESCRIPTION:** Service Upgrade, rewire all cloth wiring, install HVAC power supply, add wall receptacles and smoke alarms.

**INSPECTION RECORDS AND PLANS MUST BE AVAILABLE DURING INSPECTION**

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**DO NOT COVER UNTIL PREVIOUS IS SIGNED**

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**DO NOT COVER UNTIL ABOVE IS SIGNED**

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</tbody>
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**PROJECT FINAL**

Certificate of Occupancy Required

- **YES**
- **NO**

For inspection requests, please call 3-1-1 or outside City of Los Angeles 888-LA-4-BUILD (888)524-2845 or www.ladbs.org
IMPORTANT NOTICE

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• No person, other than an individual homeowner engaged in the repair or construction of his/her single-family dwelling, shall perform any construction or repair work of any kind upon any building or structure located on land developed with residential buildings or perform work within 500 feet of land so occupied, before 8:00 a.m. or after 6:00 p.m. on any Saturday or at any time on Sunday (Sec. 41.40 L.A.M.C.).

• Dust control measures to prevent dust from being blown or deposited over or upon any private property in any residential area must be implemented during any excavation or earth-moving phase of construction, sand blasting, or demolition.

• A separate permit from the State of California Division of Industrial Safety is required prior to starting certain work involving substantial risk to workers such as: construction or demolition exceeding 3 stories or 36 feet in height, or excavations or trenches over 5 feet in depth involving entry by workers.

• Building permits are valid for two years or expire on the 180th day from the date of issuance if the work permitted has not commenced. The department reserves the right to expire any permit where work has been suspended for a period of 180 days or more.

• Inspection services will not be provided when there is an unleashed dog on the premises.

BUILDING AND SAFETY PERMIT AND PLAN CHECK OFFICE LOCATIONS

Downtown Los Angeles
201 N. Figueroa St., 4th Fl.
Los Angeles, CA 90012

San Pedro
638 S. Beacon St., 2nd Fl.
San Pedro, CA 90731

Van Nuys
6262 Van Nuys Blvd., 2nd Fl.
Van Nuys, CA 91401

West Los Angeles
1828 Sawtelle Blvd., 2nd Fl.
Los Angeles, CA 90025

South Los Angeles
8475 S. Vermont Ave., 2nd Fl.
Los Angeles, CA 90044
HVAC
City of Los Angeles - Department of Building and Safety

APPLICATION FOR HVAC

PLAN CHECK AND INSPECTION

PROPERTY OWNER
Rice, Mark And Heather Trs Rice Trust
81 Fremont Pl
LOS ANGELES CA 90005

APPLICANT INFORMATION
Randall L. Gibbs
2718 S Robertson Blvd
LOS ANGELES, CA, CA 90034 (310)836-0606

CONTRACTOR, ARCHITECT & ENGINEER NAME
(C) Brody Heating Air Conditioning & Elec
2718 South Robertson Blvd, Los Angeles, CA 90034
C20 256821 (310)836-0606

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-Pennit paid by credit card, fax number->

DESCRIPTION OF WORK
Replace existing HVAC systems.

COUNCIL DISTRICT: 10

APPLICATION PROCESSING INFORMATION
Plan Check By:
OK for Cashier:

Signature: ____________________________ Date: __________

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.

FEE INFORMATION
Inspection Fee Period
Permit Fee 382.32

INSPECTION TOTAL HVAC
382.32
Permit Total
382.32
Permit Fee Subtotal HVAC
331.00
Permit One Stop Surcharge
7.08
Permit Sys. Development Surcharge
21.24
Permit Issuing Fee
23.00

Payment Date: 07/13/12
Receipt No: IN0501296284
Amount: $382.32
I certify that I have Lendefs (909) 396-3233 and (2) 38.00

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.: 256821 Contractor: BRODY-PENNELL HEATING, AIR CONDITIONING & ELECTRI

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 CONTRACTORS’ 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.: 256821 Contractor: BRODY-PENNELL HEATING, AIR CONDITIONING & ELECTRI

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: AMERICAN GUARANTEE & LIABILITY Policy Number: WC9668399701

I hereby 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 ATTORNEYS’ FEES.

14. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING
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. 3607, Civil Code).

Leased Property: (If Any):

Leased Address:

15. 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, makes 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 easements, 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.

(2) This permit is being obtained with the consent of the legal owner of the property.

Print Name: RANDALL L. GIBBS Signature: Internet e-Permit System Declaration Date: 07/13/2012
EXPRESS PERMIT INSPECTION RECORD

Your feedback is important. Please visit our website to complete a Customer Survey at [www.ladbs.org](http://www.ladbs.org). 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.

| PERMIT # | 12044 - 99000 - 07241 |
| ADDRESS | 81 S Fremont Pl |
| OWNER | Rice, Mark And Heather Trs Rice Trust 81 S Fremont Pl LOS ANGELES CA 90005 |
| JOB DESCRIPTION | Replace existing HVAC systems. |

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**INSPECTION RECORDS AND PLANS MUST BE AVAILABLE DURING INSPECTION**

**GRADING INSPECTIONS**

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**ROUGH INSPECTIONS**

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**DO NOT COVER UNTIL PREVIOUS IS SIGNED**

**TYPE | DATE | INSPECTOR**

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**WORK OUTSIDE OF THE BUILDING**

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**PROJECT FINAL**

Certificate of Occupancy Required □ YES □ NO

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Payment Date: 07/13/12
Receipt No: IN0501296284
Amount: $382.32
Method: Credit Card

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LAFD Fire Life Safety
AQMD Sign-off Provided
Public Works
Building

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* No person, other than an individual homeowner engaged in the repair or construction of his/her single-family dwelling, shall perform any construction or repair work of any kind upon any building or structure located on land developed with a residential building or perform work within 500 feet of land so occupied, before 6:00 a.m. or after 6:00 p.m. on any Saturday or any time on Sunday (Sec. 41.40 L.A.M.C.).
* Dust control measures to prevent dust from being blown or deposited over or upon any private property in any residential area must be implemented during any excavation or earth-moving phase of construction, sand blasting, or demolition.
* A separate permit from the State of California Division of Industrial Safety is required prior to starting certain work involving substantial risk to workers such as: construction or demolition exceeding 3 stories or 36 feet in height, or excavations or trenches over 5 feet in depth involving entry by workers.
* Building permits are valid for two years or expire on the 180th day from the date of issuance if the work permitted has not commenced. The department reserves the right to expire any permit where work has been suspended for a period of 180 days or more.
* Inspection services will not be provided when there is an unleashed dog on the premises.

BUILDING AND SAFETY PERMIT AND PLAN CHECK OFFICE LOCATIONS

Downtown Los Angeles
201 N. Figueroa St., 4th Fl.
Los Angeles, CA 90012

Van Nuys
6262 Van Nuys Blvd., 2nd Fl.
Van Nuys, CA 91401

West Los Angeles
1828 Sawtelle Blvd., 2nd Fl.
Los Angeles, CA 90025

San Pedro
638 S. Beacon St., 2nd Fl.
San Pedro, CA 90731

South Los Angeles
8475 S. Vermont Ave., 2nd Fl.
Los Angeles, CA 90044
# Plan Check and Inspection

**81 S Fremont Pl Permit#**: 12042 - 90000 - 15317

**Issued On**: 08/22/2012

**Event Code**: 90000 - 15317

**Printed**: 08/22/12 10:26 AM

## 1. Property Owner

| RICE, MARK AND HEATHER TRS RICE | 81 FREMONT PL | LOS ANGELES CA 90005 |

## 2. Applicant Information

| CHRI S PRICE | 7744 SANTA MONICA BLVD | WEST HOLLYWOOD, CA 90046 | (323) 654-5404 |

## 3. Plan Check By

| (C) PETE THE PLUMBER | 7744 1/2 SANTA | WEST HOLLYWOOD, CA 90046 | C36 | 279896 | (323) 654-5404 |

## 4. Application Comments

- E-Permit paid by credit card, fax number: (323)654-5409.

## 5. Description of Work

- Tankless water heater

## 6. Checklist Fees:

For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via www.ladbs.org. To speak to a Call Center agent, call 311 or (866) 4LACITY (452-2489). Outside LA County, call (213) 473-3231.

## 7. Council District: 10

## 8. Application Processing Information

| Plan Check By: OK for Cashier: |
| Signature: ___________________ Date: ___________________ |

## 9. Fee Information

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<tr>
<th>Inspection Fee Period</th>
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<td>Permit Fee: 59.40</td>
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- INSPECTION TOTAL Plumbing: 59.40
- Permit Total: 59.40
- Permit Fee Subtotal Plumbing: 55.00
- Permit One Stop Surcharge: 1.10
- Permit Sys. Development Surcharge: 3.30
- Permit Issuing Fee: 0.00

**Payment Date**: 08/22/12
**Receipt No**: ON168
**Amount**: $59.40
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 electrical 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.: 279896
Comment: PETE THE PLUMBER

13. WORKERS' COMPENSATION DECLARATION

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

☐ I have and will maintain a certificate of coverage 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: AMGUARD INSURANCE COMPANY
Policy Number: PEWC335341

☐ 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 these 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 ATTORNEYS' 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 19027.5 of the Health and Safety Code. Information is available at Lead safe construction practices are required when doing repairs to buildings pre-1978 buildings due to the presence of lead. Additional information can be found at the California Department of Public Health for LA County at (800) 524-5737 or the State of California at (800) 597-5737 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 agree under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access to utility easement(s) belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with such easement(s), 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: CHRIS PRICE

X Construction

Internet e-Permit System Declaration Date: 08/22/2012

Authorized Agent
EXPRESS PERMIT INSPECTION RECORD

Your feedback is important. Please visit our website to complete a Customer Survey at www.ladbs.org/ADBSWeb/customer-survey.jsp. 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.

PERMIT #: 12042 - 90000 - 15317
ADDRESS: 81 S Fremont Pl
OWNER: RICE, MARK AND HEATHER TRS RICE TRUST
81 FREMONT PL
LOS ANGELES CA 90005
JOB DESCRIPTION: tankless water heater

PAYMENT

Payment Date: 08/22/12
Receipt No: ON168
Amount: $59.40
Method: Credit Card

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

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For use by cashier only
SUPPLEMENTAL NOTES:

IMPORTANT NOTICE

- Prior to the start of any construction work adjacent to any public way, pedestrian protection shall be provided (Sec. 91.3303 L.A.M.C.).
- Inspections may be requested anytime via the internet or touch tone phone. To request an inspection via the internet, go to www.ladbs.org and click on "Request an Inspection" under Online Services. To request an inspection via touch tone phone, call toll free (888) LA4BUILD (888-524-2845) and select option 1 for Automated Request System. To request an inspection via the Customer Call Center, call 3-1-1 within the City of Los Angeles or (213) 473-3231 outside the City of Los Angeles between 7:00 a.m. and 10:00 p.m. When requesting an inspection, the following are required: (1) The job address, (2) Type of inspection, (3) Use of building, (4) Permit number, (5) Phone number of a contact person should the department need to reach someone.
- Inspection requests received before 4:00 p.m. Monday through Friday (excluding holidays) will normally be made the next business day. Requests received after 4:00 p.m. will be made following the next business day. The Automated Inspection Call Back System (AICBS) will attempt to telephone the contact phone number to confirm the inspection.
- Permit fees provide for a limited number of inspections. A reinspection fee may be assessed when the work for which an inspection was requested is not complete, when the inspection record or plans are not available, or when there is failure to provide site access to department staff.
- No person shall perform any construction or repair work between the hours of 9:00 p.m. (6:00 p.m. grading) and 7:00 a.m. the following day which results in loud noises to the disturbance of persons occupying sleeping quarters in any dwelling, hotel, motel, apartment, or other place of residence (Sec. 41.40 L.A.M.C.).
- No person, other than an individual homeowner engaged in the repair or construction of his/her single-family dwelling, shall perform any construction or repair work of any kind upon any building or structure located on land developed with residential buildings or perform work within 500 feet of land so occupied, before 8:00 a.m. or after 6:00 p.m. on any Saturday or at any time on Sunday (Sec. 41.40 L.A.M.C.).
- Dust control measures to prevent dust from being blown or deposited over or upon any private property in any residential area must be implemented during any excavation or earth-moving phase of construction, sand blasting, or demolition.
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Los Angeles, CA 90012

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6252 Van Nuys Blvd., 2nd Fl.
Van Nuys, CA 91401

West Los Angeles
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Los Angeles, CA 90025

San Pedro
638 S. Beacon St., 2nd Fl.
San Pedro, CA 90731

South Los Angeles
8475 S. Vermont Ave., 2nd Fl.
Los Angeles, CA 90044
BIBLIOGRAPHY OF SOURCES

LOS ANGELES TIMES

LOS ANGELES HERALD

LOS ANGELES DEPT. OF BUILDING & SAFETY RECORDS

SURVEY LA

U.S. NAVY CRUISE BOOK, 1941-45

STARS & STRIPES NEWSPAPER, PACIFIC EDITION, 1945

MILITARY TIMES HALL OF VALOR

BUREAU OF NAVAL PERSONNEL INFORMATION BULLETIN NO. 348 (MARCH 1946)

BUREAU OF NAVAL PERSONNEL INFORMATION BULLETIN NO. 370 (DEC. 1947)

REGISTER OF COMMISSIONED AND WARRANT OFFICERS OF THE UNITED STATES NAVY AND MARINE CORPS

ANCESTRY.COM
COURT-MARTIAL IS OVERULED.

PRESIDENT AFFIRMS FINDING AGAINST KOEHLER.

He Disapproves Verdict of Tribunal Acquitting Captain and Condemns in Severe Reprimand of Gen. Wood and Secretary-of-War in Returning Papers.

BY THE ASSOCIATED PRESS—P.M.

WASHINGTON, March 22.—Principal among topics of army interest is the court-martial of Capt. Lewis M. Koehler, by reason of the Presidential order.

Capt. Koehler was charged with using disrespectful language in an appeal from the action of Gen. Wood, who reprimanded Capt. Koehler for making charges against Maj. Scott, commanding officer at the Job Military Post, and civil governor of Jolo, and was charged with conduct unbecoming an officer, and giving false and misleading statements regarding his commanding officer and with insubordination. The first court-martial sentenced him to be reprimanded and a second court-martial, on which today's action was based, acquitted him.

The President's order follows:

"The White House, Washington, March 22, 1907: The proceedings, findings and acquittal in the case of Capt. Lewis M. Koehler, Fourth Cavalry, United States army, are disapproved. The entire concurrence in all that the Secretary of War says of Capt. Koehler null of Gen. Wood, and of the poor showing made by the court which last passed on the case.

[Signed]" THEODORE ROOSEVELT.

Secretary Taft, in his letter says:

"Capt. Koehler is an officer of an excellent record for courageous service in the field and for attention to duty generally. He distinguished himself at the battle of Mount Dajo. Capt. Koehler made himself very annoying to Maj. Scott by insinuation that Maj. Scott should have been in his office at certain times and should discharge his duties as military post commander with the same degree of promptness that he would have done had he not the duties of Civil Governor.

"It is a great pity that Capt. Koehler's insinuation should have been made. I know that the commanding officer and Maj. Scott have been unimpeachable. I have no hesitation in saying that the charges of Capt. Koehler are unfounded.

"Considering the evidence of the first court-martial I think the language of the reprimand was sufficiently within the finding on the evidence. The granting of the application for a court of inquiry was within the legitimate discretion of the commanding officer and the matter could be much more shortly disposed of by the court-martial rather than by court of inquiry. The action of the commanding officer could not be made the basis of the claim that he was unfair in his ruling.

"I have gone over these matters carefully for they constitute the whole foundation for the charge made by Capt. Koehler that Gen. Wood was unfair and unjust and would resort to any means to humiliate Capt. Koehler and protect Maj. Scott. No evidence, other than as stated above, in substance, was submitted by the accused in support of the accusations contained in his appeal except the fact that Maj. Scott and Gen. Wood had previous friendly associations in that Maj. Scott had been upon Gen. Wood's staff and that Gen. Wood had recommended him for the position of brigadier general.

"After much consideration I am convinced that this finding of the court involves affirming insinuations and conclusions of fact that cannot be supported by the evidence.
RESERVE OFFICERS MAY BE TRAINED AT KEARNY.

FIFTEEN men from the University of Southern California unit of the Reserve Officers' Training Corps, will be eligible for the summer officers' training camp, which will open in California the 15th inst., says advice received from Washington yesterday by Col. L. M. Kochler, the university commandant.

This quota is allotted on the basis of the number of men in the student training corps. The U.S.C. unit is the largest in the Southland, containing 156 students and officers.

The place where the officers' training camp will be held is not yet announced, but it is possible, thinks Col. Kochler, that it may be in Southern California.

"There are two places which are the most probable location for the officers' training camp," said Col. Kochler. "These are the Presidio at San Francisco and Camp Kearny. While no definite advice has been received, I regard it as extremely possible that this camp will be held at Camp Kearny, as it was at the Presidio. Many representations have been made to the War Department that Camp Kearny should be favored at this time."

The officers' training camp will last fourteen weeks. Men who complete the work successfully will have an excellent opportunity of going to France, in view of the accelerated movement of American troops. The fifteen men from U.S.C. have not yet been chosen, but Col. Kochler and Maj. Ralph Le Page are now making the selection on the basis of merit.
Training Corps Members Undergo Army Scrutiny.


PRAISE STUDENT SOLDIERS.

After reviewing the students of the Reserve Officers' Training Corps, at the University of Southern California, Col. L. M. Koechler, U.S.A., (retired), professor of military science and tactics at the university, declared yesterday that the general appearance of the students was excellent and their equipment in excellent shape, notwithstanding that the present class had only thirty-six hours of military training.

The review was part of the field day exercises of the corps, and was held in connection with the commencement exercises of the university.

A parade of the three platoons preceded the review, and races and other field day sports followed. The bayonet exhibition and machine-gun team in operation were the features of the day's activities.

About 250 cadets took part in the parade and other military features, under the supervision of Lieut. Zigler, cadet officer, who is acting major in charge of the detachment.


All of these students receiving the certificates are declared able to enter any officers' training school as instructors in the several lines for which they have received certificates.

In addition to Col. Koechler the following officers also took part in the exercises: Lieut. E. L. Simonds, executive officer; Lieut. A. P. Paulson, quartermaster; Lieut. Street; Lieut. Lapors, athletic officer, and Lieut. Zigler as commanding the three platoons. Three noncommissioned officers of the Regular Army are also on duty at the school.
Fremont Place

"For the Man of Means"

The most exclusive and highest-class residence community in the most desirable residential city in America—Fremont-Place.

There is no other property in Los Angeles to compare with it—no property which gives the man of means such opportunity for exclusiveness—such unique home attractions.

51 acres divided into 48 large roomy lots, with broad, graceful contour drives, petroliithic pavement, 22-foot parkings, 7-foot sidewalks—beautiful ornamental trees.

Building restrictions that protect every interest of the investor.

Considering its character, its elegance—the prices at which this property is obtainable are exceedingly low. Because of its extremely high character—the property is necessarily limited—and those who wish to secure a homesite here must avail themselves of the opportunity at once.

Charles B. Ingram Co.  
828-829 Central Building

David Barry & Co.  
719 Union Trust Building
Entrance Treatment of Latest of Wilshire Subdivisions

Design by J. Martyn Haenke for each of four granite gateways for Fremont Place.

PLAN FINE GATEWAYS.

Entrace to fashionable Fremont Place Tract. Will be Painless in City. Will Mark Highways Intersections.

Fremont Place, the fashionable new subdivision recently opened on Wilshire boulevard by the Charles B. Ingram Company, George H. Briggs and David Barry & Co., will soon boast the most elaborate entrance gateways ever erected for an exclusive subdivision property in this city. Plans for these, as now being prepared by J. Martyn Haenke, are illustrated on this page.

There will be four of these gateways, one each at the intersection of Easurly and Westway drives, with Wilshire, and one each at the intersection of the same drives with the new Country Club drive. Each gateway will be of granite construction, seventy-six feet in width and eighteen feet in height. The four entrances will cost about $12,000.

Fremont Place lies just across Wilshire from Windsor Square, the exclusive tract now being improved by E. A. Rowen & Co. It is just inside the western city boundary and extends from Wilshire to Country Club drive.

The property has been cut into forty-eight, large sites, averaging about 200 feet square.

The tract has been beautifully improved with broad, winding drives, and the general landscaping is unusually effective. No houses in the tract is to cost less than $7,500.
HIGH AND SIGHTLY.

Wealthy Automobile Man Acquires Fine Lot in Fremont Place and Will Build Handsome Residence.

One of the sightliest plots of ground in Fremont place was purchased during the past week by Y. R. del Valle, wealthy Los Angeles automobile man. The sale was made by David Barry & Co., agents for the fashionable West End subdivision. Mr. del Valle will at once have plans prepared for a handsome residence.

The lot, which is designated on the tract map as No. 81 Fremont place, has 100 feet frontage and is 163 feet deep. It is situated midway between Wilshire boulevard and Country Club drive and is at one of the highest points in the Wilshire district, commanding a fine view of the city, mountains, foothills and the region lying between Los Angeles and Santa Monica.
Louis M. Koehler, 1863 - 1924

(From The Hawarden Independent, July 24, 1924)

Served In Army Nearly Forty Years

B. M. Koehler [of Hawarden, Iowa] received word last Thursday telling of the death of his brother, Col. Louis M. Koehler, which occurred Wednesday night, July 16th, at his home in Los Angeles, California. Colonel Koehler had been in poor health for the past four years.

Louis M. Koehler was born in Galena, IL., July 21, 1863, and he came to LeMars with his parents in 1876. He was a member of the first class ever graduated from the LeMars High School, which was in 1880. The following year he received an appointment to West Point Military Academy from which he graduated in 1884.

When he entered military life he saw much service in the West during the Indian uprisings and took part in the border warfare against the famous Chief Geronimo. Colonel Koehler, while in the West, served with John Pershing who won renown in the World War. He was a member of the Ninth Calvary in the Spanish-American War and later he went to the Philippines where he saw further service and also held important posts. He was military governor of Porto Rico in 1912 and 1913. During the World War he was on military duty in California. He retired from army life two years ago. He will be accorded a military funeral at Arlington, Va., where internment will be made in the National Cemetery.

Besides B. M. Koehler of Hawarden, he is survived by three brothers, Barthold Koehler of Geneva, Neb., Henry Koehler of Kansas City and R. J. Koehler of LeMars [Iowa] and two sisters, Mrs. Elizabeth Struble of LeMars and Mrs. Roy Dimmick of Portland, Ore.

Christian Koehler and his wife Marguerite Gund had contributed three sons to the United States Army. Two (Louis and Benjamin) had established excellent records at West Point. The third, Edgar, had first become a lawyer, later enlisting in the army and soon passing the test for commissioned officers and becoming a 2nd Lieutenant.

Edgar: Difficulties and unfortunate events appeared to follow these brothers. Edgar was killed while in The Philippine Islands.
Louis, his brother, was also serving there and several years later, Louis was involved in a complicated court martial in which he made accusations against his superior officer. (It was hypothesized by some that he retained angry feelings about the circumstances of his brother Edgar's death several years earlier.)

In 1906-7, while in the Philippines, Louis had accused Major, now Brig. General Hugh, of incompetency. This also involved Hugh's superior, Major General Wood. After long hearings, matters were finally resolved. Edgar was judged not guilty although, perhaps, only barely. He continued his service in the Army for many years thereafter and apparently had no further troubles.

Benjamin, his brother, fought his own battles against a court martial. This took place in 1914 in New York State. Benjamin first presented his resignation to his superiors but was not allowed to resign. The court martial preceded and, despite a vigorous defense, he was judged guilty and left the army.

He returned to his home in Iowa and went back to school. He received a doctorate degree from the University and became well known and highly regarded as a crop pathologist.
Death Comes to Charles Ingram, Realty Broker

Charles E. Ingram, head of the Charles E. Ingram Company, president of the Ingram Park Company and vice-president and general manager of the Homeland Investment Company, with offices in the Central Building, died suddenly at his home yesterday morning.

Mr. Ingram was identified with the development and progress of Los Angeles for the past twenty-two years, having been principally instrumental, with George H. Briggs and David Barry, in perfecting Fremont Place on Wilshire Boulevard, as well as other activities. He was born in Iowa in 1884, whence he removed to Los Angeles in 1903, where he lived in the city and latterly in South Pasadena, where he passed away at his home, 1801 Fletcher Avenue.

The funeral will be conducted at the home tomorrow morning at 10 o'clock and interment will be in Forest Lawn Mausoleum beside his wife, May E. Ingram, who died less than a year ago. He leaves two brothers, Esau A. Ingram and Joseph B. Ingram, and a sister, Mrs. Mary Thrasher of Corona.
OBITUARY

Felix Basch

Funeral services for Felix Basch, 55-year-old motion-pictures actor and director, will be conducted today at 1 p.m. at Hollywood Cemetery Chapel under the direction of Groman Mortuary. Interment will follow at Beth Olam Cemetery. Born in Vienna, Basch became a director and producer in Berlin and later came to Hollywood to act in pictures. He had appeared in several war films. He leaves his widow Greta and a son, Peter, of the U.S. Army. The family residence is at 8087 Selma Ave.

David N. Barry

Funeral services for David Noble Barry, 73, Los Angeles real estate executive and subdivuder, will be conducted today at 11 a.m. at the Little Church of the Flowers under the direction of Pierce Bros. Mortuary. Interment will follow at Forest Lawn. He died Wednesday. Mr. Barry had headed David Barry & Co. for the last 42 years. He resided at 115 Fremont Place.
FRANK MELINE, veteran realty man, taken by death at 69 years.

Frank Meline's Death Closes Varied Career

Death has ended the varied career of Frank J. Meline, 69, veteran Los Angeles real estate operator whose widespread activities also included pioneering house-to-house laundry service, civic affairs and club life.

Mr. Meline died late Thursday night at his Brentwood Heights home, 301 S. Rockingham Ave.

His Christian Science services are being arranged. He leaves his widow, Alma.

Born in Jacksonville, Ill., he was educated in schools of the Middle West. He came to Los Angeles in 1902 and until three years ago his name was synonymous with extensive subdivision operations throughout the city and county.

Scope of Operations

Severely an undeveloped area a rapidly expanding Los Angeles failed to feel his touch, turn city lots to valuable acres in suburban districts.

For many years he spent much of his time developing subdivisions in Bel-Air in the southern section of the San Fernando Valley, and foothill areas. In November, 1911, however, he sold the Frank Meline Co. to J. Y. Baskie, formerly his general manager, and retired from real estate operations because of failing health.

Until his death he took an active part in the Los Angeles Athletic Club, the Bel-Air Yacht Club, the Hollywood Athletic Club, Bel-Air Country Club, and a director of several utilities corporations.

Until his death he took an active part in the Laundry Proprietary Co., a project he originated about 1915 as a sideline to real estate. The concern operates the Beverly Hills, California and Hollywood laundry companies.

The Hollywood concern was he first founded in 1915, and was one of the firms to initiate regular service to homes in their hard-drawn wagons.

Mr. Meline stepped briefly into the civic and political life of the city in 1924, when then-Mayor Cryer appointed him to the Board of Harbor Commissioners, where he took an active part.

Prominent in club and social life, he was a member of the Los Angeles Athletic Club, the Los Angeles Yacht Club, the Hollywood Athletic Club, Bel-Air Club, Whitley Park Country Club, and a director of several utilities corporations.
Adm. Kingman and Wife Fight Off Holdup Man

Police yesterday sought a youthful would-be stickup man who attempted to rob a retired Navy admiral and his wife as they returned to their home at 614 N Foothill Road, Beverly Hills.

Intended victims were Vice Adm. Howard F. Kingman, USN (ret.), and his wife Adelaide. Aired Pistol Click

According to police, the admiral was just about to unlock the front door of their home when the young bandit approached, pistol in hand and said:

"Don't move. This is a stick-up!"

The admiral reported that a struggle ensued and that he heard the bandit's pistol click twice.

"Then we really went after him," police quoted the admiral as saying. "Both Mrs. Kingman and myself grabbed him. The bandit," he said, "then started to swing at Mrs. Kingman. He hit her in the chest and on the arms hard. We continued to try to hang onto him. But finally he managed to get away and dart into a waiting automobile in the middle of the street."

In the struggle, one of the bandit's coat buttons was torn off. The admiral told police that the bandit "appeared just as frightened as we were—and inexperienced."

Mrs. Kingman suffered bruises of the breast and arms from the bandit's blows.
Susan Anthony
Niece Dies at 84

Mrs. Maude Anthony Koehler, 84, niece of Susan B. Anthony, famed suffragist, died last night at her home, 81 Fremont Place.

A native of Leavenworth, Kan., Mrs. Koehler took a lifetime interest in perpetuating the memory of her aunt. She was her closest living relative.

Mrs. Koehler's husband, the late Col. L. M. Koehler, USA, served as the first executive of the University of Southern California's ROTC unit during World War I.

She leaves a nephew, D. R. Anthony, and a niece, both of Kansas. Funeral services will be announced later by Pierce Bros. Mortuary.
H. F. Kingman, Retired U.S. Admiral, Dies

Retired Rear Adm. Howard F. Kingman, who succeeded Adm. William F. "Bull" Halsey as commander of the 3rd Fleet in 1945, died Thursday at his home, 81 Fremont Place, after a long illness.

Funeral services are scheduled Monday at 2 p.m. in All Saints Episcopal Church, Beverly Hills. Burial will be in Arlington National Cemetery.

Adm. Kingman, 78, whose seagoing career spanned 35 years and two world wars, was a former member of the Los Angeles Harbor Commission, serving as vice president from 1954 to 1957.

The grandson of an admiral—Rear Adm. Edwin Fithian, a member of Perry's landing party on the expedition to Japan—he went to sea after his graduation from the U.S. Naval Academy in 1911.

Island Campaigns

In World War II while in command of Battleship Division 2, Pacific Fleet, Adm. Kingman's forces participated in the assault and occupation of Attu in the Aleutians, Tarawa, Kwajalein, Eniwetok, Saipan, Tinian, Guam and Iwo Jima.

The much-decorated Navy officer was married in 1947 to Mrs. Edward Bartlett-Cormack, widow of the playwright, and he later adopted her two children, retired Army Lt. Col. Thomas Bledsoe Cormack and Mrs. M. L. Britain III.

In addition to his wife Adelaide, he is survived by Lt. Col. Cormack, and Mrs. Britain III, six grandchildren, and two half-brothers and a half-sister who live in Michigan.
Adm. Kingman
Services Set

Burial with military honors in Arlington National Cemetery is scheduled Wednesday for Vice Adm. Howard F. Kingman, 78, who died at his home, 81 Fremont Place, Thursday.

A funeral service is scheduled today at 2 p.m. at All Saints Episcopal Church, Beverly Hills. Charles S. Thomas, former secretary of the Navy, heads the list of honorary pallbearers.

It was a proud ship and a proud crew that steamed down the straits of Juan de Fuca from the Puget Sound Navy Yard after the extensive modernization period that had lasted from August 27, 1942, until May 7, 1943. The ship was garbed in a new blue battle dress and even the crew was decked in colors, you might say, because they were as green as the grass that covered the hills along the straits.

There followed two weeks of trial runs in the Puget Sound area with every man spending long hours familiarizing himself with all of the new equipment that had been installed. Guns were tested, loading drills every day, hour after hour, and radar technicians perfected new techniques in the use of this potent weapon. The green crew took to the ways of the sea, their language became a little saltier and they soon learned that they had a ship that would take them anywhere, anytime, under any conditions.

Over two months of fog, slant, and bitter cold was ahead for the TENNESSEE when she steamed along the northern route to Adak in the Aleutians, a forsaken chain of barren islands stretching between Siberia and Alaska. Many in the crew today admit that though they spent two months peering through the mists that there were only one or two occasions in which they sighted land.

When the TENNESSEE entered Adel June 9, 1943, Rear Admiral Howard F. Kingman, USN, hustled his staff and gear from the USS IDAHO and broke his flag aboard this ship as Commander of Battleship Division Two. Once again the TENNESSEE was the flagship.

One look around the harbor was enough to suppress any illusions of a grand American armada being assem-
bled to attack the Japanese in the North Pacific. In its
cold waters lay about eight tankers, a freighter or two,
some old destroyers of prize war vintage, the old battleship
NEVADA, and some other ancient craft.

All hands were issued Arctic clothing, including
motor balls and brand new. The issue included jungle cloth
trousers and jacket, face mask, rainproof pants and
trousers, gloves, and awkward rubber overshoes.

Then came the patrols. Seemingly endless days and
nights of steaming in unbroken fog and rain, watching
for the Japanese, hoping to find them. When the "Tenn-
nessee" maneuvered into position with the task group
and reported for duty a message from the Admiral to Cap-
tain R. S. Haggard, said:

"Welcome to the Bering Sea Whalers."

On the long watches peering through the ever-present
Alaskan fog and low-hanging clouds, day and nights
seemed badly mixed. There were a number of times when
these on watch at midnight saw, through a break in the
clouds, a beautiful sunset. And then, just a few hours later,
a red ball of fire marking the sunrise. The days were long,
too long, and the nights far too short.

Rumors about the ship were a dime a dozen. Scuttle-
butted had it that a big Jap task force was headed for
Adak; that the Japs were pouring reinforcements into
Kiska; that Jap radio reports claimed a secret weapon
that would make occupation of the entire Alaskan area
an easy matter.

The boredom of the patrol was broken in mid-July
when at quarters-far-muster the following message was
read:

"Our Attu search plane reported two enemy auxili-
aries south and west of Attu yesterday. They are
speeding to the area, with no supporting units yet
located."

Men of the TENNESSEE believed business was pick-
ing up and remained on the alert for many long hours.

The next day it was learned that a striking group sent out
by our fleet air wing had made contact and claimed "One
sunk, one damaged." The planes operated under the
usual weather conditions, zero visibility, zero ceiling.

There was one dark and bitter night the latter part
of July when the crew became as tense as the mainspring
of a dollar alarm clock. Radio reports came in that ad-

ance forces had contact with nine enemy surface craft,
laying a head on course to intercept Admiral Kingman's
North Pacific force. The ship was in condition three and
as the intervening distance decreased, condition two
was set.

Original reports had the enemy force 150 miles away
and moving at high speed. As the range closed more of
the crew went to their stations and when 45 miles distant
all hands were at quarters, ready for their first battle. And
then, the enemy force disappeared.

There were many theories offered as to what hap-
pened to the phantom force. Many of the crew believed
that the Japs had employed their favorite battle man-
euver of turning tail and heading out of the area. Others
believed that the enemy force was made up of huge,
cargo-carrying submarines which had merely been run-
ning on the surface and when they spotted the American
fleet had submerged and had proceeded to reinforce
the Kiska garrison. To this day there has never been an
official explanation.

There is a good deal of evidence to support the
"cargo submarine" theory. Few nights later another
task force made radar contact with some nine unidentified
objects at 20,000 yards, and the battleships MISSISSIPPI
and NEW MEXICO fired about 600 rounds from their
main battery at the targets. No wreckage was ever found.

The following day one of our scout planes reported
nine unidentified "ships" approaching the Kiska area.
When this task force rushed to the area, nothing was
found.

"Better Close Your Tail-Hatch, Willie."

"You Forgot Something!"
COLORADO Dodges Bomb as TENNESSEE Fire Splashes Jap.

Smoke Erupts from Saipan After Thorough Plastering.
The TENNESSEE’s main battery began firing at 0555, bombardading the town of Garapan from a position some 6,000 yards off shore while the island was yet deep in the purple morning shadows. Dust and smoke rising from the shatterred town made hits difficult to see and it resembled firing into the Aleton fog.

The target was shifted to the bony ridge north of Mount Tapochau where the main and secondary batteries unlimbered against designated pillboxes and gun enplacements. From battle stations on sky aft, observers could watch installations being reduced, logs, concrete, steel, armament pieces and human bodies being hurled high in the air amid a cloud of smoke and dirt.

The shells then landed in a ravine on the western slopes behind Tanapag Harbor where 14-inch shells undermined a cliff until it slid across a road, blocking the highway.

For the next 60 minutes, guns raked the fields, the hills and the valleys, tearing up the roads, destroying pillboxes and starting a fire which burned for many hours.

TENNESSEE guns knocked out an enemy artillery piece while it was engaged in shelling American troops who were then working their slow way into the southern outskirts of Garapan.

Sweeping back to Garapan, the north beach was walked with gunfire and at 1215 batteries were working over a wooded area in the vicinity of the observation tower to the north of the town.

The TENNESSEE then anchored off the west coast of Saipan, where it was joined by the battleships CALIFORNIA, PENNSYLVANIA, IDAHO and NEW MEXICO. Also on hand were the MARYLAND and COLORADO which had been on the bombardment line since mid-morning.

From prepared positions on commanding terrain, the enemy had offered stubborn resistance to the advancing Americans on the beach. Enemy artillery and mortar fire was intense at times, and initial deep penetrations by the troops were sometimes crossed by the fanatical Japanese.

The slopes of Mount Tapochau was reached and the advance became more rapid. By July 9, all organized enemy resistance on the island had disappeared, although Nippon’s snipers were to harass the conquerors for many months.

Long before that the TENNESSEE’s services were in demand at another part of the Marianas, where another invasion had been planned. Leaving battered and bleeding Saipan on June 23, the TENNESSEE reached Eniwetok June 25 where it remained until July 16, getting underway on that day for Guam.
Name: Fremont Place Residential Historic District

Description:

The Fremont Place Residential Historic District is a historic district of large single-family residences in the Mid-Wilshire area of Los Angeles. A gated community with no public access, Fremont Place is bounded by Wilshire Boulevard, Olympic Boulevard, and parcel lines to the east and west. The district is not visible from the public right-of-way, except for four sets of prominent entry pillars (two on Wilshire and two on Olympic); this survey recorded these as individual properties. Most of Fremont Place’s development occurred between 1911 and 1931, with additional infill dating from the late 1930s to the 1970s.

Significance:

The Fremont Place Residential Historic District appears to be an excellent example of a streetcar suburb from the 1910s as well as an excellent example of an early automobile suburb in the Wilshire area. However, the gated community is not visible from the public right-of-way and could not be evaluated.
Context 1:

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<td>Likely significant as a streetcar suburb that was one of the earliest single-family residential developments in the Wilshire area; district left unevaluated due to lack of access (it is a gated community not visible from the public right-of-way).</td>
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### Address/Legal

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<td>Thomas Brothers Grid</td>
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## Property Addresses
- **Address/Legal Information**
  - PIN Number: 132B185 499
  - Lot/Parcel Area (Calculated): 19,193.0 (sq ft)
  - Thomas Brothers Grid: PAGE 633 - GRID F3
  - Assessor Parcel No. (APN): 5090017005
  - Tract: TR 89
  - Map Reference: M B 14-166/167
  - Block: None
  - Lot: 81
  - Arb (Lot Cut Reference): 3
  - Map Sheet: 132B185

## Jurisdictional Information
- Community Plan Area: Wilshire
- Area Planning Commission: Central
- Neighborhood Council: Greater Wilshire
- Council District: CD 4 - David Ryu
- Census Tract #: 2127.02
- LADBS District Office: Los Angeles Metro

## Planning and Zoning Information
- Special Notes: None
- Zoning: RE11-1
- Zoning Information (ZI): None
- General Plan Land Use: Very Low II Residential
- General Plan Footnote(s): Yes
- Hillside Area (Zoning Code): No
- Baseline Hillside Ordinance: No
- Baseline Mansionization Ordinance: Yes
- Specific Plan Area: None
- Special Land Use / Zoning: None
- Design Review Board: No
- Historic Preservation Review: No
- Historic Preservation Overlay Zone: None
- Other Historic Designations: None
- Other Historic Survey Information: None
- Mills Act Contract: None
- POD - Pedestrian Oriented Districts: None
- CDO - Community Design Overlay: None
- NSO - Neighborhood Stabilization Overlay: No
- Sign District: No
- Streetscape: No
- Adaptive Reuse Incentive Area: None
- Ellis Act Property: No
- CRA - Community Redevelopment Agency: None
- Central City Parking: No
- Downtown Parking: No
- Building Line: None
- 500 Ft School Zone: 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.

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Assessor Information

Ownership (Assessor)

Owner1
PALEN, TIM B TR TIM B PALEN TRUST AND
Owner2
VELLAREAL, A TR VILLARREAL TRUST
Address
81 FREMONT PL
LOS ANGELES CA 90005

Ownership (Bureau of Engineering, Land Records)

Owner
RICE, MARK & HEATHER
Address
81 FREMONT PLACE
LOS ANGELES CA 90005

APN Area (Co. Public Works)*
0.426 (ac)

Use Code
0100 - Single Residence

Assessed Land Val.
$2,508,246

Assessed Improvement Val.
$1,097,357

Last Owner Change
08/14/12

Last Sale Amount
$3,450,034

Tax Rate Area
67

Deed Ref No. (City Clerk)
924979
72060
300471
0-760
0-758

Building 1

Year Built
1919

Building Class
D10A

Number of Units
1

Number of Bedrooms
7

Number of Bathrooms
4

Building Square Footage
4,912.0 (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

Additional Information

Airport Hazard
None

Coastal Zone
None

Farmland
Area Not Mapped

Very High Fire Hazard Severity Zone
No

Fire District No. 1
No

Flood Zone
None

Watercourse
No

Hazardous Waste / Border Zone Properties
No

Methane Hazard Site
Methane Buffer Zone

High Wind Velocity Areas
No

Special Grading Area (BOE Basic Grid Map A-13372)
No

Oil Wells
None

Seismic Hazards

Active Fault Near-Source Zone

Nearest Fault (Distance in km)
2.50762008

Nearest Fault (Name)
Puente Hills Blind Thrust

Region
Los Angeles Blind Thrusts

Fault Type
B

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Case Number: CPC-1986-823-GPC

Required Action(s): GPC-GENERAL PLAN/ZONING CONSISTENCY (AB283)

Project Description(s): AB-283 PROGRAM - GENERAL PLAN/ZONE CONSISTENCY - WILSHIRE AREA COMMUNITY WIDE ZONE CHANGES AND COMMUNITY PLAN CHANGES TO BRING THE ZONING INTO CONSISTENCY WITH THE COMMUNITY PLAN. INCLUDES CHANGES OF HEIGHT AS NEEDED. REQUIRED BY COURT AS PART OF SETTLEMENT IN THE HILLSIDE FEDERATION LAWSUIT