

Los Angeles Department of City Planning

RECOMMENDATION REPORT

CULTURAL HERITAGE COMMISSION

**CASE NO.: CHC-2014-3202-HCM
ENV-2014-3203-CE**

HEARING DATE: February 5, 2015
TIME: 10:00 AM
PLACE: City Hall, Room 1010
200 N. Spring Street
Los Angeles, CA
90012

Location: 3875 Wilshire Boulevard
Council District: 10
Community Plan Area: Wilshire
Area Planning Commission: Central
Neighborhood Council: Wilshire Center - Koreatown
Legal Description: WESTMINSTER PLACE, Block
G, Lots 14, 15, 16

PROJECT: Historic-Cultural Monument Application for the
WILSHIRE PROFESSIONAL BUILDING

REQUEST: Declare the property a Historic-Cultural Monument


OWNER(S): 3875 Wilshire Company
3875 Wilshire Boulevard
Los Angeles, CA 90010
Jamison 3875 Wilshire LLC.
c/o Thomson Reuters, Inc.
PO Box 847
Carlsbad, CA 92018

APPLICANT: Art Deco Society of Los Angeles
Charles Fisher
140 S. Avenue 57
Highland Park, CA 90042


RECOMMENDATION That the Cultural Heritage Commission:

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

MICHAEL J. LOGRANDE
Director of Planning



Ken Bernstein, AICP, Manager
Office of Historic Resources



Lambert M. Giessinger, Preservation Architect
Office of Historic Resources



Nels Youngborg, Preservation Planner
Office of Historic Resources

Attachments: Historic-Cultural Monument Application

FINDINGS

- The property embodies “the distinguishing characteristics of an architectural type specimen, inherently valuable for a study of a period style or method of construction” as an example of the Art Deco style.

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.

SUMMARY

The 13-story Wilshire Professional Building was constructed in 1929 and exhibits character-defining features of the Art Deco, Zigzag Moderne style. The building has a regular, rectangular plan and is faced primarily with molded concrete, cast iron, and steel-framed windows. It is massed in three tiers: a one-story base extending over the parcel, a six-story, rectangular massing in the center, and a six-story, square tower on the top. It is articulated to appear as a central square tower rising from the base, flanked by two shoulders of smaller, shorter towers. Bands of steel awning windows and decorative panels, crossed by unbroken columns of thick concrete, define the bulk of the façade. The ground floor's original face is covered in stucco cladding and contemporary signage and awnings. The second floor, set back from the ground floor, features pairs of steel awning windows stacked upon each other between elaborate concrete pillars molded in a stylized floral motif. Running above both is a large, projecting concrete band with curving ridges and carved floral patterns on its face. Above the second floor, bands of steel awning windows run horizontally across the building. Above those are bands of decorative metal panels, cast in elaborate floral patterns. Thick, plain concrete columns, scored to resemble stone blocks, extend unbroken and divide the building vertically. The roof-line of the shoulders and the central tower are elaborately decorated with capital and pediment structures echoing forms found elsewhere on the building. The central tower is topped by a penthouse. Multiple angular, flying buttresses surround it and separate divided steel windows set in plain, segmented arches. The buttresses support a cornice below a sloping, concrete band upon which the pyramidal roof sits. Concrete flowers and a beacon atop a floral base adorn the roof.

The subject building was designed by prominent local architect Arthur E. Harvey who designed the Chateau Elysee (HCM #329), the Crocker Bank Building (HCM #298), Villa Carlotta (HCM #315), the Hollywood Woman's Club (HCM #604), and the American Storage Company Building (1928).

There are noticeable alterations to the first floor and the main entrance, and structures on top of the east shoulder of unknown date and configuration.

DISCUSSION

Wilshire Professional Building successfully meets one of the specified Historic-Cultural Monument criteria: 1) embodies "the distinguishing characteristics of an architectural type specimen, inherently valuable for a study of a period style or method of construction." The subject property demonstrates an array of high quality details, including the terrazzo sidewalk, that make it an architectural specimen inherently valuable for the study of Art Deco style in Los Angeles.

CALIFORNIA ENVIRONMENTAL QUALITY ACT ("CEQA") FINDINGS

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

State of California CEQA Guidelines Article 19, Section 15331, Class 31 *"consists of projects limited to maintenance, repair, stabilization, rehabilitation, restoration, preservation, conservation or reconstruction of historical resources in a manner consistent with the Secretary of the Interior's Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing Historic buildings."*

The designation of Wilshire Professional Building as a Historic-Cultural Monument in accordance with Chapter 9, Article 1, of The City of Los Angeles Administrative Code ("LAAC") will ensure that future construction activities involving the subject property are regulated in accordance with Section 22.171.14 of the LAAC. The purpose of the designation is to prevent significant impacts to a Historic-Cultural Monument through the application of the standards set forth in the LAAC. Without the regulation imposed by way of the pending designation, the historic significance and integrity of the subject property could be lost through incompatible alterations and new construction and the demolition of irreplaceable historic structures. The Secretary of the Interior's Standards of Rehabilitation are expressly incorporated into the LAAC and provide standards concerning the historically appropriate construction activities which will ensure the continued preservation of the subject property.

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

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

BACKGROUND

On December 4th, 2014 the Cultural Heritage Commission took the property under consideration with a Commission-Initiated Motion. On January 15th, a subcommittee of the Commission

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3875 Wilshire Boulevard
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consisting of Commissioners Barron and Irvine toured the property accompanied by a staff person from the Office of Historic Resources.

HISTORIC-CULTURAL MONUMENT APPLICATION

TYPE OR PRINT IN ALL CAPITAL BLOCK LETTERS

IDENTIFICATION

1. NAME OF PROPOSED MONUMENT WILSHIRE PROFESSIONAL BUILDING
2. STREET ADDRESS 3875 WILSHIRE BOULEVARD
CITY LOS ANGELES ZIP CODE 90010 COUNCIL DISTRICT 10
3. ASSESSOR'S PARCEL NO. 5503-032-011
4. COMPLETE LEGAL DESCRIPTION: TRACT WESTMINSTER PLACE, AS PER MAP IN BOOK 9, PAGES 61 OF MAPS FILED, IN THE OFFICE OF THE LOS ANGELES COUNTY RECORDER.
BLOCK N/A LOT(S) 14, 15 AND 16 ARB. NO. N/A
5. RANGE OF ADDRESSES 3869 THRU 3881 WILSHIRE BOULEVARD AND 631 THRU 651 S. ST ANDREWS PLACE
6. PRESENT OWNER JAMISON 3875 WILSHIRE LLC, C/O THOMSON REUTERS, INCORPORATED
STREET ADDRESS P. O. Box 847
CITY CARLSBAD STATE CA ZIP CODE 92018 PHONE (213) 382-5124 EMAIL: _____
OWNER IS: PRIVATE PUBLIC
7. PRESENT USE OFFICE BUILDING ORIGINAL USE OFFICE BUILDING

DESCRIPTION

8. ARCHITECTURAL STYLE ART DECO
9. STATE PRESENT PHYSICAL DESCRIPTION OF THE SITE OR STRUCTURE (SEE OPTIONAL DESCRIPTION WORKSHEET)
(SEE DESCRIPTION WORKSHEET)

HISTORIC-CULTURAL MONUMENT APPLICATION

NAME OF PROPOSED MONUMENT WILSHIRE PROFESSIONAL BUILDING

10. CONSTRUCTION DATE: FACTUAL 1929 ESTIMATED _____

11. ARCHITECT, DESIGNER, OR ENGINEER: ARTHUR E. HARVEY

12. CONTRACTOR OR OTHER BUILDER: LUTHER T. MAYO, INC.

13. DATES OF ENCLOSED PHOTOGRAPHS C 1930, APRIL 5, 2007 AND JUNE 21, 2013

14. CONDITION: EXCELLENT GOOD FAIR DETERIORATED NO LONGER IN EXISTENCE

ALTERATIONS: GROUND FLOOR EXTERIOR COVERED OVER BUT ORIGINAL SURFACE MAY BE UNDERNEATH. ALTERATIONS TO THE MAIN LOBBY INCLUDING EXTENDING IT IN 1952 AND GENERAL CHANGES TO OFFICE SPACE HAVE BEEN MADE OVER THE YEARS. A VERTICAL FLAGPOLE, ONCE AT THE FRONT CENTER OF THE HIGHEST ROOF, HAS BEEN REMOVED. DOORS TO ALL OFFICE SUITES REPLACED IN 2000.

15. THREATS TO SITE NONE KNOWN PRIVATE DEVELOPMENT VANDALISM PUBLIC WORKS PROJECT

16. IS THE STRUCTURE ON ITS ORIGINAL SITE MOVED UNKNOWN

17. **SIGNIFICANCE**

BRIEFLY STATE HISTORICAL AND/OR ARCHITECTURAL IMPORTANCE; INCLUDE DATES, EVENTS, AND PERSONS ASSOCIATED WITH SITE (SEE OPTIONAL SIGNIFICANCE WORKSHEET) BUILT IN 1929, THIS UNIQUE ART DECO OFFICE BUILDING WAS BUILT FOR PRESTON WRIGHT AND ASSOCIATES AS AN OFFICE BUILDING. DESIGNED BY THE ARCHITECT ARTHUR E. HARVEY, THE BUILDING IS NOTED FOR ITS UNUSUAL DESIGN IN SUCH PUBLICATIONS AS DAVID GEBHARD AND ROBERT W. WINTER'S "ARCHITECTURE IN LOS ANGELES-A COMPLEAT GUIDE". ARTHUR EDWARD HARVEY DESIGNED A NUMBER OF VERY VISIBLE BUILDINGS IN LOS ANGELES, INCLUDING THE CROCKER BAND BUILDING {AKA THE SELIG BUILDING} (HCM 298), THE VILLA CARLOTTA (HCM 315), CHATEAU ELYSEE (HCM 329) AND THE HOLLYWOOD WOMAN'S CLUBHOUSE (HCM 604). THE WILSHIRE PROFESSIONAL BUILDING IS ONE OF THE MOST DISTINGUISHED EXAMPLES OF ART DECO ARCHITECTURE IN SOUTHERN CALIFORNIA AND ONE OF SEVERAL LARGE BUILDINGS THAT WERE DESIGNED BY HARVEY IN CONJUNCTION WITH CONTRACTOR-DEVELOPER LUTHER T. MAYO. THE BUILDING IS ONE OF THE KEYSTONE STRUCTURES BUILT DURING THE GOLDEN AGE ALONG WILSHIRE BOULEVARD AND RETAINS ITS ART DECO/ZIGZAG MODERNE DESIGN IN AN IMPOSING WAY

18. SOURCES (LIST BOOKS, DOCUMENTS, SURVEYS, PERSONAL INTERVIEWS WITH DATES) LOS ANGELES CITY BUILDING PERMITS PER ATTACHED, LA COUNTY ASSESSORS RECORDS, RECORDED DEEDS, CENSUS RECORDS, LOS ANGELES COUNTY SUBDIVISION MAPS, LOS ANGELES TIMES ARTICLES, ARCHITECTURE IN LOS ANGELES- A COMPLEAT GUIDE, ANGELS WALK, WILSHIRE GUIDE AND THE PCR SERVICES CORP. HISTORIC RESOURCES SURVEY OF THE WILSHIRE CENTER/KOREATOWN RECOVERY CRA PROJECT AREA

DATE FORM PREPARED APRIL 13, 2014 PREPARER'S NAME CHARLES J. FISHER

ORGANIZATION ART DECO SOCIETY OF LOS ANGELES STREET ADDRESS 140 S. AVENUE 57

CITY HIGHLAND PARK STATE CA ZIP CODE 90042 PHONE (323) 256-3593

E-MAIL ADDRESS: ARROYOSECO@HOTMAIL.COM

DESCRIPTION WORK SHEET

TYPE OR PRINT IN ALL CAPITAL BLOCK LETTERS

THE WILSHIRE PROFESSIONAL BUILDING IS A 13 STORY,
NAME OF PROPOSED MONUMENT NUMBER OF STORIES

ART DECO/ZIG ZAG MODERNE, RECTANGULAR PLAN OFFICE BUILDING
ARCHITECTURAL STYLE (SEE LINE 8 ABOVE) PLAN SHAPE (SEE CHART) STRUCTURE USE (RESIDENCE, ETC.)

WITH A CONCRETE FINISH AND STEEL TRIM.
MATERIAL (WOOD SIDING, WOOD SHINGLES, BRICK, STUCCO, ETC.) MATERIAL (WOOD, METAL, ETC.)

ITS PYRAMIDAL ROOF IS COVERED WITH WHITE SLATE, GLASS AND STEEL,
ROOF SHAPE (SEE CHART) MATERIAL (CLAY TILE, ASPHALT OR WOOD SHINGLES) WINDOW MATERIAL

STEEL TRANSOM OVER FIXED PANE WITH VERTICAL SPLIT LIGHTS ARE PART OF THE DESIGN.
WINDOW TYPE [DOUBLE HUNG (SLIDES UP & DOWN), CASEMENT (OPENS OUT), HORIZONTAL SLIDING, ETC.]

THE ENTRY FEATURES A RECTANGULAR INSET PORCH WITH THE MAIN ENTRY TO THE LEFT
DOOR LOCATION (RECESSED, CENTERED, OFF-CENTER, CORNER, ETC.)

WITH A DOUBLE STEEL FRAMED GLASS COMMERCIAL TYPE DOOR. ADDITIONAL CHARACTER DEFINING ELEMENTS
ENTRY DOOR STYLE (SEE CHART)

OF THE STRUCTURE ARE A TWO TIERED BUILDING WITH A CENTRAL SQUARE 6-STORY TOWER ABOVE A 7-STORY MAIN
IDENTIFY ORIGINAL FEATURES SUCH AS PORCHES (SEE CHART); BALCONIES; NUMBER AND SHAPE OF DORMERS (SEE CHART);

RECTANGULAR BASE. THE SYMMETRICAL DESIGN INCLUDES VERTICAL BANDED ROWS OF WINDOWS WITH CUSTOM
NUMBER AND LOCATION OF CHIMNEYS; SHUTTERS; SECONDARY FINISH MATERIALS; PARAPETS; METAL TRIM; DECORATIVE TILE OR CAST STONE; ARCHES;

IDENTICAL METAL GRILLES, DEPICTING UNFURLING TALL LEAFED PLANTS AND VARIOUS GEOMETRIC PATTERNS ATOP SQUARE
ORNAMENTAL WOODWORK; SYMMETRY OR ASYMMETRY; CORNICES; FRIEZES; TOWERS OR TURRETS; BAY WINDOWS; HALFTIMBERING; HORIZONTALITY;

CONCRETE RECESSED PANELS BELOW EACH WINDOW ABOVE THE THIRD FLOOR. A DECORATIVE THREE-DIMENSIONAL BAND IS AT
VERTICALITY; FORMALITY OR INFORMALTY; GARDEN WALLS, ETC.

THE BASE OF THE THIRD FLOOR WINDOWS, WHICH AGAIN DISPLAYS A SYMMETRICAL ABSTRACT PLANT DESIGN AS DOES AN
ADDITIONAL DEFINING ELEMENTS

ELABORATE PEDIMENT AT THE MAIN ROOFLINE. A LARGE CENTRAL PENTHOUSE IS SET IN THE CENTER OF THE ROOF, WHICH IS
ADDITIONAL DEFINING ELEMENTS

BRACKETED WITH MULTIPLE SQUARED FLYING BUTTRESSES' THAT FLANK EACH OF THE FOUR SIX LIGHT WINDOWS THAT ARE ON
ADDITIONAL DEFINING ELEMENTS

EACH FACADE OF THE PENTHOUSE. FOUR ADDITIONAL BRACKETS ARE PLACED ANGULARLY AT THE CORNERS OF THE PENTHOUSE.
ADDITIONAL DEFINING ELEMENTS

THESE BUTTRESSES HAVE INVERSE THEN OUTWARD CURVE AS THEY REACH THE BASE OF THE PENTHOUSE ROOF. A DOUBLE ARCH
ADDITIONAL DEFINING ELEMENTS

DESIGN JUST UNDER THE ROUNDED CONCRETE EAVE, ABOVE WHICH ARE FIVE TRIANGULAR PANELS ON EACH FACE, TOPPED BY
ADDITIONAL DEFINING ELEMENTS

CAST CONCRETE FLOWERS AT THE EDGE OF THE WHITE PATTERNED PYRAMIDAL ROOF, WHICH IS TOPPED BY A CIRCULAR BEACON
ADDITIONAL DEFINING ELEMENTS

SET UPON A DECORATIVE DECO-DESIGNED CONCRETE BASE. A PARKING GARAGE, WHICH IS ENTERED AT THE REAR OF
ADDITIONAL DEFINING ELEMENTS

THE BUILDING, ON ST. ANDREWS PLACE, IS LOCATED UNDER THE BUILDING. THE FIRST FLOOR STOREFRONT LEVEL IS
ADDITIONAL DEFINING ELEMENTS

COVERED OVER WITH LATER STONE OR CONCRETE PANELS, BUT MISSING SECTIONS OF THAT PANELING REVEAL VERTI-
ADDITIONAL DEFINING ELEMENTS

CAL LINED FLAT PILASTERS UNDER THE CURRENT FACADE. AN EARLY PHOTO SHOWS A DARK TILE BULKHEAD AT THE
ADDITIONAL DEFINING ELEMENTS

BASE, DECORATIVE GRILLES ABOVE THE WINDOWS AND A TRIANGULAR ROUNDED THEMED BAND ABOVE THE FIRST FLOOR
ADDITIONAL DEFINING ELEMENTS

SECONDARY BUILDINGS CONSIST OF THERE ARE NO SECONDARY BUILDINGS.
IDENTIFY GARAGE, GARDEN SHELTER, ETC.

SIGNIFICANT INTERIOR SPACES INCLUDE AN ARCHED ELEVATOR LOBBY WITH SQUARE DECO LIGHT FIXTURES
IDENTIFY ORIGINAL FEATURES SUCH AS WOOD PANELING; MOLDINGS AND TRIM; SPECIAL GLASS WINDOWS.

**CITY OF LOS ANGELES
SIGNIFICANCE WORK SHEET**

TYPE OR HAND PRINT IN ALL CAPITAL BLOCK LETTERS

Complete One or Both of the Upper and Lower Portions of This Page

ARCHITECTURAL SIGNIFICANCE

THE WILSHIRE PROFESSIONAL BUILDING IS AN IMPORTANT EXAMPLE OF
NAME OF PROPOSED MONUMENT
ART DECO-ZIG ZAG MODERNE ARCHITECTURE
ARCHITECTURAL STYLE (SEE LINE 8)

AND MEETS THE CULTURAL HERITAGE ORDINANCE BECAUSE OF THE HIGH QUALITY OF ITS DESIGN AND THE RETENTION OF ITS ORIGINAL FORM, DETAILING AND INTEGRITY.

AND/OR

HISTORICAL SIGNIFICANCE

THE WILSHIRE PROFESSIONAL BUILDING WAS BUILT IN 1929
NAME OF PROPOSED MONUMENT YEAR BUILT
ARTHUR HARVEY AND ART DECO ARCHITECTURE WAS IMPORTANT TO THE
NAME OF FIRST OR OTHER SIGNIFICANT OWNER

DEVELOPMENT OF LOS ANGELES BECAUSE THE WILSHIRE PROFESSIONAL BUILDING WAS ONE OF THE MOST SIGNIFICANT BUILDINGS THAT WAS DESIGNED DURING THE DEVELOPMENT OF THE WILSHIRE CENTER AREA, ALONG WILSHIRE BOULEVARD. BUILT CONCURRENTLY WITH, BUT COMPLETED BEFORE, THE NEARBY PELLISSIER BUILDING (HCM 118), IT WAS THE FIRST OF A SERIES OF "HEIGHT LIMIT" SKYSCRAPERS TO BE CONSTRUCTED ON WILSHIRE AT THE END OF THE THOROUGHFARE'S FIRST MAJOR PERIOD OF DEVELOPMENT JUST BEFORE THE ADVENT OF THE GREAT DEPRESSION. THE WEDDING CAKE LIKE MASSING OF THE BUILDING PROVIDES IT WITH ONE OF THE MOST RECOGNIZABLE DESIGNS ALONG THE BOULEVARD. THE ARCHITECT, ARTHUR EDWARD HARVEY, WAS AT THE HEIGHT OF HIS EARLY SOLO CAREER, HAVING PREVIOUSLY DESIGNED SEVERAL LOS ANGELES ICONS, SUCH AS THE CHATEAU ELYSEE (HCM 329), VILLA CARLOTTA (HCM 315) AND THE AMERICAN STORAGE BUILDING ON BEVERLY BOULEVARD. HARVEY HAD RECENTLY LEFT THE FIRM OF MORGAN WALLS AND CLEMENTS, WHERE HE HAD WORKED ON THE DESIGN OF THE ICONIC ATLANTIC RICHFIELD TOWER (DEMOLISHED IN 1969). ALONG WITH THE AMERICAN STORAGE BUILDING, THE WILSHIRE PROFESSIONAL BUILDING HAS NEVER BEEN OFFICIALLY RECOGNIZED LOCALLY. IT IS, HOWEVER, LISTED WITH A POTENTIAL NATIONAL REGISTER ELIGIBILITY (3CS) RATING BY PCR SERVICES CORPORATION IN THE HISTORIC RESOURCES SURVEY FOR THE WILSHIRE/KOREATOWN RECOVERY REDEVELOPMENT PROJECT AREA. THE SURVEY ERRONEOUSLY LISTS IT AS THE "WILSHIRE MEDICAL BUILDING", WHICH ACTUALLY STANDS

CITY OF LOS ANGELES
SIGNIFICANCE WORK SHEET
CONTINUED

AT 1930 WILSHIRE BOULEVARD. THE SUBJECT BUILDING WAS DESIGNED AS A FACILITY FOR PHYSICIANS AS WELL, BUT REMAINS TO THE PRESENT DAY, AN OFFICE BUILDING NOT ONLY USED BY DOCTORS, DENTIST, CHIROPRACTORS AS WELL AS SEVERAL MEDICAL SCHOOLS, BUT WAS AND IS PRESENTLY ALSO USED BY OTHER PROFESSIONALS SUCH AS LAWYERS AND ARCHITECTS, TRAVEL AGENTS AND ACTING AGENTS. A BIOGRAPHY OF THE ARCHITECT, SHOWING HIS LIFE AND CAREER IN MORE DETAIL, IS ATTACHED TO THIS NOMINATION. THE BUILDING IS A SIGNIFICANT EXAMPLE OF THE ART DECO STYLE WHICH FIRST BEGAN TO APPEAR IN FRANCE AFTER WORLD WAR I, FLOURISHING INTERNATIONALLY IN THE 1920s, 1930s AND 1940s BEFORE ITS POPULARITY WANED AFTER WORLD WAR II. IT IS AN ECLECTIC STYLE THAT COMBINES TRADITIONAL CRAFT MOTIFS WITH MACHINE AGE IMAGERY AND MATERIALS. THE STYLE IS OFTEN CHARACTERIZED BY RICH COLORS, BOLD GEOMETRIC SHAPES, AND LAVISH ORNAMENTATION. THE STYLE IS FOUND THROUGHOUT THE UNITED STATES, MOSTLY IN LARGER CITIES, ESPECIALLY NEW YORK, CHICAGO AND PARTICULARLY IN MIAMI, FLORIDA. THE STYLE WAS FIRST REFERRED TO AS "ART DECO" IN 1925 BY THE ARCHITECT CHARLES-ÉDOUARD JEANNERET-GRIS, BETTER KNOWN AS "LE CORBUSIER", WHO WROTE A SERIES OF ARTICLES FOR HIS JOURNAL "L'ESPRIT NOUVEAU" UNDER THE SECTION "1925 EXPO: ARTS DÉCO". HE WAS REFERRING TO THE 1925 EXPOSITION INTERNATIONALE DES ARTS DÉCORATIFS ET INDUSTRIELS MODERNES (INTERNATIONAL EXPOSITION OF MODERN DECORATIVE AND INDUSTRIAL ARTS), WHICH WAS HELD THAT YEAR. THE TERM WAS POPULARIZED IN 1966 TO BEST DESCRIBE THE MOTIF, WHICH WAS DIRECTLY DESCENDED FROM THE EARLIER FRENCH ART NOUVEAU. THE ART DECO ELEMENTS BECAME SO COMMON ON THE BUILDINGS THAT THEY BEGAN TO TAKE ON THE HIGH NUMBER OF DETAILS THAT WERE FOUND ON THE EARLIER BEAUX ARTS DESIGNS. AS THE GREAT DEPRESSION PROGRESSED, THE ART DECO STYLE BEGAN TO LOSE ITS POPULARITY, PARTLY DUE TO THE COST OF PRODUCING THE OPULENT DESIGNS. IT WAS SUPPLANTED BY THE LESS DETAILED STREAMLINE MODERNE, THAT INCORPORATES THE FLUID LINE OF ART DECO WITHOUT THE ORNATE DETAILING. THE WILSHIRE PROFESSIONAL BUILDING ALSO DISPLAYS ZIGZAG MODERNE ELEMENTS IN ITS BANDING AND LINES, UTILIZING THROUGH GEOMETRIC DESIGN, IN THIS CASE, THE TRIANGULATION OF THE UPPER AND LOWER BANDS THAT IS FOUND IN THAT STYLE, THE NAME OF WHICH WAS COINED BY OCCIDENTAL COLLEGE ARCHITECTURAL HISTORIAN ROBERT W. WINTER, WHILE SERVING ON THE LOS ANGELES CULTURAL HERITAGE COMMISSION. THE BUILDING WAS CONSTRUCTED FOR DEVELOPER PRESTON S. WRIGHT AND ASSOCIATES BY THE CONSTRUCTION FIRM OF LUTHER T. MAYO, INCORPORATED. ARTHUR HARVEY DID SEVERAL MAJOR DESIGNS FOR THE MAYO COMPANY DURING THIS PERIOD. PRESTON WRIGHT WAS ALSO AN ARCHITECT, WHO SPECIALIZED IN DESIGNING UPSCALE HOMES. HE HAD INVESTED IN A NUMBER OF LOTS IN NEARBY WINDSOR SQUARE, DESIGNING AND BUILDING HIGH END SPECULATIVE HOUSING. THIS WAS NOT HIS COMPANY'S FIRST MAJOR COMMERCIAL PROJECT AND THEY APPARENTLY HAD CONTRACTED WITH THE MAYO COMPANY DUE TO THEIR EXPERIENCE IN CONSTRUCTING THE LARGER BUILDINGS. MAYO WORKED WITH HARVEY AS THEIR CERTIFIED ARCHITECT AND UTILIZED HIS OFFICE FOR THE DESIGN. THE BUILDING WAS A MAJOR COMPONENT AS THE COMMERCIAL DEVELOPMENT OF WILSHIRE BOULEVARD RAPIDLY MOVED TO THE WEST. INTERESTINGLY, THE MAYO USING HARVEY HAD RECENTLY COMPLETED ANOTHER JOB FOR WRIGHT ON THE OTHER END OF WILSHIRE BOULEVARD, THE SANTA MONICA PROFESSIONAL BUILDING (SANTA MONICA LANDMARK NO. 66). THE WRIGHT CO.

CITY OF LOS ANGELES
SIGNIFICANCE WORK SHEET
CONTINUED

SOLD THE BUILDING TO JOHN J. PARCONS IN 1939 AND IT WAS SOLD TO ERLE P. HALIBURTON IN THE MID 1940S. THE HALIBURTON FAMILY WAS TO OWN THE BUILDING UNTIL 1969, WHEN IT WAS TRANSFERRED TO WINSTON P. MILLET, WHO SET UP THE 3875 WILSHIRE COMPANY THE FOLLOWING YEAR. THE BUILDING WAS TRANSFERRED TO THE CURRENT OWNERSHIP IN 2001. ONE INTEREST IN NOTE WERE TWO PERMITS IN 1947 AND 1949 THAT LISTED WRIGHT AS THE OWNER AND HARVEY AS THE ARCHITECT, EVEN THOUGH NEITHER HAD BEEN INVOLVED WITH THE BUILDING FOR YEARS. SEVERAL CHANGES MADE DURING THE HALIBURTON PERIOD NOTED THE ARCHITECT JOHN REX. A RESTAURANT WAS INSTALLED IN THE CORNER STOREFRONT IN 1954 WITH REX TEAMED UP WITH HIS NEW PARTNER, DOUGLAS HONNOLD. THE WILSHIRE PROFESSIONAL BUILDING REMAINS ONE OF THE MOST ICONIC IDENTIFIABLE TOWERS DATING FROM THE GOLDEN AGE OF DEVELOPMENT ALONG THE MOST FAMOUS COMMERCIAL CORRIDOR IN LOS ANGELES. IT RETAINS ITS DESIGN WITH ONLY MINOR/REVERSIBLE ALTERATIONS AND STANDS AS AN IMPORTANT WORK BY ARTHUR E. HARVEY, WHOSE DESIGNS HELPED TO TRANSFORM THE LOS ANGELES SKYLINE. IT IS ALSO AN IMPORTANT BUILDING REPRESENTING THE EARLY HIGH-RISE DEVELOPMENT OF SUBURBAN LOS ANGELES OUTSIDE THE DOWNTOWN CORE.

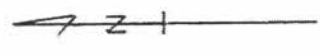


5503 32

SCALE 1" = 80'

1998

680311
740311304
9402/3



WESTMINSTER PLACE

M. B. 9-61

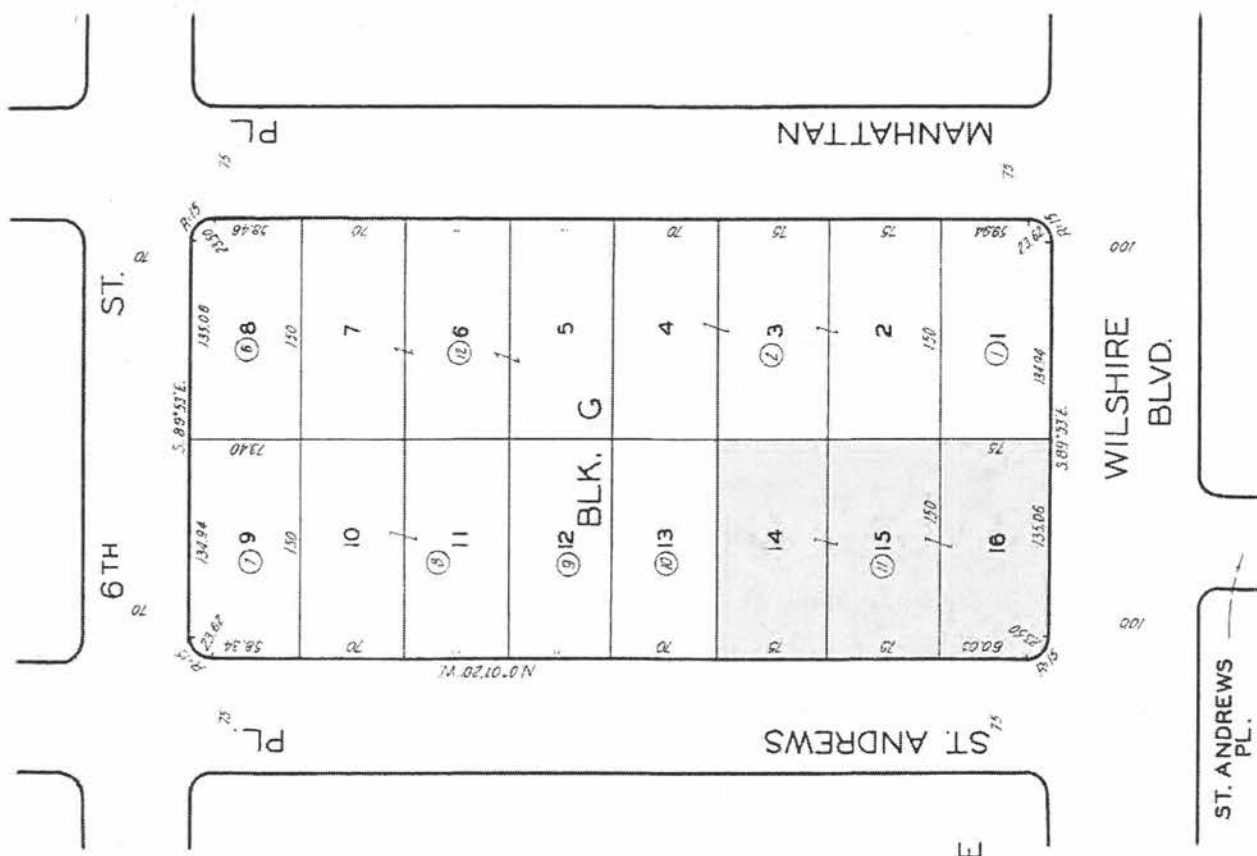
CODE
6657

FOR PREY. ASSMT. SEE: 217-6

ST. ANDREWS
PL.

WILSHIRE
BLVD.

ASSESSOR'S MAP
COUNTY OF LOS ANGELES, CALIF.





City of Los Angeles Department of City Planning

6/16/2014

PARCEL PROFILE REPORT

PROPERTY ADDRESSES

634 S ST ANDREWS PL

ZIP CODES

90010

RECENT ACTIVITY

ENV-2010-76

ENV-2008-3387

ENV-2010-74

Adaptive Reuse Incentive Spec. Pln-
Ord 175038

ENV-2009-2117

ENV-2007-3064

ZA-2005-983-CUB-PA1

CASE NUMBERS

CPC-4931

CPC-1986-834-GPC

ORD-64205

ORD-63482

ORD-46870

ORD-165302-SA100B

ORD-102319

ZA-9229

ZA-2012-705-ZAA-SPR

ZA-2012-1796-CUB-CU

ZA-2010-75-CUB

ZA-2010-73-CUB

ZA-2009-2116-CUB

ZA-2005-983-CUB

ZA-2001-105-CUB

ZA-1994-173-CUX

ZA-11561

ENV-2012-706-MND

ENV-2012-1797-MND

ENV-2010-76-CE

ENV-2010-74-CE

ENV-2009-2117-CE

ENV-2005-984-CE

ENV-2001-106-CE

MND-94-79-CUX

Address/Legal Information

PIN Number	135B193 990
Lot/Parcel Area (Calculated)	11,260.2 (sq ft)
Thomas Brothers Grid	PAGE 633 - GRID H2
Assessor Parcel No. (APN)	5503032011
Tract	WESTMINSTER PLACE
Map Reference	M B 9-61
Block	BLK G
Lot	14
Arb (Lot Cut Reference)	None
Map Sheet	135B193

Jurisdictional Information

Community Plan Area	Wilshire
Area Planning Commission	Central
Neighborhood Council	Wilshire Center - Koreatown
Council District	CD 10 - Herb J. Wesson, Jr.
Census Tract #	2117.04
LADBS District Office	Los Angeles Metro

Planning and Zoning Information

Special Notes	None
Zoning	R5P-2
Zoning Information (ZI)	ZI-1940 Wilshire Center / Koreatown Redevelopment Project ZI-2410 Metro Westside Subway Extension Project ZI-2374 LOS ANGELES STATE ENTERPRISE ZONE
General Plan Land Use	Regional Center Commercial
General Plan Footnote(s)	Yes
Hillside Area (Zoning Code)	No
Baseline Hillside Ordinance	No
Baseline Mansionization Ordinance	No
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
Streetscape	No
Sign District	No
Adaptive Reuse Incentive Area	Adaptive Reuse Incentive Areas
CRA - Community Redevelopment Agency	Wilshire Center / Koreatown Redevelopment Project
Central City Parking	No
Downtown Parking	No
Building Line	5

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(*) - APN Area is provided "as is" from the Los Angeles County's Public Works, Flood Control, Benefit Assessment.

500 Ft School Zone	No
500 Ft Park Zone	No
Assessor Information	
Assessor Parcel No. (APN)	5503032011
APN Area (Co. Public Works)*	0.773 (ac)
Use Code	1900 - Professional Building
Assessed Land Val.	\$2,234,283
Assessed Improvement Val.	\$2,593,408
Last Owner Change	10/01/01
Last Sale Amount	\$4,592,045
Tax Rate Area	6657
Deed Ref No. (City Clerk)	9-49 3-256
Building 1	
Year Built	1934
Building Class	CX
Number of Units	0
Number of Bedrooms	0
Number of Bathrooms	0
Building Square Footage	65,122.0 (sq ft)
Building 2	
Year Built	1936
Building Class	SX
Number of Units	0
Number of Bedrooms	0
Number of Bathrooms	0
Building Square Footage	24.0 (sq ft)
Building 3	
Year Built	0
Number of Units	0
Number of Bedrooms	0
Number of Bathrooms	0
Building Square Footage	12,825.0 (sq ft)
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	None
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)	1.21064097546205
Nearest Fault (Name)	Puente Hills Blind Thrust
Region	Los Angeles Blind Thrusts
Fault Type	B

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Slip Rate (mm/year)	0.70000000
Slip Geometry	Reverse
Slip Type	Moderately / Poorly Constrained
Down Dip Width (km)	19.00000000
Rupture Top	5.00000000
Rupture Bottom	13.00000000
Dip Angle (degrees)	25.00000000
Maximum Magnitude	7.10000000
Alquist-Priolo Fault Zone	No
Landslide	No
Liquefaction	No
Tsunami Inundation Zone	No

Economic Development Areas

Business Improvement District	WILSHIRE CENTER
Renewal Community	No
Revitalization Zone	Central City
State Enterprise Zone	LOS ANGELES STATE ENTERPRISE ZONE
State Enterprise Zone Adjacency	No
Targeted Neighborhood Initiative	None

Public Safety

Police Information

Bureau	West
Division / Station	Olympic
Reporting District	2022

Fire Information

Division	1
Batallion	11
District / Fire Station	29
Red Flag Restricted Parking	No



City of Los Angeles Department of City Planning

6/16/2014

PARCEL PROFILE REPORT

PROPERTY ADDRESSES

640 S ST ANDREWS PL

ZIP CODES

90010

RECENT ACTIVITY

ENV-2008-3387

ENV-2009-2117

Adaptive Reuse Incentive Spec. Pln-
Ord 175038

ENV-2010-76

ENV-2010-74

ENV-2007-3064

ZA-2005-983-CUB-PA1

CASE NUMBERS

CPC-1986-834-GPC

ORD-63482

ORD-46870

ORD-165302-SA100B

ZA-3149

ZA-2012-705-ZAA-SPR

ZA-2012-1796-CUB-CU

ZA-2010-75-CUB

ZA-2010-73-CUB

ZA-2009-2116-CUB

ZA-2005-983-CUB

ZA-2001-105-CUB

ZA-1994-173-CUX

ENV-2012-706-MND

ENV-2012-1797-MND

ENV-2010-76-CE

ENV-2010-74-CE

ENV-2009-2117-CE

ENV-2005-984-CE

ENV-2001-987-CE

ENV-2001-106-CE

MND-94-79-CUX

Address/Legal Information

PIN Number	135B193 1013
Lot/Parcel Area (Calculated)	11,265.7 (sq ft)
Thomas Brothers Grid	PAGE 633 - GRID H2
Assessor Parcel No. (APN)	5503032011
Tract	WESTMINSTER PLACE
Map Reference	M B 9-61
Block	BLK G
Lot	15
Arb (Lot Cut Reference)	None
Map Sheet	132B193 135B193

Jurisdictional Information

Community Plan Area	Wilshire
Area Planning Commission	Central
Neighborhood Council	Wilshire Center - Koreatown
Council District	CD 10 - Herb J. Wesson, Jr.
Census Tract #	2117.04
LADBS District Office	Los Angeles Metro

Planning and Zoning Information

Special Notes	None
Zoning	C4-2
Zoning Information (ZI)	ZI-1940 Wilshire Center / Koreatown Redevelopment Project ZI-2410 Metro Westside Subway Extension Project ZI-2374 LOS ANGELES STATE ENTERPRISE ZONE
General Plan Land Use	Regional Center Commercial
General Plan Footnote(s)	Yes
Hillside Area (Zoning Code)	No
Baseline Hillside Ordinance	No
Baseline Mansionization Ordinance	No
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
Streetscape	No
Sign District	No
Adaptive Reuse Incentive Area	Adaptive Reuse Incentive Areas
CRA - Community Redevelopment Agency	Wilshire Center / Koreatown Redevelopment Project
Central City Parking	No
Downtown Parking	No

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Building Line	None
500 Ft School Zone	No
500 Ft Park Zone	No

Assessor Information

Assessor Parcel No. (APN)	5503032011
APN Area (Co. Public Works)*	0.773 (ac)
Use Code	1900 - Professional Building
Assessed Land Val.	\$2,234,283
Assessed Improvement Val.	\$2,593,408
Last Owner Change	10/01/01
Last Sale Amount	\$4,592,045
Tax Rate Area	6657
Deed Ref No. (City Clerk)	9-49 3-256

Building 1

Year Built	1934
Building Class	CX
Number of Units	0
Number of Bedrooms	0
Number of Bathrooms	0
Building Square Footage	65,122.0 (sq ft)

Building 2

Year Built	1936
Building Class	SX
Number of Units	0
Number of Bedrooms	0
Number of Bathrooms	0
Building Square Footage	24.0 (sq ft)

Building 3

Year Built	0
Number of Units	0
Number of Bedrooms	0
Number of Bathrooms	0
Building Square Footage	12,825.0 (sq ft)

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	Yes
Flood Zone	None
Watercourse	No
Hazardous Waste / Border Zone Properties	No
Methane Hazard Site	None
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)	1.19616317106927
Nearest Fault (Name)	Puente Hills Blind Thrust
Region	Los Angeles Blind Thrusts

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CASE SUMMARIES

Note: Information for case summaries is retrieved from the Planning Department's Plan Case Tracking System (PCTS) database.

Case Number:	CPC-1986-834-GPC
Required Action(s):	GPC-GENERAL PLAN/ZONING CONSISTENCY (AB283)
Project Descriptions(s):	GENERAL PLAN/ZONING CONSISTENCY - WILSHIRE, WESTLAKE, SHERMAN OAKS, STUDIO STUDIO, TOLUCA LAKE
Case Number:	ZA-2012-705-ZAA-SPR
Required Action(s):	SPR-SITE PLAN REVIEW ZAA-AREA,HEIGHT,YARD,AND BLDG LINE ADJMNTS GT 20% (SLIGHT MODIFICATIONS)
Project Descriptions(s):	PURSUANT TO SECTION 12.28, A ZAA TO ALLOW A REDUCTION IN SEOPARATION BETWEEN BUILDINGS OF 10 FT IN LIEU OF 18 FT IN CONJUNCTION WITH THE CONSTRUCTION OF A 6-STORY, 84-UNIT APARTMENT BUILDING; AND PURSUANT TO SECTION 16.05, SITE PLAN REVIEW FOR THE DEVELOPMENT OF SAID BUILDING IN THE R5P-2 ZONE.
Case Number:	ZA-2012-1796-CUB-CU
Required Action(s):	CU-CONDITIONAL USE CUB-Conditional Use Beverage-Alcohol
Project Descriptions(s):	CONDITIONAL USE TO PERMIT THE CONTINUED SALE OF A FULL LINE OF ALCOHOL IN CONJUNCTION WITH AN EXISTING 2,326.2 SQUARE FOOT / 80-SEAT RESTAURANT WITH PROPOSED KARAOKE FOR ENTERTAINMENT AT THE MEZZANINE LEVEL; CONDITIONAL USE FOR DEVIATION FROM COMMERCIAL CORNER / MINI-SHOPPING CENTER REQUIREMENTS TO PERMIT HOURS OF OPERATION FROM 11 A.M. TO 2 A.M.. THE SUBJECT SITE IS 41,250 SQUARE FOOT AND ZONED C4-2 .
Case Number:	ZA-2010-75-CUB
Required Action(s):	CUB-Conditional Use Beverage-Alcohol
Project Descriptions(s):	PURSUANT TO SECTION 12.24W1 OF THE LAMC, A CONDITIONAL USE FOR THE SALE OF ON-SITE BEER AND WINE IN AN EXISTING RESTAURANT WITH 140 PATRONS, HOURS OF OPERATION FROM 10AM TO 2AM DAILY.
Case Number:	ZA-2010-73-CUB
Required Action(s):	CUB-Conditional Use Beverage-Alcohol
Project Descriptions(s):	CONDITIONAL USE FOR BEER AND WINE IN CONJUNCTION WITH AN EXISTING RESTAURANT 106 OPERATING FROM 10AM TO 2AM DAILY.
Case Number:	ZA-2009-2116-CUB
Required Action(s):	CUB-Conditional Use Beverage-Alcohol
Project Descriptions(s):	CONDITIONAL USE FOR CONTINUED USE OF SERVICE OF FULL LINE ALCOHOL FOR AN EXISTING RESTAURANT SEATING 60 OPERATING FROM 11AM O2AM DAILY AND RELIEF FROM CORNER COMMERCIAL REQUIREMENT TO OPERAT PAST 11PM.
Case Number:	ZA-2005-983-CUB
Required Action(s):	CUB-Conditional Use Beverage-Alcohol
Project Descriptions(s):	REQUEST FOR A CONDITIONAL USE PERMIT TO ALLOW A 1910-SQUARE-FOOT EXPANSION OF AN EXISTING RESTAURANT WITH CORRESPONDING EXPANSION OF EXISTING BEER AND WINE SERVICE TO THE EXPANSION AREA. ALCOHOL SERVICE FOR EXISTING RESTAURANT WAS AUTHORIZED UNDER CASE NO. ZA-2000-2210-CUB.
Case Number:	ZA-2001-105-CUB
Required Action(s):	CUB-Conditional Use Beverage-Alcohol
Project Descriptions(s):	REQUEST FOR A 2,450 SQ. FT. EXPANSION TO AN EXISTING 3,453 SQ. FT. GROUND FLOOR WITH MEZZANINE RESTAURANT WITH THE CONTINUED SALE AND DISPENSING OF A FULL LINE OF ALCOHOLIC BEVERAGES FOR ON-SITE CONSUMPTION.
Case Number:	ZA-1994-173-CUX
Required Action(s):	CUX-ADULT ENTERTAINMENTS
Project Descriptions(s):	CONDITIONAL USE PERMIT TO ADD PATRON DANCING TO AN EXISTING 3,650 SQ. FT. RESTAURANT SERVING ON-SITE ALCOHOL BEVERAGES WITH HOURS OF OPERATION FROM 7 A.M. TO 2 A.M., SEVEN DAYS PER WEEK WITH 134 PARKING SPACES PROVIDED ON-SITE AFTER 6 P.M.
Case Number:	ENV-2012-706-MND
Required Action(s):	MND-MITIGATED NEGATIVE DECLARATION
Project Descriptions(s):	PURSUANT TO SECTION 12.28, A ZAA TO ALLOW A REDUCTION IN SEOPARATION BETWEEN BUILDINGS OF 10 FT IN LIEU OF 18 FT IN CONJUNCTION WITH THE CONSTRUCTION OF A 6-STORY, 84-UNIT APARTMENT BUILDING; AND PURSUANT TO SECTION 16.05, SITE PLAN REVIEW FOR THE DEVELOPMENT OF SAID BUILDING IN THE R5P-2 ZONE.
Case Number:	ENV-2012-1797-MND
Required Action(s):	MND-MITIGATED NEGATIVE DECLARATION
Project Descriptions(s):	CONDITIONAL USE TO PERMIT THE CONTINUED SALE OF A FULL LINE OF ALCOHOL IN CONJUNCTION WITH AN EXISTING 2,326.2 SQUARE FOOT / 80-SEAT RESTAURANT WITH PROPOSED KARAOKE FOR ENTERTAINMENT AT THE MEZZANINE LEVEL; CONDITIONAL USE FOR DEVIATION FROM COMMERCIAL CORNER / MINI-SHOPPING CENTER REQUIREMENTS TO PERMIT HOURS OF OPERATION FROM 11 A.M. TO 2 A.M.. THE SUBJECT SITE IS 41,250 SQUARE FOOT AND ZONED C4-2 .
Case Number:	ENV-2010-76-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	PURSUANT TO SECTION 12.24W1 OF THE LAMC, A CONDITIONAL USE FOR THE SALE OF ON-SITE BEER AND WINE IN AN EXISTING RESTAURANT WITH 140 PATRONS, HOURS OF OPERATION FROM 10AM TO 2AM DAILY.

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Case Number:	ENV-2010-74-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	CONDITIONAL USE FOR BEER AND WINE IN CONJUNCTION WITH AN EXISTING RESTAURANT 106 OPERATING FROM 10AM TO 2AM DAILY.
Case Number:	ENV-2009-2117-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	CONDITIONAL USE FOR CONTINUED USE OF SERVICE OF FULL LINE ALCOHOL FOR AN EXISTING RESTAURANT SEATING 60 OPERATING FROM 11AM 02AM DAILY AND RELIEF FROM CORNER COMMERCIAL REQUIREMENT TO OPERAT PAST 11PM.
Case Number:	ENV-2005-984-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	REQUEST FOR A CONDITIONAL USE PERMIT TO ALLOW A 1910-SQUARE-FOOT EXPANSION OF AN EXISTING RESTAURANT WITH CORRESPONDING EXPANSION OF EXISTING BEER AND WINE SERVICE TO THE EXPANSION AREA. ALCOHOL SERVICE FOR EXISTING RESTAURANT WAS AUTHORIZED UNDER CASE NO. ZA-2000-2210-CUB.
Case Number:	ENV-2001-106-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	REQUEST FOR A 2,450 SQ. FT. EXPANSION TO AN EXISTING 3,453 SQ. FT. GROUND FLOOR WITH MEZZANINE RESTAURANT WITH THE CONTINUED SALE AND DISPENSING OF A FULL LINE OF ALCOHOLIC BEVERAGES FOR ON-SITE CONSUMPTION.
Case Number:	MND-94-79-CUX
Required Action(s):	CUX-ADULT ENTERTAINMENTS
Project Descriptions(s):	Data Not Available

DATA NOT AVAILABLE

CPC-4931
 ORD-64205
 ORD-63482
 ORD-46870
 ORD-165302-SA100B
 ORD-102319
 ZA-9229
 ZA-11561

Fault Type	B
Slip Rate (mm/year)	0.70000000
Slip Geometry	Reverse
Slip Type	Moderately / Poorly Constrained
Down Dip Width (km)	19.00000000
Rupture Top	5.00000000
Rupture Bottom	13.00000000
Dip Angle (degrees)	25.00000000
Maximum Magnitude	7.10000000
Alquist-Priolo Fault Zone	No
Landslide	No
Liquefaction	No
Tsunami Inundation Zone	No

Economic Development Areas

Business Improvement District	WILSHIRE CENTER
Renewal Community	No
Revitalization Zone	Central City
State Enterprise Zone	LOS ANGELES STATE ENTERPRISE ZONE
State Enterprise Zone Adjacency	No
Targeted Neighborhood Initiative	None

Public Safety

Police Information

Bureau	West
Division / Station	Olympic
Reporting District	2022

Fire Information

Division	1
Batallion	11
District / Fire Station	29
Red Flag Restricted Parking	No

CASE SUMMARIES

Note: Information for case summaries is retrieved from the Planning Department's Plan Case Tracking System (PCTS) database.

Case Number:	CPC-1986-834-GPC
Required Action(s):	GPC-GENERAL PLAN/ZONING CONSISTENCY (AB283)
Project Descriptions(s):	GENERAL PLAN/ZONING CONSISTENCY - WILSHIRE, WESTLAKE, SHERMAN OAKS, STUDIO STUDIO, TOLUCA LAKE
Case Number:	ZA-2012-705-ZAA-SPR
Required Action(s):	SPR-SITE PLAN REVIEW ZAA-AREA,HEIGHT,YARD,AND BLDG LINE ADJMNTS GT 20% (SLIGHT MODIFICATIONS)
Project Descriptions(s):	PURSUANT TO SECTION 12.28, A ZAA TO ALLOW A REDUCTION IN SEOPARATION BETWEEN BUILDINGS OF 10 FT IN LIEU OF 18 FT IN CONJUNCTION WITH THE CONSTRUCTION OF A 6-STORY, 84-UNIT APARTMENT BUILDING; AND PURSUANT TO SECTION 16.05, SITE PLAN REVIEW FOR THE DEVELOPMENT OF SAID BUILDING IN THE R5P-2 ZONE.
Case Number:	ZA-2012-1796-CUB-CU
Required Action(s):	CU-CONDITIONAL USE CUB-Conditional Use Beverage-Alcohol
Project Descriptions(s):	CONDITIONAL USE TO PERMIT THE CONTINUED SALE OF A FULL LINE OF ALCOHOL IN CONJUNCTION WITH AN EXISTING 2,326.2 SQUARE FOOT / 80-SEAT RESTAURANT WITH PROPOSED KARAOKE FOR ENTERTAINMENT AT THE MEZZANINE LEVEL; CONDITIONAL USE FOR DEVIATION FROM COMMERCIAL CORNER / MINI-SHOPPING CENTER REQUIREMENTS TO PERMIT HOURS OF OPERATION FROM 11 A.M. TO 2 A.M.. THE SUBJECT SITE IS 41,250 SQUARE FOOT AND ZONED C4-2 .
Case Number:	ZA-2010-75-CUB
Required Action(s):	CUB-Conditional Use Beverage-Alcohol
Project Descriptions(s):	PURSUANT TO SECTION 12.24W1 OF THE LAMC, A CONDITIONAL USE FOR THE SALE OF ON-SITE BEER AND WINE IN AN EXISTING RESTAURANT WITH 140 PATRONS, HOURS OF OPERATION FROM 10AM TO 2AM DAILY.
Case Number:	ZA-2010-73-CUB
Required Action(s):	CUB-Conditional Use Beverage-Alcohol
Project Descriptions(s):	CONDITIONAL USE FOR BEER AND WINE IN CONJUNCTION WITH AN EXISTING RESTAURANT 106 OPERATING FROM 10AM TO 2AM DAILY.
Case Number:	ZA-2009-2116-CUB
Required Action(s):	CUB-Conditional Use Beverage-Alcohol
Project Descriptions(s):	CONDITIONAL USE FOR CONTINUED USE OF SERVICE OF FULL LINE ALCOHOL FOR AN EXISTING RESTAURANT SEATING 60 OPERATING FROM 11AM O2AM DAILY AND RELIEF FROM CORNER COMMERCIAL REQUIREMENT TO OPERAT PAST 11PM.
Case Number:	ZA-2005-983-CUB
Required Action(s):	CUB-Conditional Use Beverage-Alcohol
Project Descriptions(s):	REQUEST FOR A CONDITIONAL USE PERMIT TO ALLOW A 1910-SQUARE-FOOT EXPANSION OF AN EXISTING RESTAURANT WITH CORRESPONDING EXPANSION OF EXISTING BEER AND WINE SERVICE TO THE EXPANSION AREA. ALCOHOL SERVICE FOR EXISTING RESTAURANT WAS AUTHORIZED UNDER CASE NO. ZA-2000-2210-CUB.
Case Number:	ZA-2001-105-CUB
Required Action(s):	CUB-Conditional Use Beverage-Alcohol
Project Descriptions(s):	REQUEST FOR A 2,450 SQ. FT. EXPANSION TO AN EXISTING 3,453 SQ. FT. GROUND FLOOR WITH MEZZANINE RESTAURANT WITH THE CONTINUED SALE AND DISPENSING OF A FULL LINE OF ALCOHOLIC BEVERAGES FOR ON-SITE CONSUMPTION.
Case Number:	ZA-1994-173-CUX
Required Action(s):	CUX-ADULT ENTERTAINMENTS
Project Descriptions(s):	CONDITIONAL USE PERMIT TO ADD PATRON DANCING TO AN EXISTING 3,650 SQ. FT. RESTAURANT SERVING ON-SITE ALCOHOL BEVERAGES WITH HOURS OF OPERATION FROM 7 A.M. TO 2 A.M., SEVEN DAYS PER WEEK WITH 134 PARKING SPACES PROVIDED ON-SITE AFTER 6 P.M.
Case Number:	ENV-2012-706-MND
Required Action(s):	MND-MITIGATED NEGATIVE DECLARATION
Project Descriptions(s):	PURSUANT TO SECTION 12.28, A ZAA TO ALLOW A REDUCTION IN SEOPARATION BETWEEN BUILDINGS OF 10 FT IN LIEU OF 18 FT IN CONJUNCTION WITH THE CONSTRUCTION OF A 6-STORY, 84-UNIT APARTMENT BUILDING; AND PURSUANT TO SECTION 16.05, SITE PLAN REVIEW FOR THE DEVELOPMENT OF SAID BUILDING IN THE R5P-2 ZONE.
Case Number:	ENV-2012-1797-MND
Required Action(s):	MND-MITIGATED NEGATIVE DECLARATION
Project Descriptions(s):	CONDITIONAL USE TO PERMIT THE CONTINUED SALE OF A FULL LINE OF ALCOHOL IN CONJUNCTION WITH AN EXISTING 2,326.2 SQUARE FOOT / 80-SEAT RESTAURANT WITH PROPOSED KARAOKE FOR ENTERTAINMENT AT THE MEZZANINE LEVEL; CONDITIONAL USE FOR DEVIATION FROM COMMERCIAL CORNER / MINI-SHOPPING CENTER REQUIREMENTS TO PERMIT HOURS OF OPERATION FROM 11 A.M. TO 2 A.M.. THE SUBJECT SITE IS 41,250 SQUARE FOOT AND ZONED C4-2 .
Case Number:	ENV-2010-76-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	PURSUANT TO SECTION 12.24W1 OF THE LAMC, A CONDITIONAL USE FOR THE SALE OF ON-SITE BEER AND WINE IN AN EXISTING RESTAURANT WITH 140 PATRONS, HOURS OF OPERATION FROM 10AM TO 2AM DAILY.

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Case Number:	ENV-2010-74-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	CONDITIONAL USE FOR BEER AND WINE IN CONJUNCTION WITH AN EXISTING RESTAURANT 106 OPERATING FROM 10AM TO 2AM DAILY.
Case Number:	ENV-2009-2117-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	CONDITIONAL USE FOR CONTINUED USE OF SERVICE OF FULL LINE ALCOHOL FOR AN EXISTING RESTAURANT SEATING 60 OPERATING FROM 11AM O2AM DAILY AND RELIEF FROM CORNER COMMERICAL REQUIREMENT TO OPERAT PAST 11PM.
Case Number:	ENV-2005-984-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	REQUEST FOR A CONDITIONAL USE PERMIT TO ALLOW A 1910-SQUARE-FOOT EXPANSION OF AN EXISTING RESTAURANT WITH CORRESPONDING EXPANSION OF EXISTING BEER AND WINE SERVICE TO THE EXPANSION AREA. ALCOHOL SERVICE FOR EXISTING RESTAURANT WAS AUTHORIZED UNDER CASE NO. ZA-2000-2210-CUB.
Case Number:	ENV-2001-987-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	ZONE VARIANCE TO PERMIT A COMMERCIAL USE AND COMMERCIAL CORNERDEVELOPMENT ON LAND ZONED R3P-1 AND CONDITIONAL USE TO PERMIT THE SALE AND DISPENSING OF A FULL LINE OF ALCOHOLIC BEVERAGES FOR OFF-SITE CONSUMPTION FOR A SUPERMARKET IN THE C2-1 AND R3P-1ZONES.
Case Number:	ENV-2001-106-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	REQUEST FOR A 2,450 SQ. FT. EXPANSION TO AN EXISTING 3,453 SQ. FT. GROUND FLOOR WITH MEZZANINE RESTAURANT WITH THE CONTINUED SALE AND DISPENSING OF A FULL LINE OF ALCOHOLIC BEVERAGES FOR ON-SITE CONSUMPTION.
Case Number:	MND-94-79-CUX
Required Action(s):	CUX-ADULT ENTERTAINMENTS
Project Descriptions(s):	Data Not Available

DATA NOT AVAILABLE

- ORD-63482
- ORD-46870
- ORD-165302-SA100B
- ZA-3149

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City of Los Angeles Department of City Planning

6/16/2014

PARCEL PROFILE REPORT

PROPERTY ADDRESSES

3879 W WILSHIRE BLVD
3873 W WILSHIRE BLVD
3875 W WILSHIRE BLVD
3877 W WILSHIRE BLVD
3871 W WILSHIRE BLVD
3881 W WILSHIRE BLVD
3869 W WILSHIRE BLVD

ZIP CODES

90010

RECENT ACTIVITY

ENV-2005-984
ENV-2008-3387
Adaptive Reuse Incentive Spec. Pln-
Ord 175038
ENV-2010-76
ENV-2009-2117
ENV-2007-3064
ENV-2010-74
ENV-2008-2277
ENV-2008-2277

CASE NUMBERS

CPC-1986-834-GPC
ORD-63482
ORD-59577
ORD-46870
ORD-165302-SA100B
ORD-129944
ZA-2012-705-ZAA-SPR
ZA-2012-1796-CUB-CU
ZA-2010-75-CUB
ZA-2010-73-CUB
ZA-2009-2116-CUB
ZA-2005-983-CUB
ZA-2001-105-CUB
ZA-1994-173-CUX
ENV-2012-706-MND
ENV-2012-1797-MND
ENV-2010-76-CE
ENV-2010-74-CE
ENV-2009-2117-CE
ENV-2005-984-CE
ENV-2001-987-CE
ENV-2001-106-CE
AF-90-2051018-PA

Address/Legal Information

PIN Number 132B193 34
Lot/Parcel Area (Calculated) 11,202.2 (sq ft)
Thomas Brothers Grid PAGE 633 - GRID H2
Assessor Parcel No. (APN) 5503032011
Tract WESTMINSTER PLACE
Map Reference M B 9-61
Block BLK G
Lot 16
Arb (Lot Cut Reference) None
Map Sheet 132B193

Jurisdictional Information

Community Plan Area Wilshire
Area Planning Commission Central
Neighborhood Council Wilshire Center - Koreatown
Council District CD 10 - Herb J. Wesson, Jr.
Census Tract # 2117.04
LADBS District Office Los Angeles Metro

Planning and Zoning Information

Special Notes None
Zoning C4-2
Zoning Information (ZI)
ZI-1940 Wilshire Center / Koreatown Redevelopment Project
ZI-1117 MTA Project
ZI-2410 Metro Westside Subway Extension Project
ZI-2374 LOS ANGELES STATE ENTERPRISE ZONE
Regional Center Commercial
General Plan Land Use Yes
General Plan Footnote(s) No
Hillside Area (Zoning Code) No
Baseline Hillside Ordinance No
Baseline Mansionization Ordinance No
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
Streetscape No
Sign District No
Adaptive Reuse Incentive Area Adaptive Reuse Incentive Areas
CRA - Community Redevelopment Agency Wilshire Center / Koreatown Redevelopment Project
Central City Parking No
Downtown Parking No

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(*) - APN Area is provided "as is" from the Los Angeles County's Public Works, Flood Control, Benefit Assessment.

Building Line	5
500 Ft School Zone	No
500 Ft Park Zone	No

Assessor Information

Assessor Parcel No. (APN)	5503032011
APN Area (Co. Public Works)*	0.773 (ac)
Use Code	1900 - Professional Building
Assessed Land Val.	\$2,234,283
Assessed Improvement Val.	\$2,593,408
Last Owner Change	10/01/01
Last Sale Amount	\$4,592,045
Tax Rate Area	6657
Deed Ref No. (City Clerk)	9-49 3-256

Building 1

Year Built	1934
Building Class	CX
Number of Units	0
Number of Bedrooms	0
Number of Bathrooms	0
Building Square Footage	65,122.0 (sq ft)

Building 2

Year Built	1936
Building Class	SX
Number of Units	0
Number of Bedrooms	0
Number of Bathrooms	0
Building Square Footage	24.0 (sq ft)

Building 3

Year Built	0
Number of Units	0
Number of Bedrooms	0
Number of Bathrooms	0
Building Square Footage	12,825.0 (sq ft)

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	Yes
Flood Zone	None
Watercourse	No
Hazardous Waste / Border Zone Properties	No
Methane Hazard Site	None
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)	1.18168895164987
Nearest Fault (Name)	Puente Hills Blind Thrust
Region	Los Angeles Blind Thrusts

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Fault Type	B
Slip Rate (mm/year)	0.70000000
Slip Geometry	Reverse
Slip Type	Moderately / Poorly Constrained
Down Dip Width (km)	19.00000000
Rupture Top	5.00000000
Rupture Bottom	13.00000000
Dip Angle (degrees)	25.00000000
Maximum Magnitude	7.10000000
Alquist-Priolo Fault Zone	No
Landslide	No
Liquefaction	No
Tsunami Inundation Zone	No

Economic Development Areas

Business Improvement District	WILSHIRE CENTER
Renewal Community	No
Revitalization Zone	Central City
State Enterprise Zone	LOS ANGELES STATE ENTERPRISE ZONE
State Enterprise Zone Adjacency	No
Targeted Neighborhood Initiative	None

Public Safety

Police Information

Bureau	West
Division / Station	Olympic
Reporting District	2022

Fire Information

Division	1
Batallion	11
District / Fire Station	29
Red Flag Restricted Parking	No

CASE SUMMARIES

Note: Information for case summaries is retrieved from the Planning Department's Plan Case Tracking System (PCTS) database.

Case Number:	CPC-1986-834-GPC
Required Action(s):	GPC-GENERAL PLAN/ZONING CONSISTENCY (AB283)
Project Descriptions(s):	GENERAL PLAN/ZONING CONSISTENCY - WILSHIRE, WESTLAKE, SHERMAN OAKS, STUDIO STUDIO, TOLUCA LAKE
Case Number:	ZA-2012-705-ZAA-SPR
Required Action(s):	SPR-SITE PLAN REVIEW ZAA-AREA,HEIGHT,YARD,AND BLDG LINE ADJMNTS GT 20% (SLIGHT MODIFICATIONS)
Project Descriptions(s):	PURSUANT TO SECTION 12.28, A ZAA TO ALLOW A REDUCTION IN SEOPARATION BETWEEN BUILDINGS OF 10 FT IN LIEU OF 18 FT IN CONJUNCTION WITH THE CONSTRUCTION OF A 6-STORY, 84-UNIT APARTMENT BUILDING; AND PURSUANT TO SECTION 16.05, SITE PLAN REVIEW FOR THE DEVELOPMENT OF SAID BUILDING IN THE R5P-2 ZONE.
Case Number:	ZA-2012-1796-CUB-CU
Required Action(s):	CU-CONDITIONAL USE CUB-Conditional Use Beverage-Alcohol
Project Descriptions(s):	CONDITIONAL USE TO PERMIT THE CONTINUED SALE OF A FULL LINE OF ALCOHOL IN CONJUNCTION WITH AN EXISTING 2,326.2 SQUARE FOOT / 80-SEAT RESTAURANT WITH PROPOSED KARAOKE FOR ENTERTAINMENT AT THE MEZZANINE LEVEL; CONDITIONAL USE FOR DEVIATION FROM COMMERCIAL CORNER / MINI-SHOPPING CENTER REQUIREMENTS TO PERMIT HOURS OF OPERATION FROM 11 A.M. TO 2 A.M.. THE SUBJECT SITE IS 41,250 SQUARE FOOT AND ZONED C4-2 .
Case Number:	ZA-2010-75-CUB
Required Action(s):	CUB-Conditional Use Beverage-Alcohol
Project Descriptions(s):	PURSUANT TO SECTION 12.24W1 OF THE LAMC, A CONDITIONAL USE FOR THE SALE OF ON-SITE BEER AND WINE IN AN EXISTING RESTAURANT WITH 140 PATRONS, HOURS OF OPERATION FROM 10AM TO 2AM DAILY.
Case Number:	ZA-2010-73-CUB
Required Action(s):	CUB-Conditional Use Beverage-Alcohol
Project Descriptions(s):	CONDITIONAL USE FOR BEER AND WINE IN CONJUNCTION WITH AN EXISTING RESTAURANT 106 OPERATING FROM 10AM TO 2AM DAILY.
Case Number:	ZA-2009-2116-CUB
Required Action(s):	CUB-Conditional Use Beverage-Alcohol
Project Descriptions(s):	CONDITIONAL USE FOR CONTINUED USE OF SERVICE OF FULL LINE ALCOHOL FOR AN EXISTING RESTAURANT SEATING 60 OPERATING FROM 11AM O2AM DAILY AND RELIEF FROM CORNER COMMERCIAL REQUIREMENT TO OPERAT PAST 11PM.
Case Number:	ZA-2005-983-CUB
Required Action(s):	CUB-Conditional Use Beverage-Alcohol
Project Descriptions(s):	REQUEST FOR A CONDITIONAL USE PERMIT TO ALLOW A 1910-SQUARE-FOOT EXPANSION OF AN EXISTING RESTAURANT WITH CORRESPONDING EXPANSION OF EXISTING BEER AND WINE SERVICE TO THE EXPANSION AREA. ALCOHOL SERVICE FOR EXISTING RESTAURANT WAS AUTHORIZED UNDER CASE NO. ZA-2000-2210-CUB.
Case Number:	ZA-2001-105-CUB
Required Action(s):	CUB-Conditional Use Beverage-Alcohol
Project Descriptions(s):	REQUEST FOR A 2,450 SQ. FT. EXPANSION TO AN EXISTING 3,453 SQ. FT. GROUND FLOOR WITH MEZZANINE RESTAURANT WITH THE CONTINUED SALE AND DISPENSING OF A FULL LINE OF ALCOHOLIC BEVERAGES FOR ON-SITE CONSUMPTION.
Case Number:	ZA-1994-173-CUX
Required Action(s):	CUX-ADULT ENTERTAINMENTS
Project Descriptions(s):	CONDITIONAL USE PERMIT TO ADD PATRON DANCING TO AN EXISTING 3,650 SQ. FT. RESTAURANT SERVING ON-SITE ALCOHOL BEVERAGES WITH HOURS OF OPERATION FROM 7 A.M. TO 2 A.M., SEVEN DAYS PER WEEK WITH 134 PARKING SPACES PROVIDED ON-SITE AFTER 6 P.M.
Case Number:	ENV-2012-706-MND
Required Action(s):	MND-MITIGATED NEGATIVE DECLARATION
Project Descriptions(s):	PURSUANT TO SECTION 12.28, A ZAA TO ALLOW A REDUCTION IN SEOPARATION BETWEEN BUILDINGS OF 10 FT IN LIEU OF 18 FT IN CONJUNCTION WITH THE CONSTRUCTION OF A 6-STORY, 84-UNIT APARTMENT BUILDING; AND PURSUANT TO SECTION 16.05, SITE PLAN REVIEW FOR THE DEVELOPMENT OF SAID BUILDING IN THE R5P-2 ZONE.
Case Number:	ENV-2012-1797-MND
Required Action(s):	MND-MITIGATED NEGATIVE DECLARATION
Project Descriptions(s):	CONDITIONAL USE TO PERMIT THE CONTINUED SALE OF A FULL LINE OF ALCOHOL IN CONJUNCTION WITH AN EXISTING 2,326.2 SQUARE FOOT / 80-SEAT RESTAURANT WITH PROPOSED KARAOKE FOR ENTERTAINMENT AT THE MEZZANINE LEVEL; CONDITIONAL USE FOR DEVIATION FROM COMMERCIAL CORNER / MINI-SHOPPING CENTER REQUIREMENTS TO PERMIT HOURS OF OPERATION FROM 11 A.M. TO 2 A.M.. THE SUBJECT SITE IS 41,250 SQUARE FOOT AND ZONED C4-2 .
Case Number:	ENV-2010-76-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	PURSUANT TO SECTION 12.24W1 OF THE LAMC, A CONDITIONAL USE FOR THE SALE OF ON-SITE BEER AND WINE IN AN EXISTING RESTAURANT WITH 140 PATRONS, HOURS OF OPERATION FROM 10AM TO 2AM DAILY.

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Case Number:	ENV-2010-74-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	CONDITIONAL USE FOR BEER AND WINE IN CONJUNCTION WITH AN EXISTING RESTAURANT 106 OPERATING FROM 10AM TO 2AM DAILY.
Case Number:	ENV-2009-2117-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	CONDITIONAL USE FOR CONTINUED USE OF SERVICE OF FULL LINE ALCOHOL FOR AN EXISTING RESTAURANT SEATING 60 OPERATING FROM 11AM 02AM DAILY AND RELIEF FROM CORNER COMMERCIAL REQUIREMENT TO OPERAT PAST 11PM.
Case Number:	ENV-2005-984-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	REQUEST FOR A CONDITIONAL USE PERMIT TO ALLOW A 1910-SQUARE-FOOT EXPANSION OF AN EXISTING RESTAURANT WITH CORRESPONDING EXPANSION OF EXISTING BEER AND WINE SERVICE TO THE EXPANSION AREA. ALCOHOL SERVICE FOR EXISTING RESTAURANT WAS AUTHORIZED UNDER CASE NO. ZA-2000-2210-CUB.
Case Number:	ENV-2001-987-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	ZONE VARIANCE TO PERMIT A COMMERCIAL USE AND COMMERCIAL CORNERDEVELOPMENT ON LAND ZONED R3P-1 AND CONDITIONAL USE TO PERMIT THE SALE AND DISPENSING OF A FULL LINE OF ALCOHOLIC BEVERAGES FOR OFF-SITE CONSUMPTION FOR A SUPERMARKET IN THE C2-1 AND R3P-1ZONES.
Case Number:	ENV-2001-106-CE
Required Action(s):	CE-CATEGORICAL EXEMPTION
Project Descriptions(s):	REQUEST FOR A 2,450 SQ. FT. EXPANSION TO AN EXISTING 3,453 SQ. FT. GROUND FLOOR WITH MEZZANINE RESTAURANT WITH THE CONTINUED SALE AND DISPENSING OF A FULL LINE OF ALCOHOLIC BEVERAGES FOR ON-SITE CONSUMPTION.

DATA NOT AVAILABLE

- ORD-63482
- ORD-59577
- ORD-46870
- ORD-165302-SA100B
- ORD-129944
- AF-90-2051018-PA

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Arthur E. Harvey, Architect (1884-1971)

By Charles J. Fisher

Arthur Edward Harvey was the middle son in a family of seven, born in Boston Massachusetts on February 12, 1884. His English-born Parents, Theodor James and Martha (Tisdale) had immigrated to the United States in 1878 and Arthur was the first of their children to be American born.

His father was a bicycle maker and his older brother, William, joined him in that business. Arthur, however, seems to have taken an early interest in architecture, being listed as an "architect" in the 1900 census at the age of 16. He went on to marry Nellie (also known as Ellen) W. Glines in 1906 and the couple relocated to Seattle, Washington, where Arthur worked as a draftsman in an architect's office while getting his degree in architecture and engineering. He was briefly in partnership with Eugene Edwin Ziegler in 1915. During World War I he was working as a structural engineer for the Seattle Port Commission.

By 1920, the Harveys were living in Detroit, Michigan, where he was working as an architect for a larger firm. They also now had a son, Arthur Ellsworth Harvey, born on February 10, 1918.

The Harveys relocated to Los Angeles at the end of 1920, when Arthur went to work for developer Frank Meline, as a draftsman. A bit later, he found work as a draftsman for the architectural firm of Morgan, Walls and Morgan. After getting his California architectural license, he left what had become Morgan, Walls and Clements in late 1927, and opened his own architectural office on Hill Street.

One of Harvey's earlier collaborations was with the high-end builder, Luther T. Mayo. One of the first of these projects, the Santa Monica Professional Building. The Art Deco building at 710 Wilshire Boulevard, was listed as Santa Monica City Historic Landmark No. 66 in 2005.

Another early Mayo building was the American Storage Building, which was announced in the Los Angeles Times on January 3, 1928. This highly visible 13-story building was hailed as "the most beautiful storage building in the world" with an Art Deco design that also includes Spanish detailing.

Besides storage space, the building included a dance studio and a high-end restaurant on the top floor. Today the building is still used as it was intended by Public Storage.

The Chateau Elysee, another Mayo project, was also designed in 1927 for Mrs. Thomas Ince, the widow of the pioneer silent movie producer. The apartment building, which is designed to replicate a 17-Century Norman castle, was soon known as the Manor Hotel and was the home of a number of Hollywood celebrities. It was designated Los Angeles Historic Cultural Monument No. 329 and is now the Celebrity Center for the Church of Scientology.

Three other Harvey designed Buildings are also designated by the city, the Selig Building (later a Crocker Bank Building) which is HCM No. 298, was built in 1931. Its black terra cotta and gold Art Deco exterior is very reminiscent of the iconic Atlantic Richfield Building (demolished in 1968) that Harvey may have worked on for Morgan Walls and Clements.

The Villa Carlotta (HCM No. 315) was actually designed while he was still working at Morgan Walls and Clements, in 1926 and the Hollywood Woman's Clubhouse (HCM No. 604), which was built in 1948, both are designed in the Spanish Colonial Revival style.

Perhaps one of Harvey's most distinguished works is the Wilshire Professional Building, another Mayo project, which he designed for Preston Wright in 1929, is one of the best example of Art Deco design in Southern California. This thirteen story building, located a block West of Western Avenue, is grand in both scale and design, including a conical roof and beacon at its top.

The onset of the Great Depression in the early 1930s slowed down commercial development, but residential commission, although not as plentiful as before³, continued to come in, such as the Monterey Style Widner House on Griffith Park Boulevard, in the Los Feliz area.

During the late 1930's, Harvey's home designs were published in the Los Angeles Times, including a 2,600 square foot Monterey Style house in 1939 that was designed to take full advantage of the home's gardens. A 1,200 square foot cottage design by Harvey was profiled in 1940 as an example of

affordable single family housing. A modernist version of Georgian design built for John T. Hotchkiss in Santa Monica was profiled in 1946

World War II brought in government contracts that continued to keep the practice afloat. After the war, Harvey was joined by his son and the commissions in the 1950s included a number of medical buildings, such as a major expansion of the Midway Hospital on San Vicente in 1950 and an enlargement of the Elwynn Sanitarium campus at Laurel Avenue and Santa Monica Boulevard in 1952.

Another project was a new plant and office building for Vlier Engineering at Santa Monica and San Vicente Boulevards in 1954.

Now in his seventies, Hansen retired from his practice, turning his office over to his son. He passed away in Los Angeles on August 6, 1971, at the age of 87.

Sources: United States 190-19400 Census'; Los Angeles County death certificate for Arthur Edward Harvey; Historic Cultural Monument Nos. 298, 315, 329 and 604, various Los Angeles Times articles; various Southwest Builder and Contractor citations; Los Angeles City building permits.

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

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

Other Listings _____
Review Code _____ Reviewer _____ Date _____

Page 1 of 3

*Resource Name or #: (Assigned by recorder) Wilshire Medical Building

P1. Other Identifier: _____

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

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

c. Address: 3875 WILSHIRE BLVD City: LOS ANGELES Zip: 90010

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

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

APN:5503032011

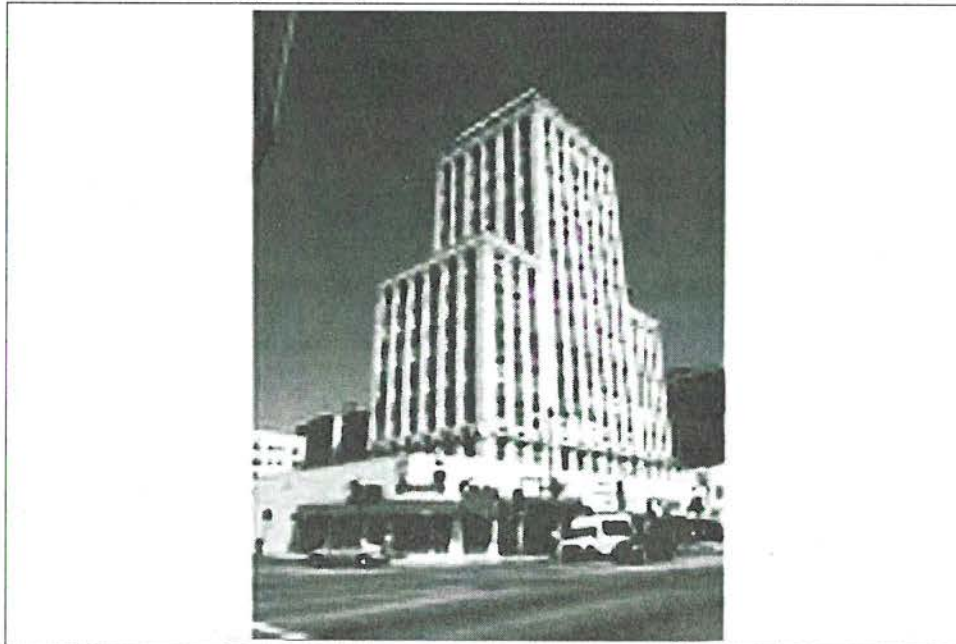
*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

A) Property Type: commercial B) Setting (general): commercial block C) General characteristics. Architectural Style: Art Deco, elements of Plan: rectangular No. Stories: 14 Siding/Sheathing: stucco: smooth, All Visible Roof: hipped, medium, parapet, multiple rooflines Construction unknown D) Specific features. Fenestration: metal, casement, front Primary Entrance: front G) Alterations or changes to the property. Retail integrity: medium

*P3b. Resource Attributes: (List attributes and codes) HP07

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

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



P5b. Description of photo:
(View, data, accession #)

View to the Northeast. 09/03/08

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

1934

Assessor

*P7. Owner and Address:
JAMISON 3875 WILSHIRE LLC
3807 WILSHIRE BLVD (NO 300)
LOS ANGELES, CA 90010

*P8. Recorded by:
Peter Moruzzi
PCR Services Corporation
233 Wilshire Boulevard, Suite 130
Santa Monica, CA 90401

*P9. Date Recorded: 09/08/2008

*P10. Survey Type: (Describe)
Intensive

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

PCR Services Corporation Historic Resources Survey of the Wilshire Center/Koreatown Recovery Redevelopment Project Area. Prepared for the Community Redevelopment Agency of the City of Los Angeles in collaboration with Chattel Architecture (lead) and LSA Associates, Inc., March 2009.

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

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3

*NRHP Status Code 3CS

*Resource Name or #: (Assigned by recorder) Wilshire Medical Building

B1. Historic Name: Wilshire Medical Building

B2. Common Name: 3875 WILSHIRE BLVD

B3. Original Use: Office Building B4. Present Use: Office Building

*B5. Architectural Style: Art Deco

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

Year constructed: 1934

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

*B8. Related Features:

None

B9a. Architect: Unknown b. Builder: Unknown

*B10. Significance: Area: Los Angeles Theme:

Context: Commercial Development in the Early 20th Century, 1913-1945 Theme: Commercial Development and the Automobile, 1900-1945;

Context: Architecture, Engineering and Designed Landscapes, 1913-1945 Theme: Zig Zag Sophistication, 1920s

Period of Significance: 1934 Property Type: Office Building Applicable Criteria: A/1, C/3

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

Theme: Zig Zag Sophistication, 1920s

The Art Deco tradition was established by the Exposition Internationale des Arts Décoratif et Industriels Modernes in Paris in 1925. The style used the tools of industrialization for highly artistically expressive purposes and quickly took hold in the United States. It celebrated a break from historic precedence, the decorative arts, new construction and fabrication methods, and creative uses of technology in the modern world, particularly within booming cities of the 1920s. In Los Angeles, it was applied to high profile, large scale buildings at the dawn of the Great Depression, such as Parkinson and Parkinson's innovative Bullock's Wilshire (1929)....(continued on next page)

B11. Additional Resource Attributes: (List attributes and codes) HP07

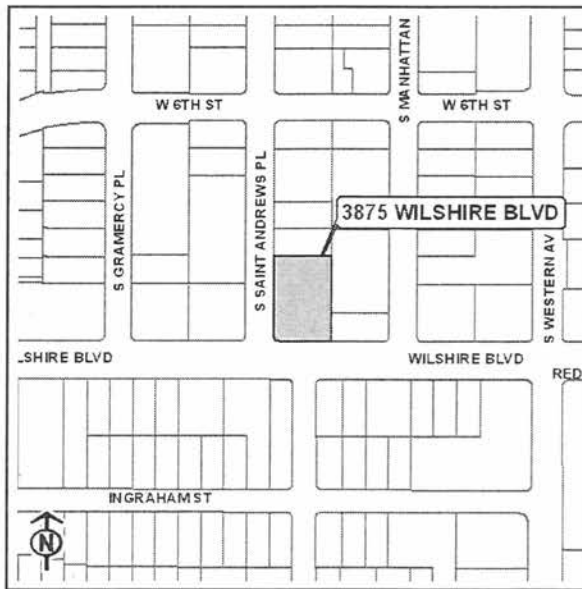
*B12. References:

B13. Remarks:

*B14. Evaluator: Peter Moruzzi

*Date of Evaluation: 09/08/2008

(This space reserved for official comments.)



*Recorded By: Peter Moruzzi

*Date: 09/08/2008

Continuation Update

B10. Statement of Significance (continued): By the time it opened in 1939, the I. Magnin department store designed by Myron Hunt reflected the nation and city's economic recovery. Outstanding examples of Art Deco apartment houses remain in the survey area (the style was rarely applied to single-family residential architecture). These are mostly constructed of reinforced steel and concrete and display geometric flourishes.

Art Deco evolved into the Streamline Moderne style (also known as Depression Moderne), which was an architectural response to the Great Depression. Rounded, simple, pared-down forms reflected a belief in technology and hope for the future, while the use of lower cost materials and lack of ornament indicated the scarcity and restraint required during this period. Often using ships and locomotives as inspiration and designed to evoke forward motion and progress, Streamline Moderne buildings looked towards the future but with far more humility than the richly detailed Art Deco structures of the 1920s. Streamline Moderne also imported and popularized aspects of the International Style. Structures built under the auspices of the Works Progress Administration, the federal agency created as part of New Deal relief programs in 1935, also employed variations of Art Deco and Streamline Moderne in the construction of highly visible public work projects and institutional buildings.

Theme: Commercial Development and the Automobile, 1900-1945

Originally intended as one of the city's first elite enclaves, Wilshire Boulevard was embraced by the local elite who constructed their lavish residences along it. By 1907, a little more than a decade since the tract's original platting, the Wilshire Boulevard Tract had fully arrived as an upscale residential district. However, the tract's prominence as a residential area was short-lived as speculators eventually purchased and leveled many of the tract's grand residences for apartment houses. In ensuing decades, as the city continued expanding to the west, Wilshire Boulevard was the beneficiary of over a decade of explosive growth.

During the 1920s, commercial real estate values in the survey area soared and Wilshire Boulevard gained its moniker, "Fifth Avenue of the West." An array of newly built commercial buildings and their associated neon signs began to visually define the survey area from its surroundings. The development of Wilshire Boulevard as a commercial area was closely tied to the rise of the automobile. Los Angeles embraced the automobile earlier and to a greater extent than other American cities during the interwar years. As driving downtown to conduct one's business became increasingly inconvenient, the amenities along Wilshire Boulevard provided a pleasant and attractive alternative. While the commercial decentralization out of downtown Los Angeles began in the early 1920s, it wasn't until the late 1920s and 1930s that commercial centers west of downtown, like Wilshire Boulevard, became true retail destinations. With the increased use of the automobile and a growing residential population near Wilshire, developers touted Wilshire Boulevard's diverse selection of department stores and wide, auto-oriented streetscape.



WILSHIRE BOULEVARD'S FIRST LIMIT HEIGHT BUILDING will be "BY MAYO"

GROUND breaking on the new Wilshire Professional building being erected for Preston S. Wright and Associates, took place last week. To be identified with the first project of this kind in the outlying business district of Los Angeles is a matter of pride for this organization . . . which has developed and will build this magnificent, modern business building.

Complete building service. A Certified Architect prepares all plans on buildings we construct.

**Our New,
Home!**

This too, will be our new home. On or about Dec. 1st our entire personnel will move to Suite 704 of this building.

Luther T. Mayo, Inc.

Engineering---Financing---Building
829 BLACK BLDG.—MUnual 8367
HILL ST. AT 4TH

BOULEVARD STRUCTURE ANNOUNCED

*Erection of Professional
Building Slated to Begin
on April 1*

Wilshire Professional Building, a height-limit structure designed particularly for physicians and dentists, will be built on the northeast corner of Wilshire Boulevard and St. Andrews Place. Announcement of the project was made last week by Wright & Becker, Wilshire Boulevard brokers.

Construction on the structure is slated to begin April 1, the Shell Oil Company having made arrangements to vacate the property on March 31.

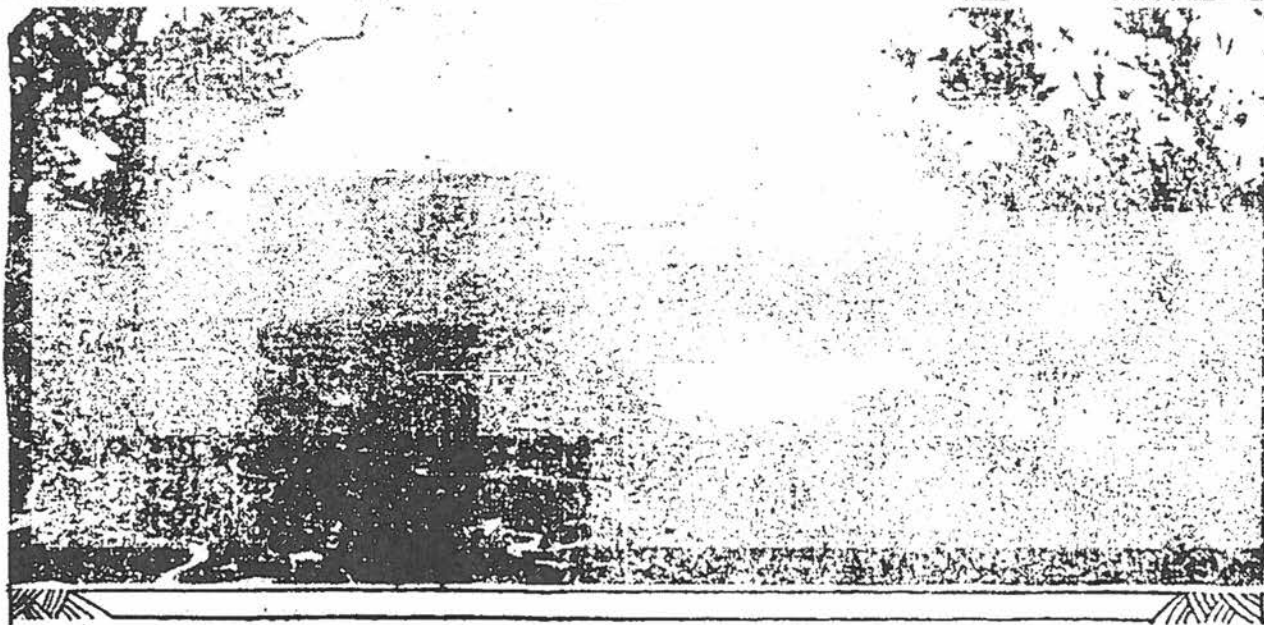
The plans, as prepared by Arthur E. Harvey, architect, call for thirteen stories of Class A construction. A basement garage will handle cars of all the lessees. High-speed elevators, water softeners, running hot water, steam heat, are included in the specifications.

Professional Building Now Being Erected

Los Angeles Times (1923-Current File); Apr 14, 1929;

ProQuest Historical Newspapers: Los Angeles Times (1881-1990)

pg. E5



Professional Building Now Being Erected

Construction is under way on the \$1,000,000 Wilshire Professional Building at the northeast corner of Wilshire Boulevard and St. Andrews Place, by Luther T. Mayo, Inc., work having started on the 1st inst. It is expected that the building will be completed and ready for occupancy about December 1, next. It will be thirteen stories in height and will be devoted to offices and shops.

The Wilshire Professional Building is being financed through Bowes Brothers & Co., well-known Pacific Coast investment bankers specializing in real estate securities, who are making a temporary loan of \$500,000. Upon completion the building likely will be refinanced by an insurance company loan.

A syndicate headed by Preston S. Wright, real estate broker and capitalist, own the building. A survey has shown that the building will fill a definite need in the district in which it is located, being within a block and a half of the intersection of Wilshire Boulevard and Western avenue. From leases closed and negotiations pending, all of the stores and a very high percentage of the office space will be under lease by the time the building is ready for occupancy.

STRUCTURES ON WILSHIRE COMPLETED

*Four Buildings Scheduled
for Opening During Month
on Boulevard*

That Wilshire Boulevard during the thirty-day period ending October 1, next, will have hit the bull's eye four more times in its claim to being the outstanding thoroughfare of the West, is seen in the opening last week of two large business projects on that artery, and the announcement that two more will be completed before the end of this month.

The two projects opened recently are Silverwood's new branch store on the west end of the boulevard, between La Brea and Fairfax avenues, and the Town House, a height-limit apartment hotel on the east end of the thoroughfare near Hoover street.

Bullock's new branch store, at South Westmoreland avenue, is virtually completed. The Wilshire Professional Building, just west of Western avenue, will be formally opened on October 1, next, according to the announcement of its owners. The last two named structures also are height-limit. The cement used in their construction was furnished by the Monolith Portland Cement Company. Many innovations in ornamental work are said to have been introduced in the buildings, both being, it is said, two of the most artistic structures in the West.

The professional building cost approximately \$600,000.

Bullock's store starts with a two-story height, is graduated into three and four stories from which an ornamental central tower rises to the height-limit.

Development of Wilshire Boulevard is considered unusual in that the activity is not confined to any one area. Silverwood's store, in the new Desmond Building, is on the west end of the thoroughfare; the Wilshire Professional Building is in the central portion, and Bullock's store and the Town House are at the east end.

Pretentious Five-Year Building Program Outlined for Wilshire District

Los Angeles Times (1923-Current File); Nov 7, 1929;
 ProQuest Historical Newspapers: Los Angeles Times (1881-1990)
 pg. 10

Pretentious Five-Year Building Program Outlined for Wilshire District



A Five-Year Construction Program Calling for the Erection of 500 Hotels and Apartment Houses at a cost of approximately \$50,000,000 was revealed yesterday by A. W. Ross, Wilshire Boulevard real estate broker. A tract of 200 acres on Wilshire west of La Brea, now dotted with oil derricks, will be the site of the construction. It is shown above, outlined with broken line. The area in lower right-hand corner inclosed in solid line is Hancecock Park, in which La Brea tar pits are located.



A Happy Occasion for Samuel Insull, utilities magnate, was the recent opening of Chicago Civic Opera. Company of which he was one of original backers. (P. & A. photo.)



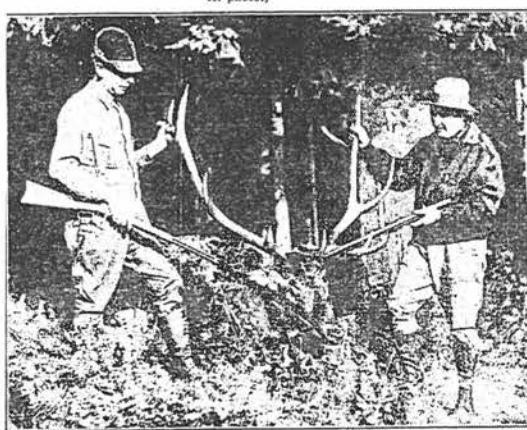
One of the Biggest Police Jobs in Russia is Under Supervision of a Woman, Madame Kameneva, efficient Chief of Police of the Central district of the Rostov-on-the-Don, who has more than 3000 officers directly under her command. Madame Kameneva (above at her desk) is only 28 years of age but she has already established enviable record in service. (A. F. photo.)



"Man in the Green Hat," otherwise George Cassidy, official bootlegger for thirty Senators, was arrested recently on steps of Senate Office Building. (P. & A. photo.)



Still Bearing the Scars of Battle sustained in the previous day in game with Harvard, Rainey Cawthon, captain of the University of Florida football team, led Miss Sarah Payne, Columbia student, to the altar at the Little Church, Around the Corner in New York. (P. & A. photo.)



For First Time in Thirty Years an Open Season on Elk in the Northwest gave Washington sportsmen a chance to draw head on the lordly game. Henry Suddreth (left) and Scott Bird, both of Seattle, are pictured here with head of 1000-pound elk they bagged in King county within a few hours' drive of the Washington metropolis, on opening day. (P. & A. photo.)



Interest of Prince of Wales in Aviation has resulted in turning the attention of scores of ironside British men and women to flying. The Hon. Mrs. Evan Morgan, daughter-in-law of Lord Tredegar, shown here in plane, is the latest devotee of aviation. (P. & A. photo.)



New Scenic Vistas Are Opened to Tourists Through Big Passenger Airplanes which are daily flying across many of the nation's beauty spots. This unusual photo shows a Boeing four-passenger plane flying its route above the clouds so near to the peak of mighty Mt. Rainier that passengers might reasonably imagine themselves afoot on the slopes. (P. & A. photo.)



A Prospective Visitor to the United States is Ghazi Mustafa Kemal Pasha, Turkey's first President, who is considering visit to President Hoover. (P. & A. photo.)



One More Big Branch Establishment of pioneer Los Angeles mercantile firm was added to the long list now located on Wilshire Boulevard with the opening yesterday of Halbriker's, Inc. new store in the Wilshire Professional Building at St. Andrews Place.



Herringbone Tweed in black and white is material used in this chic street ensemble. Faint pink of waist and lapels makes for pleasing contrast. (A. F. photo.)



Disguised as a Boy, Ruby Abbott, 15, Elmira (N. Y.) schoolgirl, successfully avoided detention for five months until arrested at New Orleans recently. (P. & A. photo.)



Specially Made Aviator's Goggles, presents from Clarence Brown, film director, will be worn by the Misses Bobby Trout (left) and Eleanor Smith when they make their attempt here to establish a new fueling endurance flight record for women. Brown shown presenting goggles.

HIGH LIGHTS OF HISTORY 1492 The Story of the World War 262—Achievements of the American Air Service. by J. CARROLL MANSFIELD



WHILE OUR GROUND FORCES ON THE WESTERN FRONT BURDENED LINE MOLES IN THE EARTH, AMERICAN AVIATORS ZOOMED HIGH OVER THE ENEMY'S TERRITORY, TAKING PICTURES OF HIS POSITIONS, WATCHING HIS MOVEMENTS OR BOMBING HIS RAILWAYS, SUPPLY BASES AND MUNITION DUMPS FAR BEHIND THE FRONT LINES.



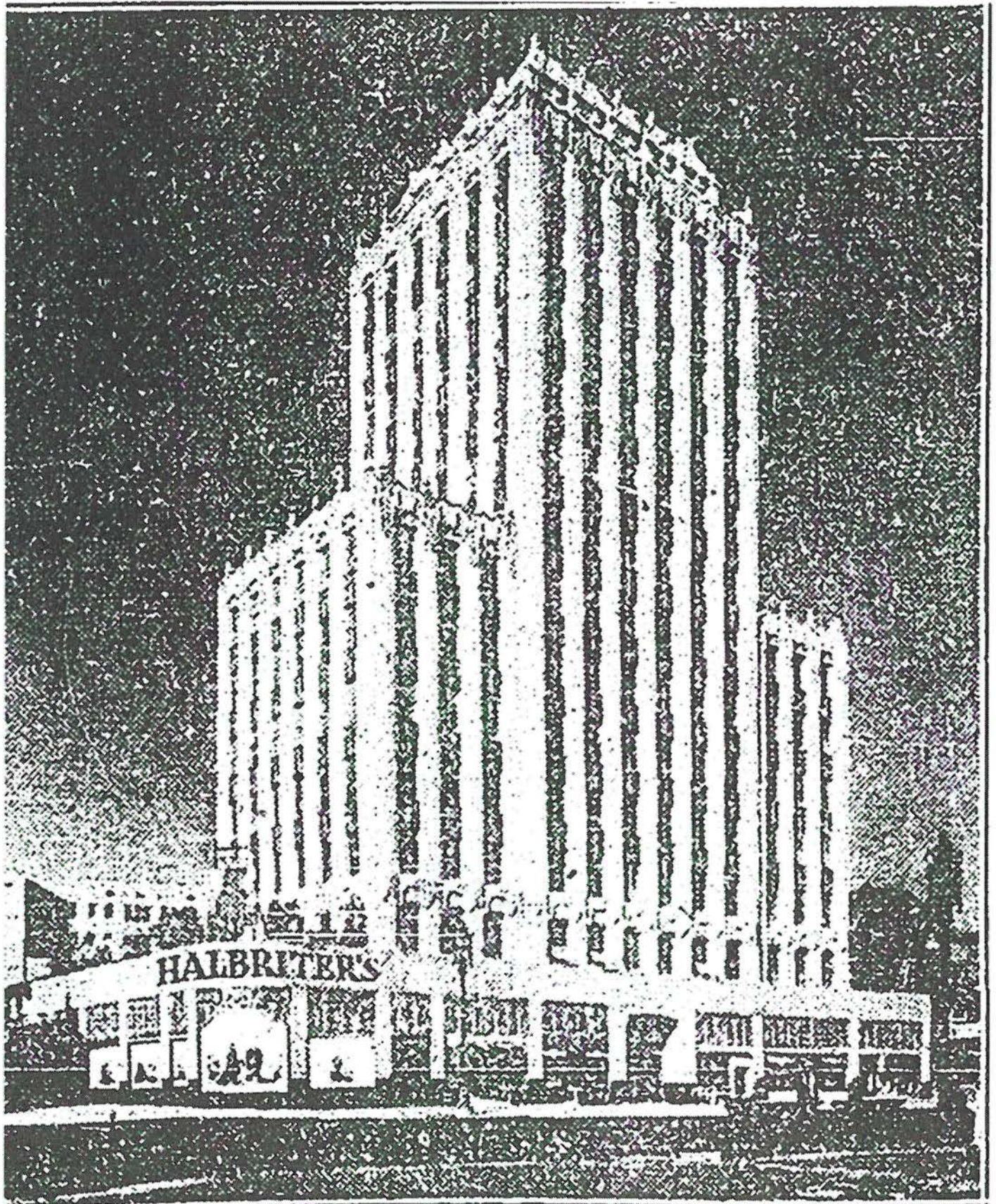
IN BATTLE OUR OBSERVATION PLANES FLEW OVER THE ENEMY'S POSITIONS, DIRECTING THE FIRE OF OUR ARTILLERYMEN, AND NOTING AND REPORTING THE EFFECT OF THE SHOTS.



ON MANY OCCASIONS AMERICAN AIRMEN SWOOPED LOW AND SET THE BOMBS AND MACHINE GUNS DISPERSED BODIES OF ENEMY TROOPS MASSING FOR AN ATTACK OR ON THE MARCH. THEY BOMBED GERMAN BATTERIES AND SUPPLY CONVAYS.



WHERE AMERICAN PILOTS A MATCH FOR THEIR ADVERSARIES? HERE'S THE ANSWER. DURING THE WORLD WAR THE AMERICAN AIR SERVICE BROUGHT DOWN 753 ENEMY PLANES AND 71 BALLOONS. IT LOST 357 PLANES AND 34 BALLOONS. — CONT'D —



One More Big Branch Establishment of pioneer Los Angeles mercantile firms was added to the long list now located on Wilshire Boulevard with the opening yesterday of Halbriter's, Inc., new store in the Wilshire Professional Building at St. Andrews Place.

Getty Oil headquarters

4711 WILSHIRE BOULEVARD

Once owned by billionaire J. Paul Getty, the 22-story tower designed by Claude Beelman Associates was built in the high-rise construction boom that followed the 1957 lifting of height restrictions. Never especially noteworthy as offices, today the former Wilshire Western Building is a prominent example of a trend sweeping the 21st century boulevard. The office floors have been gutted and converted into condominiums starting in the \$400,000 range and offering panoramic city views. The Mercury, its new name, includes a rooftop entertainment center with a pool, spa and outdoor theater.

Wilshire Professional Building

811 WILSHIRE BOULEVARD

This 1929 Art Deco specimen is another fun example of ZigZag Moderne. Notice how the tower shrinks in girth as it ascends. This stepping back enhances the vertical lift while guaranteeing that even if another tower were built next door, both would have sufficient sunlight and room to breathe. Although the tower was originally built to accommodate doctors and dentists, architect Arthur E. Harvey liked his creation enough that he moved in his offices. Cross Wilshire at St. Andrews to get a close look at the terrazzo sidewalk of geometric shapes, specially created by the Portland Cement Co.



St. James' Episcopal Church

1000 S. WILSHIRE BOULEVARD

St. James' Episcopal, begun in 1925, is Flemish Gothic Revival in design with stained glass windows from the Judson Studios. It salvaged the organ removed from the demolished St. Paul's Episcopal Cathedral at Wilshire and Figueroa in downtown. Frank Sinatra, Duke Ellington and other musical legends attended the 1965 funeral of Nat King Cole at St. James'.



32 ANGELS WALK WILSHIRE



Los Altos Hotel & Apartments

4711 WILSHIRE BOULEVARD

Designed by Edward Rust and listed on the National Register of Historic Places, the Los Altos is the former retreat of newspaper mogul William Randolph Hearst and actress Marion Davies. It was called "a new standard of beauty and dignity" in 1926, and has been recently remodeled back to its former glory. Perino's, the height of restaurant elegance on Wilshire for many decades, was next door to the east.

Scottish Rite Masonic Temple

4711 WILSHIRE BOULEVARD

Millard Sheets, a highly regarded watercolorist, was also an accomplished architect as well as director of the Otis Art Institute. He designed the 1961 Masonic temple with statues of Egyptian pharaohs, Roman emperors and George Washington. The Masons sold the temple in the 1990s and it is now a community venue called the Wilshire International Pavilion.



Higgins/Verbeck Mansion

4118 WILSHIRE BOULEVARD

Built in the Queen Anne style for a Chicago grain merchant in 1902, the mansion is the oldest and best survivor of the elegant original Wilshire Boulevard residences. It was designed by architect John C. Austin and used to occupy the northeast corner of Wilshire and Rampart boulevards, today the location of the Wilshire Royale. The three-story home was cut into pieces and moved to Windsor Square in 1924.



ANGELS WALK WILSHIRE 33

Building Permit History
3875 Wilshire Boulevard
Wilshire Center

- April 2, 1929: Building Permit No. 8877 for the construction of a 13-story, 80' X 150' steel frame and reinforced concrete office building at 3875 Wilshire Boulevard, on Lots 14, 15 and 16 of Block G of Westminster Place. 369 tons of reinforcing steel, 6,750 bbl of cement
Owner: Preston Wright and Associates
Architect: Arthur E. Harvey
Contractor: Luther T. Mayo, Inc.
Cost: \$500,000.00
- October 5, 1929: Building Permit No. 25780 to install 14 rope-pull-up Louvre Awnings. Iron frames over 8 ft from sidewalk. Lowest point of canvas 7 feet from sidewalk.
Owner: Wright, Beaker & Arbuckle
Architect: Arthur E. Harvey
Contractor: Luther T. Mayo
Cost: \$900.00
- March 16, 1934: Building Permit No. 3729 to move two wash basins, connect sink & install 1 2'4" X 6'8" door, Room 1005-6.
Owner: Bert A. Frey MD
Architect: None
Engineer: None
Contractor: Charles A. Perryman
Cost: \$75.00
- March 25, 1935: Building Permit No. 4828 for interior tile work in Room 1106.
Owner: Wilshire Prof. Bldg.
Architect: None
Engineer: None
Contractor: Diato Flooring Co.
Cost: Not Shown

- July 7, 1942: Building Permit No. 8201 for installing 3" tile main bearing partitions in Room 505, 5th Floor.
Owner: Wilshire Professional Building Co.
Architect: None
Engineer: None
Contractor: Joseph Illig
Cost: \$400.00
- August 16, 1946: Building Permit No. LA22527 for installation of partitions in Room 604 of Wilshire Prof. Bldg. Partitions to be of clay tile & glass brick. No other walls on premises & bearing walls will not be changed.
Owner: J. Dayle Miller
Architect: None
Engineer: None
Contractor: None
Cost: \$2,100.00
- October 8, 1946: Building Permit No. LA27118 for alteration of medical office - Removal of existing interior partitions (non-bearing). Space to be re-divided with new metal stud metal lath & plaster partitions - Ventilation (forced) through existing duct space in building. Work will occur on 7th floor in suite in SE corner.
Owner: Wilshire Professional Building
Architect: Theodore Criley, Jr.
Engineer: None
Contractor: Meyers Bros.
Cost: \$2,500.00
- February 6, 1947: Building Permit No. LA2355 for removal of some non-bearing partitions and installation of some temporary and non bearing partitions. 2nd Floor. (No structural change)
Owner: Earle P. Halliburton, Jr.
Architect: Eddie C. Dixon & Mike S. Kline
Engineer: None
Contractor: None
Cost: \$1,000.00

- February 20, 1947: Building Permit No. LA3998 for installing 40 sq. ft of 4" hollow partitions, Room 1202, 12th floor.
Owner: Wilshire Bldg. Co.
Architect: None
Engineer: None
Contractor: Joe Illig
Cost: \$900.00
- May 22, 1947: Building Permit No. LA9758 to remove 35' of existing partitions & install 24' of new partitions for the purpose of combining two existing suites.
Owner: E. P. Halliburton
Architect: None
Engineer: None
Contractor: Andrews & Warfield.
Cost: \$850.00
- August 1, 1947: Building Permit No. LA17380 to remove three (3) non bearing stud & plaster walls, relocate one (1) lavatory & build approx 16' of new wall - stud & replaster. All in room 1105; No structural changes.
Owner: Preston S. Wright
Architect: None
Engineer: None
Contractor: Stephan & Chandler
Cost: \$1,000.00
- August 12, 1947: Building Permit No. LA17821 for building alter/repair-missing permit.
Owner: Wilshire Bldg. Co.
Architect: None
Engineer: None
Contractor: Joe Illig
Cost: \$900.00

- May 29, 1947: Building Permit No. VN20039 to increase working area in #403 by adding the area of #402, vacated by a dentist and remodeling the area #402 so that it is useful for medical purposes. The two suites are to be connected by inside door.
Owner: Erle P. Haliburton, Trustee
Architect: None
Engineer: None
Contractor: Howard Boober
Cost: \$500.00
- May 29, 1947: Building Permit No. VN20040 to combine two small suites into one larger suite, so that space may be suitable for professional use of tenant. One wall to be removed; one wall to have insert of glass brick for light purposes; one doorway not used to be filled and another door cut thru to connect the two suites.
Rooms 303 & 304.
Owner: Erle P. Haliburton, Trustee
Architect: None
Engineer: None
Contractor: Howard Boober
Cost: \$500.00
- December 4, 1947: Building Permit No. LA35479 to remove approx 25' of existing partitions & install approx 30' of new partition. All new partitions to be of steel studs covered with metal lathe and plaster.
Owner: Erle. Haliburton
Architect: None
Engineer: None
Contractor: Hamilton-Daugherty, Inc.
Cost: \$3,000.00
- January 21, 1948: Building Permit No. 902 to renovate office suite on 3rd floor. Remove non-bearing partitions. Add new non-bearing gypsum block partitions.
Owner: Wilshire Professional Bldg.
Architect: George Cannon
Engineer: None
Contractor: Not Yet
Cost: \$7,500.00

- August 18, 1948: Building Permit No. 30045 to remodel approx 1000 sq ft of office space on the 9th floor. Remove some existing partitions, install some new partitions. Remove some existing & install some new plumbing and electrical fixtures. No new driveway to be built
Owner: Erle P. Haliburton, Trustee
Architect: None
Engineer: None
Contractor: Hamilton-Daugherty, Inc.
Cost: \$5,000.00
- November 25, 1949: Building Permit No. 28190 to install pair of Herculite doors from drug store into lobby replacing one existing door.
Owner: Wilshire Medical Building
Architect: Spaulding & Rex
Engineer: None
Contractor: Vinnell Company, Inc.
Cost: \$1,400.00
- July 10, 1950: Building Permit No. 12536 to remove walls & install walls, change wiring and plumbing. 9th floor. No change to plot plan.
Owner: Wilshire Professional Building
Architect: None
Engineer: None
Contractor: Owner
Cost: \$1,400.00
- August 14, 1950: Building Permit No. LA13890 to lower frame partitions in store installing a new 2" X 6" joist inside store. Being used as radiation as 10' being removed to lower ceiling using wood egg crating. Redoing plaster side walls of a vacant 16½' X 43½' store at 3873 Wilshire Boulevard.
Owner: Superior Optical Co.
Architect: None
Engineer: None
Contractor: Stuart F. Malloy
Cost: \$1,000.00

- February 20, 1951: Building Permit No. LA4337 to demolish 28 lin. ft. of gypsum plaster wall and erect 20 lin. ft. of steel stud and metal lath and plaster wall. RM 609.
Owner: E. C. Haliburton
Architect: None
Engineer: None
Contractor: Fred S. Macomber
Cost: \$500.00
- November 5, 1951: Building Permit No. LA21805 to remove some walls & install some new walls in 1 office. (7th floor)
Owner: Wilshire Professional Building
Architect: None
Engineer: None
Contractor: Owner
Cost: \$500.00
- November 13, 1952: Building Permit No. LA47686 to extend lobby thru to parking lot at rear of building.
Owner: Wilshire Professional Building
Architect: John Rex
Engineer: None
Contractor: Walter A. McDonald Co.
Cost: \$15,000.00
- January 11, 1954: Building Permit No. LA77667 to add exterior door to coffee shop entrance from Wilshire Blvd.
Owner: Wilshire Professional Building
Architect: Honnold & Rex
Engineer: None
Contractor: W. F. McDonald
Cost: \$1,500.00
- August 13, 1954: Building Permit No. LA92226 to change doorways to make space into 1-suite of offices & install acoustic ceiling over plaster, install one sink cabinet and 1 window, paint, remodel 1 lavatory.
Owner: Dr. M. C. Hollingworth
Architect: Walker, Kalionzes & Klingerman
Engineer: None
Contractor: George A. Grosvenor
Cost: \$1,250.00

- September 14, 1954: Building Permit No. LA97255 to erect non-bearing wall of 3" gypsum tile to form semi enclosed area. F/W LA92226
Owner: Dr. M. C. Hollingsworth
Architect: None
Engineer: None
Contractor: George A Grosvenor
Cost: \$100.00
- October 28, 1954: Building Permit No. LA98820 for installing speedy drywall partition as per plans & specifications on 7th floor.
Owner: Wilshire Professional Building
Architect: None
Engineer: None
Contractor: Specialty Const. Inc.
Cost: \$500.00
- November 8, 1954: Building Permit No. LA1700 for installing speedy drywall partitions as per plans & specifications on 13th floor.
Owner: Wilshire Professional Building
Architect: None
Engineer: None
Contractor: Specialty Const. Inc.
Cost: \$1,500.00
- February 10, 1955: Building Permit No. LA8711 to install speedy drywall partitions in Room 704.
Owner: Haliburton Properties
Architect: None
Engineer: None
Contractor: Specialty Const. Inc.
Cost: \$300.00
- August 8, 1955: Building Permit No. LA21784 to install office partitions, steel stud & sheetrock, non-bearing. (6th floor).
Owner: Wilshire Proff. Bldg.
Architect: Walker, Kalionzes & Klingerman
Engineer: None
Contractor: Wallace McDonald
Cost: \$300.00

January 15, 1957: Building Permit No. LA61959 for installing speedy drywall partition as per plans & set. 4th Floor.
Owner: Hallifurton Prop Inc.
Architect: None
Engineer: None
Contractor: Specialty Contr's., Inc.
Cost: \$1,700.00

June 24, 1957: Building Permit No. LA75326 to alter ent. lobby & ent. door.
Owner: Halliburton Inc.
Architect: John Rex
Engineer: None
Contractor: Not Selected
Cost: \$8,000.00

July 9, 1957: Building Permit No. LA76474 to add steel beam.
Owner: Halliburton Inc.
Architect: John Rex
Engineer: Kenneth Iwata
Contractor: Not Selected
Cost: \$200.00

May 15, 1959: Building Permit No. LA32337 for structural changes to support new X-ray machine .
Owner: Preston S. Wright
Architect: Arthur Harvey & P. M. Jones
Engineer: None
Contractor: John Cole
Cost: \$8,000.00

August 17, 1959: Building Permit No. LA40117 for air conditioning - all floors.
Owner: Wilshire Professional Bldg.
Architect: Honnold & Rex
Engineer: Kenneth Iwata
Contractor: Robert W. Standhope Co.
Cost: \$140,000.00

- August 26, 1959: Building Permit No. LA40835 for revision of duct opening in 2nd Floor.
Owner: Wilshire Professional Building
Architect: Honnold & Rex
Engineer: None
Contractor: Not Selected
Cost: \$101.00
- July 14, 1960: Building Permit No. LA65287 for unspecified work (permit is blank on work).
Owner: Erle P. Hallibur, Jr. et al. Architect: Mr. Kalionzes & Mr. Klingerman
Engineer: None
Contractor: Wallace F. McDonald Co.
Cost: \$1,500.00
- December 16, 1961: Building Permit No. LA3801 to stud and drywall (250 linear ft) 3rd Floor only.
Owner: Wilshire Professional Bldg.
Architect: None
Engineer: Henry G. Lane
Contractor: Specialty Contractors, Inc.
Cost: \$4,500.00
- May 10, 1962: Building Permit No. LA9550 for S?F neon wall sign 203 sq. ft. for pharmacy. Sign not to be erected if view primarily from or within 500' of a freeway.
Owner: Gavin Herbert
Architect: None
Engineer: G. M. Willson
Contractor: Q. R. S. Neon Corp.
Cost: \$1,400.00
- June 10, 1962: Building Permit No. LA15039 to erect 3'2" X 19'6" wall sign on rear (North) wall of bldg for pharmacy..
Owner: Gavin Herbert
Architect: None
Engineer: None
Contractor: Q. R. S. Neon Corp., LTD
Cost: \$400.00

- May 22, 1963: Building Permit No. LA38705 for steel studs & 1/2 gyp bd. on 10th Floor - interior partition. Exits not affected.
Owner: Erle P. Halliburton, Jr.
Architect: None
Engineer: None
Contractor: Wallace McDonald
Cost: \$1,400.00
- July 10, 1963: Building Permit No. LA43405 for steel studs & 1/2 gyp. bd. on 10th Floor - interior part. & ceils. Exits not affected.
Owner: Erle P. Halliburton, Jr.
Architect: None
Engineer: None
Contractor: Wallace F. McDonald
Cost: \$1,500.00
- December 10, 1963: Building Permit No. LA53571 to remodel 1st floor to convert vacant office to restaurant to enlarge exist. restaurant.
Owner: Halliburton Enterprises
Architect: John L. Rex
Engineer: Greve & O'Rourke
Contractor: Not Selected
Cost: \$50,000.00
- 1964: Building Permit No. LA68627 for work on restaurant on 1st floor-(missing permit).
Owner: Erle P. Halliburton, Jr.
Architect: Honnold & Rex
Engineer: None
Contractor: Wallace McDonald
Cost: Unknown
- November 10, 1964: Building Permit No. LA82073 for change of plans, change cocktail room to storage by rear exit door. File with LA68627/64
Owner: Erle P. Halliburton, Et Al.
Architect: Honnold & Rex
Engineer: None
Contractor: Wallace McDonald
Cost: \$101.00

- December 10, 1964: Building Permit No. LA84534 for change of plans: Change storage Rm to cocktail lounge & dining room. File with LA68627/64
Owner: Erle P. Halliburton, Jr.
Architect: Honnold & Rex
Engineer: None
Contractor: Wallace McDonald
Cost: \$101.00
- September 10, 1965: Building Permit No. LA4371 to remodel office 509.
Owner: Erle & David J. Halliburton
Architect: None
Engineer: None
Contractor: Owner
Cost: \$1,250.00
- March 10, 1971: Building Permit No. LA25719 for wall signs 2 roof signs.
Owner: Arthur Js
Architect: None
Engineer: E. C. Forestal
Contractor: Q. R. S. Corp.
Cost: \$2,700.00
- October 10, 1971: Building Permit No. LA38559 to add interior partitions & suspended ceiling.
Owner: 3875 Wilshire Co.
Architect: None
Engineer: None
Contractor: R. F. Jensen
Cost: \$7,000.00
- November 10, 1972: Building Permit No. LA60512 to cover ceiling, erect partitions, 6th floor office.
Owner: Winston Millett
Architect: None
Engineer: None
Contractor: None
Cost: \$2,500.00

- July 24, 1973: Building Permit No. LA74986 to remove interior non-bearing partitions / install new ceiling and partitions (13th floor).
Owner: 3875 Wilshire Co.
Architect: None
Engineer: None
Contractor: Owner
Cost: \$6,500.00
- January 28, 1975: Building Permit No. LA2672 to remove existing walls, construct new walls for drywall, steel stud, install plumbing & cabinets in Room 408.
Owner: 3875 Wilshire Co.
Architect: None
Engineer: None
Contractor: None
Cost: \$6,800.00
- February 24, 1975: Building Permit No. LA3893 for inverted T-bar ceiling. File with LA2672/75.
Owner: 3875 Wilshire Co.
Architect: None
Engineer: None
Contractor: None
Cost: \$200.00
- May 12, 1975: Building Permit No. LA7495 for 31½ F/20" X 6', 325 sf sheet metal and Plexiglas wall sign (2) QRS Job #101349.
Owner: Erle & David J. Halliburton
Architect: None
Engineer: None
Contractor: QRS Corp.
Cost: \$6,000.00
- May 19, 1977: Building Permit No. LA45032 for alterations as required by State Fire Marshall for compliance to exist. high rise regulations.
Owner: Winston
Architect: None
Engineer: Lester Paley
Contractor: Not Selected
Cost: \$10,000.00

- June 15, 1978: Building Permit No. LA64939 to build partition wall, install lead sheathing for X-ray room (7th Floor, Suite 702).
Owner: 3875 Wilshire Blvd.
Architect: None
Engineer: None
Contractor: Not Selected
Cost: \$500.00
- September 15, 1978: Building Permit No. LA70150 to relocate drywall SS partitions & "T" bar ceiling & remodeling medical offices - 3rd story
Owner: 3875 Wilshire Co. (Winston Millet)
Architect: None
Engineer: None
Contractor: Owner
Cost: \$6,000.00
- June 25, 1979: Building Permit No. LA84975 for interior partitions w/.
Owner: 3875 Wilshire (Winston Millet)
Architect: None
Engineer: None
Contractor: Owner
Cost: \$3,500.00
- November 27, 1979: Building Permit No. LA93968 for 2 walls & ceiling on 6th floor #607.
Owner: Same/3875 Wilshire Co.
Architect: None
Engineer: None
Contractor: Not Selected
Cost: \$5,100.00
- February 26, 1982: Building Permit No. LA39429 to lower ceilings, build one wall, 11th Floor, Suite 1101.
Owner: 3875 Wilshire Company
Architect: None
Engineer: None
Contractor: Not Selected
Cost: \$5,000.00

- April 24, 1990: Building Permit No. LA55079 for new T-bar ceiling, new walls, lighting. Tenant improvement @ Suite 1001. Applicant will spend 10% of total cost of planned construction = \$1,200.00 to upgrade one elevator cab, buttons on 1st floor and 10th floor to be upgraded. Non complying door (2'-10") wide will be allowed to remain @ entrance to space of remodel since actual path of travel is being upgraded.
Owner: 3875 Wilshire Co. - Winston Millett
Architect: Arthur T. Parker (Gayle N Melton)
Engineer: None
Contractor: Owner
Cost: \$12,000.00
- June 14, 1990: Building Permit No. LA58010 to comply with retrofit requirements for elevator lobbies, new doors FSD (2nd to 13th Floors).
Owner: Winston Millett for 3875 Wilshire Company
Architect: Gary Russell
Engineer: None
Contractor: Not Selected
Cost: \$291,000.00
- June 28, 1990: Building Permit No. LA58861 for non-bearing interior partitions (6th floor).
Owner: 3875 Wilshire Company
Architect: Gary Russell
Engineer: None
Contractor: Owner
Cost: \$25,000.00
- December 14, 1990: Building Permit No. LA68026 for non-bearing interior partitions; pump room & basement elev. enclosure.
Owner: Winston Millet
Architect: Gary Russell
Engineer: None
Contractor: Owner
Cost: \$11,000.00

- December 18, 1991: Building Permit No. LA85603 for 1 HC restroom & non bearing partition (1st floor).
Owner: Winston Millet
Architect: Gary Russell
Engineer: None
Contractor: Owner
Cost: \$18,000.00
- January 31, 1992: Building Permit No. LA87126 for 3' X 23' 84 SF metal and Plexiglas wall sign
Owner: Winston Millet
Architect: None
Engineer: None
Contractor: Kim & Lee's Sign
Cost: \$6,000.00
- April 13, 1995: Building Permit No. WL26439 to repair block wall from EQ damage per City Standard.
Owner: Winston Millet
Architect: None
Engineer: None
Contractor: Jose G. Rollas
Cost: \$18,000.00
- March 1, 2000: Building Permit No. LA96270 for lobby tenant doors on all 14 levels (incl. basement).
Owner: 3875 Wilshire Co.
Architect: Gary Russell
Engineer: None
Contractor: Cab Co.
Cost: \$20,000.00
- January 24, 2003: Building Permit No. LA98283 for one HR ceiling in elevator lobbies on 3rd, 4th, 8th to 13th floors. Upgrade 4th floor women's restroom to fully comply with title 24 requirements.
Owner: Jamison 3875 Wilshire LLC
Architect: Gary Russell
Engineer: None
Contractor: Owner-Builder
Cost: \$16,700.00

April 11, 2006:

Building Permit No. LA90732 to complete work on permit
#03016-10000-01465 (LA98283/03) work 75% complete.

Owner: Jamison 3875 Wilshire LLC

Architect: None

Engineer: None

Contractor: Philmont Management Inc.

Cost: \$4,175.00

All Applications Must be Filled Out by Applicant

Bldg. Form 1

PLANS AND SPECIFICATIONS
and other data must also be filed

1

BUILDING DIVISION

DEPARTMENT OF BUILDING AND SAFETY

Application for the Erection of Buildings

CLASS "A" - "~~B~~"

To the Board of Building and Safety Commissioners of the City of Los Angeles:
Application is hereby made to the Board of Building and Safety Commissioners of the City of Los Angeles, through the office of the Superintendent of Building, for a building permit in accordance with the description and for the purpose hereinafter set forth. This application is made subject to the following conditions, which are hereby agreed to by the undersigned applicant and which shall be deemed conditions entering into the exercise of the permit:
First: That the permit does not grant any right or privilege to erect any building or other structure therein described, or any portion thereof, upon any street, alley, or other public place or portion thereof.
Second: That the permit does not grant any right or privilege to use any building or other structure therein described, or any portion thereof, for any purpose that is, or may hereafter be prohibited by ordinance of the City of Los Angeles.
Third: That the granting of the permit does not affect or prejudice any claim of title to, or right of possession in, the property described in such permit.

TAKE TO ROOM No. 6 REAR ROOM NORTH ANNEX 1st Floor CITY CLERK PLEASE VERIFY TAKE TO ROOM No. 5 FIRST FLOOR 24th St. BROADWAY ENGINEER PLEASE VERIFY	Lot No. <u>15 + 16</u> Block <u>9</u> (Description of Property) No. <u>248</u> <u>Westminster Place</u> FLOOR) District No. <u>29</u> M. B. Page <u>16</u> F. B. Page No. <u>5</u> FLOOR) <u>3875 Wilshire Blvd.</u> Street (Location of Job) <u>N.E. Cor. St Andrews Pl</u> (USE INK OR INDELIBLE PENCIL)	City Clerk Deputy By Deputy City Engineer
--	--	---

1. Purpose of Building Office Bldg. No. of Rooms No. of Families
2. Owner's name Preston Wright & Associates Phone FL 4111
3. Owner's address 3900 Wilshire Blvd.
4. Architect's name ARTHUR F. HARVEY Phone MU 7927
5. Contractor's name Luther T. Mayo Inc. Phone MU 8361
6. Contractor's address 829 - Black Bldg.
7. TOTAL VALUATION OF BUILDING {Including all Material, Labor, Finish-
ing, Equipment and Appliances in Completed Building.} \$ 500,000.00
8. Any other building or permit for a building on lot at present? No. How used?
9. Size of proposed building 80 x 150 Size of lot 150 x 150 feet
10. Number of stories in height 13 Height to highest point 181'-0"
11. Material of foundation Concrete Character of soil Hard Clay
12. Material of exterior walls Reinforced Concrete
13. Material of interior construction " "
14. Material of floors " "
15. Material of roof " "
16. Will all lathing and plastering comply with Ordinance? Yes
17. What zone is property in? (C)

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

OVER 10 (Sign Here) Attorney (by) Paul Smith
(Owner or Authorized Agent)

FOR DEPARTMENT USE ONLY			
PERMIT NO. <u>8877</u> ✓	Plans and Specifications checked and found to conform to Ordinances, State Laws, etc. [Signature] Plan Examiner	Application checked and found O.K. <u>4/2/29</u> <u>ZC</u> <u>515K</u> Clerk	Stamp here when permit is issued: RECEIVED APR 2 1929 BUILDING DIVISION

SPRINKLER

336 75

WILSHIRE

FOR DEPARTMENT USE ONLY

APPLICATION	O.K. <i>AD</i>
CONSTRUCTION	O.K. <i>AD</i>
ZONING	O.K. CP <i>CP</i>
SET-BACK LINE	O.K. <i>CP (AD)</i>
ORD. 33761 (N. S.)	O.K. <i>CP</i>
FIRE DISTRICT	O.K. <i>AD</i>

REMARKS

~~27000 Sacks of Cement.~~
 369 Tons reinforcing steel
 6750 BB cement

All Applications Must be Filled Out by Applicant

PLANS AND SPECIFICATIONS
and other data must also be filed

Bldg. Form 2

BUILDING DIVISION

3

DEPARTMENT OF BUILDING AND SAFETY

Application to Alter, Repair or Demolish

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

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

First: That the permit does not grant any right or privilege to erect any building or other structure therein described, or any portion thereof, upon any street, alley, or other public place or portion thereof.

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

Third: That the granting of the permit does not affect or prejudice any claim of title to, or right of possession in, the property described in such permit.

REMOVED FROM		REMOVED TO	
Lot _____	Block _____	Lot _____	Block _____
Tract _____		Tract _____	
Book _____	Page _____ F. B. Page _____	Book _____	Page _____ F. B. Page _____
From No. <u>3875</u>	<u>Wilshire Blvd.</u>	Street _____	
To No. _____	<u>Los Angeles</u>	Street _____	

TAKE TO ROOM No. 248 (2ND FLOOR) CITY CLERK PLEASE VERIFY

TAKE TO ROOM No. 5 (MAIN ST. FLOOR) ENGINEER PLEASE VERIFY

O. K. City Clerk
O. K. City Engineer
By _____ Deputy

(USE INK OR INDELIBLE PENCIL)

1. What purpose is the present Building now used for? Stores
2. What purpose will Building be used for hereafter? _____
3. Owner's name Wright Reeder & Associates Phone FI 4111
4. Owner's address 3900 Wilshire Blvd
5. Architect's name Arthur E. Hearney Phone _____
6. Contractor's name Luther J. Mayo Phone _____
7. Contractor's address 829 Black Building
8. VALUATION OF PROPOSED WORK {Including all Material, Labor, Finishing, Equip-
ment and Appliances in Completed Building.} \$ 900⁰⁰
9. Class of present Building _____ No. of rooms at present _____
10. Number of stories in height _____ Size present Building _____
11. State how many buildings are on this lot _____
12. State purpose buildings on lot are used for _____
(Apartment House, Hotel, Residence, or any other purpose.)
13. What Zone is Property in? _____

STATE ON FOLLOWING LINES EXACTLY WHAT ALTERATIONS, ADDITIONS, ETC., WILL BE MADE TO THIS BUILDING:

14. Roofs - Pull up lower Awnings Iron frames over 8 ft from sidewalk. lowest point of cornice 7 ft from sidewalk

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

(Sign here) Wright Reeder & Associates
(Owner or Authorized Agent.)

FOR DEPARTMENT USE ONLY		
PERMIT NO. <u>25780</u>	Plans and Specifications checked and found to conform to Ordinances, State Laws, etc. Plan Examiner _____	Application checked and found O. K. <u>10/5/29</u> <u>Christman</u> Clerk
		Stamp here when permit is issued RECEIVED OCT 5 1929 TWO JULY

Leland
Red
35

3

CITY OF LOS ANGELES DEPARTMENT OF BUILDING AND SAFETY BUILDING DIVISION

Application to Alter, Repair, Move or Demolish

To the Board of Building and Safety Commissioners of the City of Los Angeles: Application is hereby made to the Board of Building and Safety Commissioners of the City of Los Angeles, through the office of the Superintendent of Building, for a building permit in accordance with the description and for the purpose hereinafter set forth. This application is made subject to the following conditions, which are hereby agreed to by the undersigned applicant and which shall be deemed conditions entering into the exercise of the permit: First: That the permit does not grant any right or privilege to erect any building or other structure therein described, or any portion thereof, upon any street, alley, or other public place or portion thereof. Second: That the permit does not grant any right or privilege to use any building or other structure therein described, or any portion thereof, for any purpose that is, or may hereafter be prohibited by ordinance of the City of Los Angeles. Third: That the granting of the permit does not affect or prejudice any claim of title to, or right of possession in, the property described in such permit.

REMOVED FROM Lot Tract Present location of building } 3875 Wilshire Blvd. (House Number and Street) Approved by City Engineer. New location of building } Deputy. Between what cross streets } Col of Van Ness

- 1. Purpose of PRESENT building Medical Building Families Rooms Store, Residence, Apartment House, or any other purpose. 2. Use of building AFTER alteration or moving Same Families Rooms 3. OWNER (Print Name) Bert A. Frey M.D. Phone FI. 2342 4. Owner's address 3875 Wilshire Blvd. 5. Certificated Architect State License No. Phone 6. Licensed Engineer State License No. Phone 7. Contractor Charles A. Perryman State License No. 10967 Phone Dr. 0407 8. Contractor's address 668 1/2 J. A. M. Parade 9. VALUATION OF PROPOSED WORK (including all labor and material and all permanent lighting, heating, ventilating, water supply, plumbing, fire sprinkler, electrical wiring and/or elevator equipment therein or thereon) \$ 75.00 10. State how many buildings NOW on lot and give use of each. One Residence, Hotel, Apartment House, or any other purpose. 11. Size of existing building x Number of stories high 15 Height to highest point 12. Class of building A Material of existing walls Tile Exterior frameworks Steel Wood or Steel Describe briefly and fully all proposed construction and work:

Move to Wash Basin's. Connect 1 1/2 inch & install 1 3/4" x 6-8 Pipe. Rm. 1005-6

Fill in Application on other Side and Sign Statement (OVER)

PERMIT NO. 3729 PLANS 3/11/34 FOR DEPARTMENT USE ONLY. 4584 Fee Stamp here when Permit is issued MAR 16 '34 Inspector E. E. Mans

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

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

Sign Here... [Signature]
(Owner or Authorized Agent)

By...

Table with 4 columns: Application, Fire District, Bldg. Line, Termite Inspection, Construction, Zoning, Street Widening, Forced Draft Ventil.

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

(2) The building (and, or, addition) referred to in this Application is, or will be when moved, more than 100 feet from
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:
ALL WOODEN LUMBER BELOW THE FIRST FLOOR BOARDING WILL BE TREATED AGAINST TERMITE INFESTATION AS REQUIRED BY SEC. 405 OF BUILDING ORDINANCE
OWNER OR AUTHORIZED AGENT

I hereby agree that the building and every portion thereof referred to in this application will be set back from the street property line not less than 5 feet, except that the following projections may extend into such set-back space, as follows:
Cornices, canopies and eaves... 2 ft. 6 in.
Landing or terrace, without roof, extending to first floor level only... 6 ft.
Open railing, not over 33 in. high, around such landing or terrace... 6 ft.
Fire Escapes... 4 ft. 6 in.
I hereby agree to the above conditions and accept the permit to do the work mentioned in this application in accordance therewith.
(Signed) [Signature]
Owner or Authorized Agent.

3

CITY OF LOS ANGELES DEPARTMENT OF BUILDING AND SAFETY BUILDING DIVISION

Application to Alter, Repair, Move or Demolish

To the Board of Building and Safety Commissioners of the City of Los Angeles: Application is hereby made to the Board of Building and Safety Commissioners of the City of Los Angeles, through the office of the Superintendent of Building, for a building permit in accordance with the description and for the purpose hereinafter set forth. This application is made subject to the following conditions, which are hereby agreed to by the undersigned applicant and which shall be deemed conditions entering into the exercise of the permit: First: That the permit does not grant any right or privilege to erect any building or other structure therein described, or any portion thereof, upon any street, alley, or other public place or portion thereof. Second: That the permit does not grant any right or privilege to use any building or other structure therein described, or any portion thereof, for any purpose that is, or may hereafter be prohibited by ordinance of the City of Los Angeles. Third: That the granting of the permit does not affect or prejudice any claim of title to, or right of possession in, the property described in such permit.

REMOVED FROM Lot Tract Present location of building } 3875 Wilshire Blvd., Rm. 1106. (House Number and Street) Approved by City Engineer. New location of building } Deputy. Between what cross streets }

1. Purpose of PRESENT building office Families Rooms 2. Use of building AFTER alteration or moving Families Rooms 3. OWNER (Print Name) Wilshire Prof. Bldg. Phone 4. Owner's address 3875 Wilshire Blvd 5. Certificated Architect Name State License No. Phone 6. Licensed Engineer Name State License No. Phone 7. Contractor Diato Flooring Co., State License No. 6143 Phone No. 3511 8. Contractor's address 1135 No. Mansfield. TILE SETTING ORDINANCE FEE \$1.00 9. VALUATION OF PROPOSED WORK (including all labor and material and all permanent lighting, heating, ventilating, water supply, plumbing, fire sprinkler, electrical wiring and/or elevator equipment therein or thereon) \$ 10. State how many buildings NOW on lot and give use of each Residence, Hotel, Apartment House, or any other purpose. 11. Size of existing building x Number of stories high Height to highest point 12. Class of building Material of existing walls Exterior framework Wood or Steel Describe briefly and fully all proposed construction and work: Interior Tile work.

Fill in Application on other Side and Sign Statement (OVER)

PERMIT NO. 4828 4828 PLANS FOR DEPARTMENT USE ONLY Plans and Specifications checked Zone Fire District No. Stamp here when Permit is issued Corrections verified Bldg. Lic. Street Widening Ft. Ft. Plans, Specifications and Applications rechecked and approved Application checked and approved 2/25/35 Clerk. SPARKLER Required Valuation Included Specified Yes-No Inspector

3

CITY OF LOS ANGELES
DEPARTMENT OF BUILDING AND SAFETY
BUILDING DIVISION

Application to Alter, Repair, Move or Demolish

To the Board of Building and Safety Commissioners of the City of Los Angeles:
Application is hereby made to the Board of Building and Safety Commissioners of the City of Los Angeles, through the office of the Superintendent of Building, for a building permit in accordance with the description and for the purpose hereinafter set forth. This application is made subject to the following conditions, which are hereby agreed to by the undersigned applicant and which shall be deemed conditions entering into the exercise of the permit:
First: That the permit does not grant any right or privilege to erect any building or other structure therein described, or any portion thereof, upon any street, alley or other public place or portion thereof.
Second: That the permit does not grant any right or privilege to use any building or other structure therein described, or any portion thereof, for any purpose that is, or may hereafter be prohibited by ordinance of the City of Los Angeles.
Third: That the granting of the permit does not affect or prejudice any claim of title to, or right of possession in, the property described in such permit.

REMOVED FROM Lot... Tract...
REMOVED TO Lot... Tract...
Present location of building } 3875 WILSHIRE BLVD
New location of building } 3875 WILSHIRE BLVD
Between what cross streets } SE ANDREWS
Approved by City Engineer. Deputy.

- 1. Purpose of PRESENT building STORES OFFICES Families... Rooms...
2. Use of building AFTER alteration or moving SAME Families... Rooms...
3. Owner (Print Name) WILSHIRE PROFESSIONAL BLDG Co. Phone...
4. Owner's Address 3875 WILSHIRE BLVD
5. Certificated Architect State License No. Phone
6. Licensed Engineer State License No. Phone
7. Contractor JOSEPA ILLIE State License No. 1977 Phone 648255
8. Contractor's Address 801 YALE ST.
9. VALUATION OF PROPOSED WORK (including all labor and material and all permanent fixtures, heating, ventilating, water supply, plumbing, fire sprinkler, electrical wiring and/or elevator equipment therein or thereon) \$400.00
10. State how many buildings NOW on lot and give use of each. 1 STORES - OFFICES
11. Size of existing building 22x22.5 Number of stories high 2 Height to highest point 16.0
12. Class of building 1 Material of existing walls Exterior framework (Wood or Steel)

Describe briefly and fully all proposed construction and work:
ROOM 505 5th FLOOR
Installing 3" tile non bearing partitions

Fill in Application on other Side and Sign Statement (OVER)

FOR DEPARTMENT USE ONLY
PERMIT NO. 8201
Plans and Specifications checked
Corrections verified
Plans, Specifications and Applications rechecked and approved
Application checked and approved
Fire District No. 2
High-Line 5' FL. NO. Ft.
Required SPRINKLER Valuation included
Specified Fee-No
Inspector Kelso 6
JUL -7 1942

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

NEW CONSTRUCTION

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

Table with 4 columns: Application, Fire District, Bldg. Line, Termite Inspection, Construction, Zoning, Street Widening, Forced Draft Ventil.

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

(2) The building (and, an addition) referred to in this Application is, or will be when moved, more than 100 feet from 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:
PLAN CHECKING
RECEIPT NO. 1460
VALUATION \$ 400
FE PAID \$ 1

3

APPLICATION TO ALTER, REPAIR OR DEMOLISH

CITY OF LOS ANGELES DEPARTMENT OF BUILDING AND SAFETY BUILDING DIVISION

Lot No.

Tract

Location of Building

3875 Wilshire Blvd.

Approved by City Engineer

Between what cross streets

Wilshire Blvd & Hollywood Place

Deputy

USE INK OR INDELIBLE PENCIL

- 1. Present use of building... Families... Rooms...
2. State how long building has been used for present occupancy...
3. Use of building AFTER alteration or moving... Families... Rooms...
4. Owner... Phone...
5. Owner's Address...
6. Certificated Architect... State License No... Phone...
7. Licensed Engineer... State License No... Phone...
8. Contractor... State License No... Phone...
9. Contractor's Address...

VALUATION OF PROPOSED WORK

- 10. VALUATION OF PROPOSED WORK... \$ 100
11. State how many buildings NOW on lot and give use of each...
12. Size of existing building... Number of stories high... Height to highest point...
13. Material Exterior Walls... Exterior framework...

14. Describe briefly all proposed construction and work...
Reinforced concrete... Masonry... Steel...

NEW CONSTRUCTION

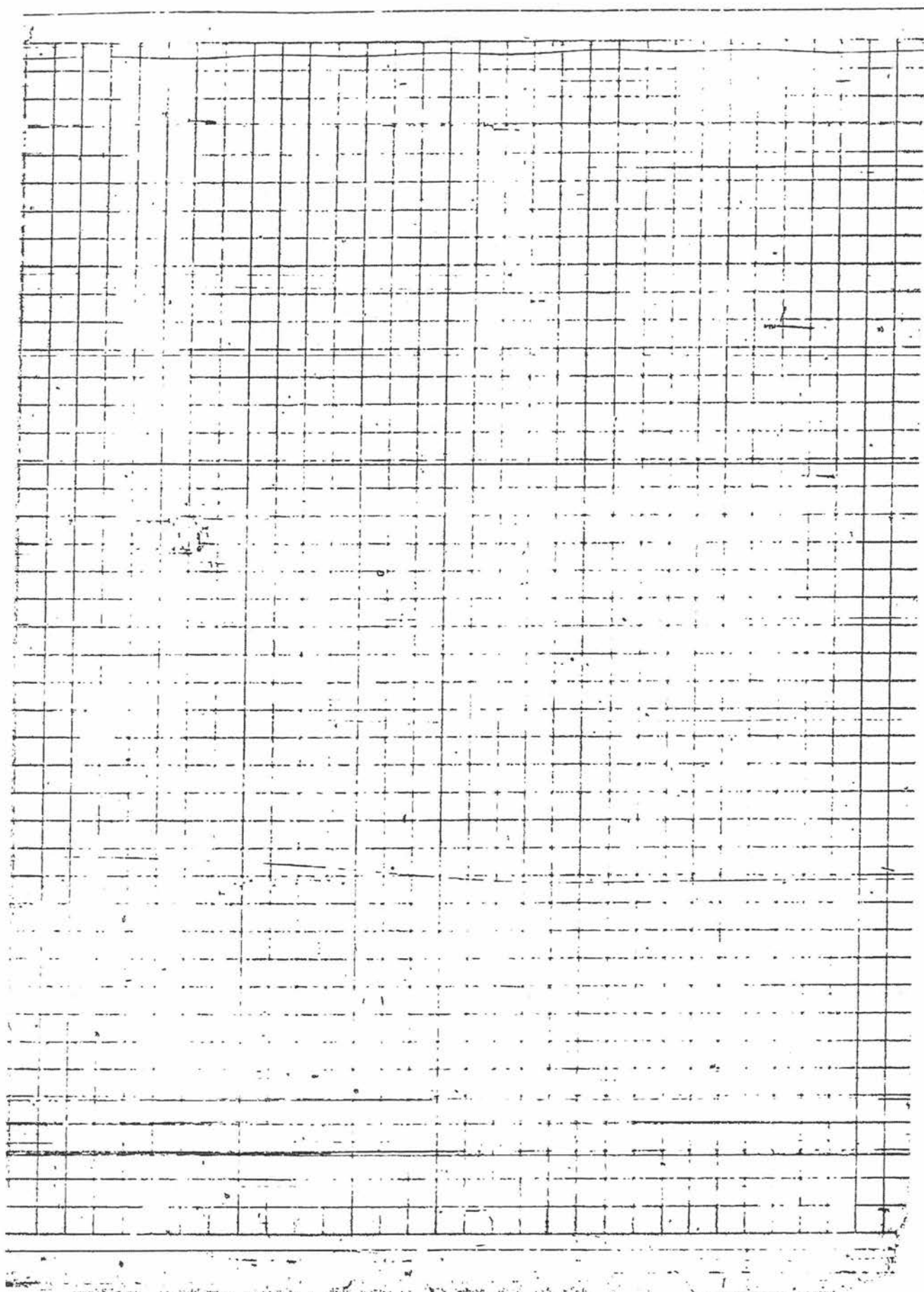
- 15. Size of Addition... Size of Lot... Number of Stories when complete...
16. Footing: Width... Depth in Ground... Width of Wall... Size of Floor Joists...
17. Size of Studs... Material of Floor... Size of Rafters... Type of Roofing...

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] (Owner or Authorized Agent)

FOR DEPARTMENT USE ONLY

Form with sections: (1) PLAN CHECKING, (2) REINFORCED CONCRETE, (3) The building referred to in this Application... Includes fields for Register No., Fee Paid, Type, Group, Plans, and various inspection stamps.



3

APPLICATION TO ALTER, REPAIR OR DEMOLISH AND FOR A Certificate of Occupancy

CITY OF LOS ANGELES DEPARTMENT OF BUILDING AND SAFETY BUILDING DIVISION

Lot No. 16 Blk B Tract Westernmost Place Location of Building 3875 WILSHIRE BLVD. Between what cross streets E. car. St Andrews

Approved by City Engineer Deputy

USE INK OR INDELIBLE PENCIL

- 1. Present use of building PROFESSIONAL OFFICES Families Rooms
2. State how long building has been used for present occupancy DOCTOR'S OFFICE
3. Use of building AFTER alteration or moving PROFESSIONAL Families Rooms
4. Owner WILSHIRE PROFESSIONAL BUILDING Phone
5. Owner's Address 3875 WILSHIRE BLVD P.O. LOS ANGELES
6. Certificated Architect THEODORE CEILEY JR. State License No. C-235 Phone AU 9471
7. Licensed Engineer State License No. Phone
8. Contractor MEYERS BROS. State License No. 1429 Phone CL 63181
9. Contractor's Address 3407 SAN FERNANDO ROAD
10. VALUATION OF PROPOSED WORK including all labor and material and all permanent lighting, heating, ventilating, water supply, plumbing, fire extinguisher, electrical wiring and elevator equipment therein or thereon. 2500
11. State how many buildings NOW on lot and give use of each. ONE PROFESSIONAL BUILDING.
12. Size of existing building 133' x 50' Number of stories high 13 Height to highest point 150 FT
13. Material Exterior Walls REINF. CONC. Exterior framework REINF. CONC.
14. Describe briefly all proposed construction and work: ALTERATION TO MEDICAL OFFICES - REMOVAL OF EXISTING INTERIOR PARTITIONS (NON-BEARING) SPACE TO BE RE-DIVIDED WITH NEW PART. LATH & PLASTER PARTITIONS. ELECTRICAL & PLUMBING ALTERATIONS AND ADDITIONS - VENTILATION (FORCED) THROUGH EXISTING DUCT SPACE IN BUILDING. WORK WILL OCCUR ON 7th FLOOR IN SUITE IN SECONDARY

NEW CONSTRUCTION

- 15. Size of Addition x Size of Lot x Number of Stories when complete
16. Footing: Width Depth in Ground Width of Wall Size of Floor Joists x
17. Size of Studs x Material of Floor x Size of Rafters x Type of Roofing

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 Dr. Lewis T. Bulllock - Consulting City Architect (Owner or Authorized Agent) By Frank B. Wilson

Form with sections: PLAN CHECKING, REINFORCED CONCRETE, FEES, and various permit details including permit number 27118 and dates.

The image shows a sheet of graph paper with a grid pattern. A vertical line runs down the center of the page, and a horizontal line runs across the bottom. The grid is composed of small squares. There are two dark circular marks at the top of the page, likely from hole punches. The paper has some faint, illegible markings and a few small dark spots.

3

APPLICATION TO ALTER, REPAIR MOVE OR DEMOLISH

CITY OF LOS ANGELES DEPARTMENT OF BUILDING AND SAFETY BUILDING DIVISION

Form fields for Present location of building, New location of building, and Between what cross streets.

Form fields 1-9: Present use of building, State how long building has been used, Use of building after alteration or moving, Owner, Owner's Address, Certified Architect, Licensed Engineer, Contractor, Contractor's Address.

10 VALUATION OF PROPOSED WORK: 1000.00

Form fields 11-14: State how many buildings now on lot, Size of existing building, Material Exterior Walls, Describe briefly all proposed construction and work.

NEW CONSTRUCTION

Form fields 15-17: Size of Addition, Footings, Size of Studs.

I hereby certify that to the best of my knowledge and belief the above application is correct and that the building or construction work will comply with all laws...

Sign here: [Signature]

FOR DEPARTMENT USE ONLY: Grid of fields for permit details, including permit number 2355, lot information, and inspection status.

Selection based on amount of work
Selection too high for actual class
on 30.00

100.00

3

APPLICATION TO ALTER, REPAIR MOVE OR DEMOLISH

CITY OF LOS ANGELES
DEPARTMENT OF BUILDING AND SAFETY
BUILDING DIVISION

From Lot _____ To Lot _____
 Tract _____ Tract _____
 Present location of building _____
 New location of building 3875 Wilshire Blvd.
 Between what cross streets St. Andrews - Manhattan
 Approved by City Engineer _____
 Deputy _____

1. Present use of building Stores - Offices Families _____ Rooms _____
 2. State how long building has been used for present occupancy 15 years
 3. Use of building AFTER alteration or moving same Families _____ Rooms _____
 4. Owner Wilshire Bldg. Co. Phone _____
 5. Owner's Address 3875 Wilshire Blvd. O.
 6. Certified Architect _____ State _____ License No. _____ Floor _____
 7. Licensed Engineer _____ State _____ License No. _____ Floor _____
 8. Contractor Joe Ellig State _____ License No. 7719 Phone CE 13300
 9. Contractor's Address 3219 N. Hollywood St.

10. VALUATION OF PROPOSED WORK 900⁰⁰
 11. State how many buildings NOW on lot and give use of each: 1 Stores - Offices
 12. Size of existing building 70 x 125 Number of stories high 3 Height to highest point 160
 13. Material Exterior Walls _____ Exterior Framework _____
 14. Describe briefly all proposed construction and work:
Room 1205 12 FLOOR
Installing 40 sq ft of 4" hollow tile masonry bearing partitions 9'3" high.

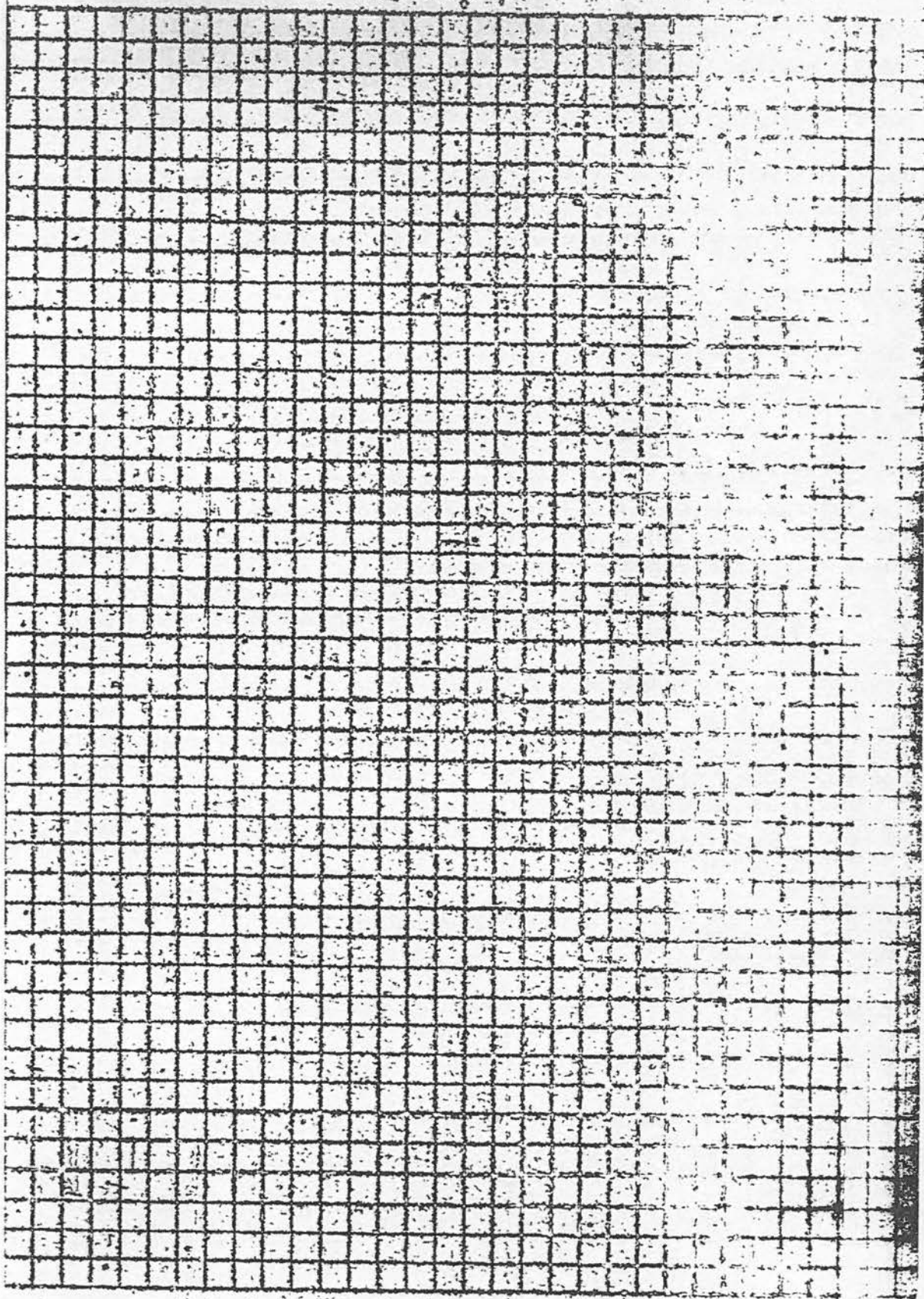
NEW CONSTRUCTION

15. Size of Addition _____ Size of Lot _____ Number of Stories when complete _____
 16. Footing: Width _____ Depth in Ground _____ Width of Wall _____ Size of Floor Joists _____
 17. Size of Studs _____ Material of Floor _____ Size of Rafters _____ Type of Roofing _____

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.

Signature: Joe Ellig
 (Owner or Authorized Agent)

FOR DEPARTMENT USE ONLY						
(1) PLAN CHECKING		(2) REINFORCED CONCRETE		(3) The building referred to in this Application will be more than 120 ft. from Street		
Permit No. <u>1254</u>	Valuation <u>900</u>	Min. Content	Type of Reinforcing Steel	Sign here: _____		
TYPE GROUP <u>I G</u>	Maximum No. Occupants	Corner Lot	_____	Lot No. <u>1</u>	Group or Authority Agent	
PERMIT NO. <u>3998</u>	_____	_____	_____	_____	_____	
PLANS	_____	_____	_____	_____	_____	



3

APPLICATION TO ALTER, REPAIR OR DEMOLISH AND FOR A Certificate of Occupancy

CITY OF BERKELEY DEPARTMENT OF BUILDING AND SAFETY BUILDING DIVISION

Lot No. ~~1000~~ - Block G.

Tract ~~Western~~ Place - S-55' + All of Lot 16

Location of Building 3875 WILSHIRE BLVD. (Block Number and Street)

Approved by City Engineer Deputy

Between what cross streets MANHATTAN & ST. ANDREW

USE INK OR INDELEIBLE PENCIL.

1. Present use of building OFFICE BLDG. (Office, Dwelling, Apartment House, Hotel or other purpose)

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

3. Use of building AFTER alteration or moving M.D. OFFICE

4. Owner E.P. HALLIBURTON

5. Owner's Address 1709 W. EIGHT ST. P.O. Los Angeles 14

6. Certified Architect

7. Licensed Engineer

8. Contractor ANDREWS & WARRIEN State License No. 84391 Phone 877-1897

9. Contractor's Address 2127 W. COMMERCIAL, ALHAMBRA

10. VALUATION OF PROPOSED WORK (including all labor and material and all necessary permits, taxes, rentals, water, gas, electric, etc. to be paid, shown with all receipts) \$50.00

11. State how many buildings NOW on lot and give use of each. (Office, Dwelling, Apartment House, Hotel or other purpose)

12. Size of existing building 150 x 75 Number of stories high 13 Height to highest point 16'

13. Material Exterior Walls MASONRY (Wood, Steel or Masonry) Exterior framework (Wood or Steel)

14. Describe briefly all proposed construction and work: REMOVE 35' of existing PARTITIONS - INSTAL 24' of NEW PARTITIONS for the purpose of combining two existing SUITES

NEW CONSTRUCTION

15. Size of Addition x Size of Lot x Number of Stories when complete

16. Footing: Width Depth in Ground Width of Wall Size of Floor Joist x

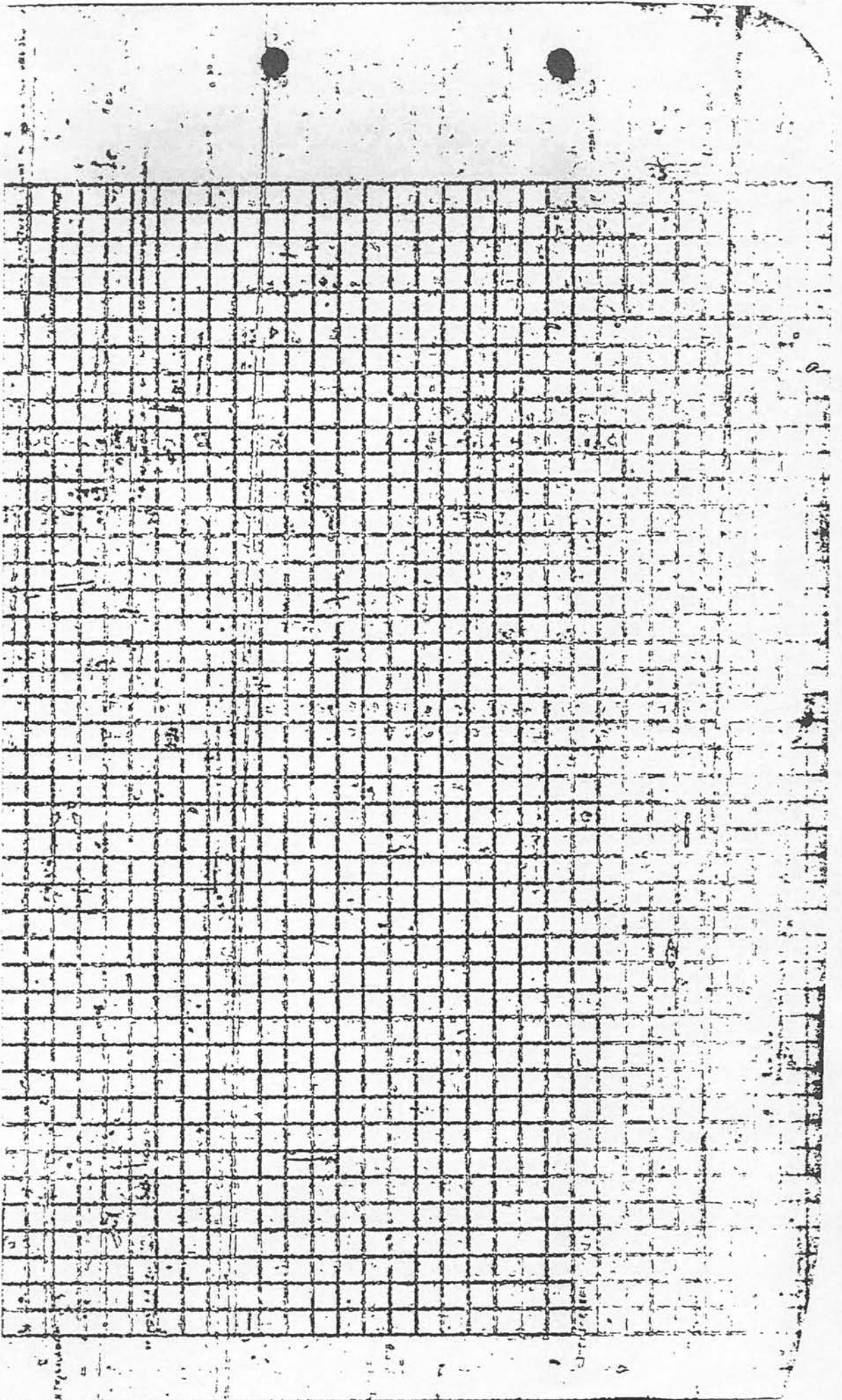
17. Size of Slab x Material of Floor Size of Rafters x Type of Roofing

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.

Signature: WILSHIRE PROF. BLDG. Date: [Signature]

FOR DEPARTMENT USE ONLY

Table with columns for PLAN CHECKING, REINFORCED CONCRETE, FEES, and various permit details. Includes dates like MAY 22 1950 and MAY 22 1951.



3

APPLICATION TO ALTER, REPAIR OR DEMOLISH AND FOR A Certificate of Occupancy

Form B-1-104-0-01
CITY OF LOS ANGELES
DEPARTMENT
OF
BUILDING AND SAFETY
BUILDING DIVISION

Lot No. Lot 16, Blk G
 Trust Westminster Floor Trust
 Location of Building 3475 Wilshire Blvd.
(House Number and Street)
 Between what cross streets 30th St., Andrews Pl. & Wilshire Blvd.
 Approved by City Engineer
 Deputy.

USE INK OR INDELEIBLE PENCIL.

1. Present use of building Medical & Dental Offices Families Rooms
(Store, Dwelling, Apartment House, Hotel or other purpose)
 2. State how long building has been used for present occupancy 18 yrs.
 3. Use of building AFTER alteration or moving Same Families Rooms
 4. Owner Edle F. Halliburton, Trustee Phone Pa. 2345
 5. Owner's Address 1709 West 8th St. (Print Name) P. O. Los Angeles 14, Calif.
 6. Certified Architect _____ State License No. _____ Phone _____
 7. Licensed Engineer _____ State License No. _____ Phone _____
 8. Contractor Edward Bocher State License No. 15045 Phone Js. 0662
 9. Contractor's Address 6706 Lana Vista Dr., Bell, California

10. VALUATION OF PROPOSED WORK \$500.00
(Including all labor and material and all permanent lighting, heating, ventilating, water supply, plumbing, fire protection, electrical wiring and elevator equipment, furnace or system.)

11. State how many buildings NOW on lot and give use of each. One (1) - Medical-Dental Building
(Store, Dwelling, Apartment House, Hotel or other purpose)
 12. Size of existing building: 80 x 150 Number of stories high 13 Height to highest point 150'
 13. Material Exterior Walls Reinforced concrete Exterior framework Steel
(Wood, Steel or Masonry) (Wood or Steel)
 14. Describe briefly all proposed construction and work:
To increase working area for Doctor in #103 by adding the area #102 vacated by a dentist and remodeling the area #102 so that it is useful for medical purposes. The two suites are to be connected by inside door.

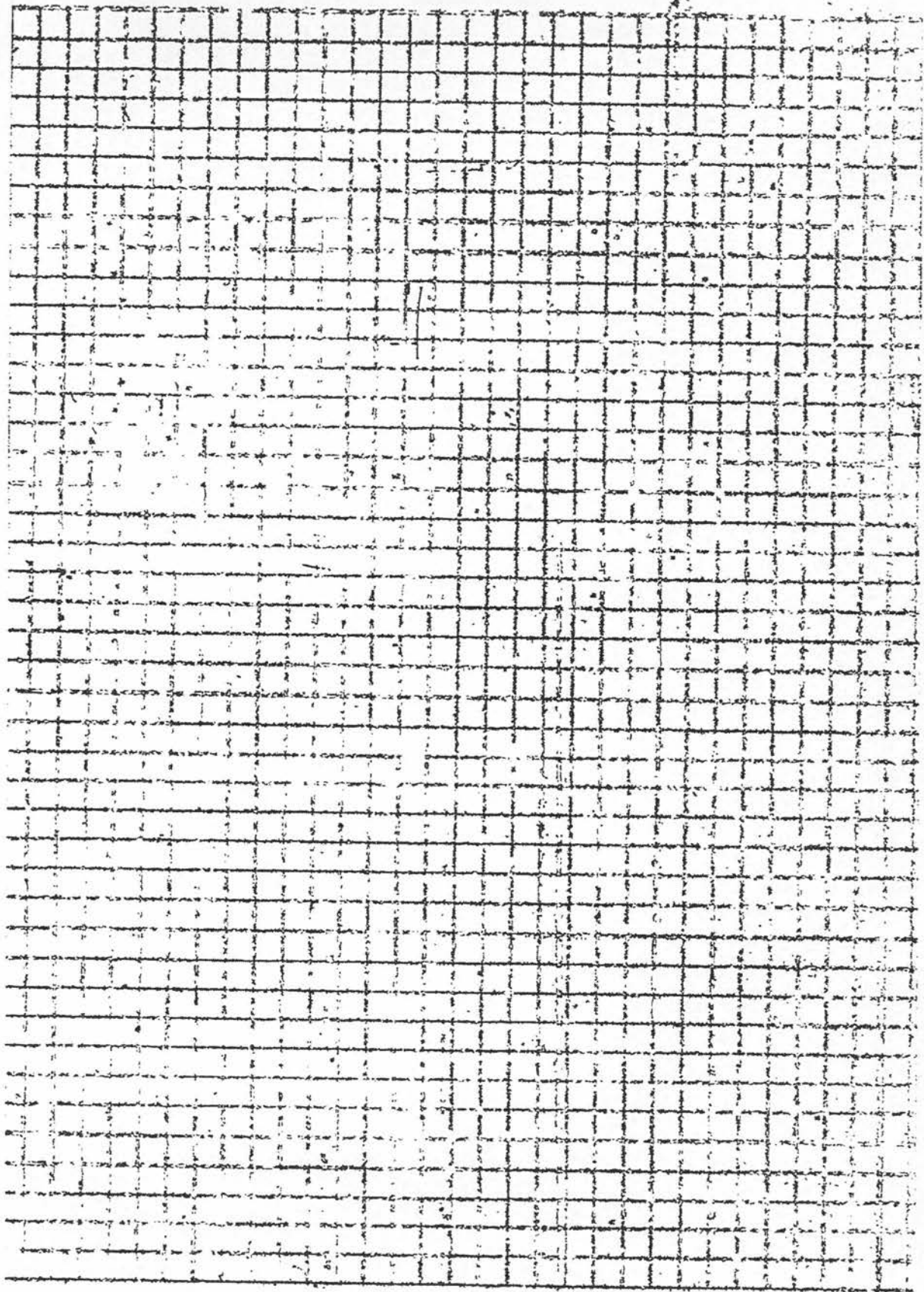
NEW CONSTRUCTION

15. Size of Addition 73 x 5 Size of Lot x Number of Stories when complete _____
 16. Footing: Width _____ Depth in Ground _____ Width of Wall _____ Size of Floor Joists x
 17. Size of Studs x Material of Floor _____ Size of Rafters x Type of Roofing _____

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.

Signed here WILSHIRE PROFESSIONAL BUILDING
(Owner or Authorized Agent)
 By Edle F. Halliburton

FOR DEPARTMENT USE ONLY							
PLAN CHECKING		REINFORCED CONCRETE		FEES		Bldg. Per.	
Date <u>MAY 29 1941</u>	Receipt No. <u>558</u>	Valuation <u>\$500</u>	Fee Paid <u>1.22</u>	Bkls. Cement	Tons of Reinforcing Steel	Cert. of Occupancy	Total <u>3.50</u>
TYPE <u>1</u>	GROUP <u>G</u>	Maximum No. Occupants	Inside Lot <u>Corner Lot</u>	Key Lot <u>Corner Lot Lared</u>	Lot Area <u>2115</u>	Foot run along _____	Per. plan along _____
PERMIT No. <u>20039</u>	Plans and Specifications checked <u>[Signature]</u>	Zone <u>G-4</u>	Fire District No. <u>1</u>	Fire District No. <u>1</u>	District Map No. <u>4584</u>	Stamp here when Permit is issued	
PLANS	Correction & noted <u>[Signature]</u>	Application checked and approved <u>[Signature]</u>	Check <u>MAY 28 1941</u>	SPRINKLES Specified - Required _____	Valuation Included _____	<u>42129 241</u>	
PLAN	For Plans See _____	Filed with _____	Inspector <u>[Signature]</u>				



3

APPLICATION TO ALTER, REPAIR OR DEMOLISH AND FOR A Certificate of Occupancy

CITY OF LOS ANGELES DEPARTMENT OF BUILDING AND SAFETY BUILDING DIVISION

Lot No. Lot 16, Blk G
Tract Westminster Pl. Tract
Location of Building 3875 Wilshire Blvd.
Between what cross streets 50th St. and 51st St. & Wilshire Blvd.

Approved by City Engineer Deputy.

USE INK OR INDELEBIL PENCIL.

1. Present use of building Medical & Dental Offices Families X Rooms X
2. State how long building has been used for present occupancy 18 yrs.
3. Use of building AFTER alteration or moving Same Families Rooms
4. Owner Erle P. Halliburton, Trustee Phone RA. 7315
5. Owner's Address 1709 West 8th St. P. O. Los Angeles 11, Calif.
6. Certificated Architect State License No. Phone
7. Licensed Engineer State License No. Phone
8. Contractor Edward Eppner State License No. 15045 Phone JA. 0662
9. Contractor's Address 6706 Loma Loma Vista Dr., Bell, California

10. VALUATION OF PROPOSED WORK \$500.00
11. State how many buildings NOW on lot and give use of each. One (1) - Medical - Dental Offices
12. Size of existing building x Number of stories high 13. Height to highest point
13. Material Exterior Walls Reinforced concrete Exterior framework Steel
14. Describe briefly all proposed construction and work. To combine two small suites into one larger suite, so that the space may be useful and suitable for professional use of tenant. One wall is to be removed; one wall to have an insert of glass brick for light purposes; one doorway not used to be filled and another door cut thru to connect the two suites. 303-304 303-11

NEW CONSTRUCTION

15. Size of Addition 11050 Size of Lot x Number of Stories when complete
16. Footing: Width Depth in Ground Width of Wall Size of Floor Joists x
17. Size of Studs x Material of Floor Size of Rafters x Type of Roofing

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 WILSHIRE PROFESSIONAL BUILDING By [Signature]

FOR DEPARTMENT USE ONLY

PLAN CHECKING Date MAY 25 1947
REINFORCED CONCRETE
FEES
PERMIT No. 20040
PLANS
I.G.
[Signatures and stamps]

This image shows a page with a grid pattern, likely a ledger or graph paper. The grid consists of approximately 20 columns and 30 rows. The lines are thin and dark, forming a uniform grid. There are two dark circular marks at the top of the page, possibly punch holes. The overall appearance is that of a scanned document with some noise and artifacts.

3

APPLICATION TO ALTER, REPAIR OR DEMOLISH AND FOR A Certificate of Occupancy

CITY OF LOS ANGELES DEPARTMENT OF BUILDING AND SAFETY BUILDING DIVISION

Lot No.

Tract

Location of Building

3875 Wilshire Blvd

Approved by City Engineer

Between what cross streets

St. Andrews & Wilshire

Deputy

USE INK OR INDELIBLE PENCIL

- 1. Present use of building Commercial Bldg (Rm. 1105)
2. State how long building has been used for present occupancy Approx 16 yrs
3. Use of building AFTER alteration or moving FACTORY
4. Owner PRESTON S. WRIGHT
5. Owner's Address 3875 Wilshire Blvd. P.O. P.R.
6. Certificated Architect
7. Licensed Engineer
8. Contractor Stephens and Chandler
9. Contractor's Address 3933 Wilshire Blvd.

VALUATION OF PROPOSED WORK

- 11. State how many buildings NOW on lot and give use of each 13 Story Office Bldg
12. Size of existing building 100x100 Number of stories high 13 Height to highest point
13. Material Exterior Walls Masonry Exterior framework Steel
14. Describe briefly all proposed construction and work: Remove three (3) rows bearing stud & plate walls, substitute one (1) row to be built approx. 16' to new wall & plate & plate. All in Room 1105; no structural changes.

NEW CONSTRUCTION

- 15. Size of Addition x Size of Lot x Number of Stories when complete
16. Footing: Width Depth in Ground Width of Wall Size of Floor Joists x
17. Size of Studs x Material of Floor Size of Lath x Type of Roofing

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 hereby I will not employ any person in violation of the Labor Code of the State of California relating to Workmen's Compensation Insurance.

Stephens and Chandler

FOR DEPARTMENT USE ONLY

Form with sections: PLAN CHECKING, REINFORCED CONCRETE, FEES, PERMITS, and various checkboxes and fields for department use.

3

APPLICATION TO ALTER, REPAIR OR DEMOLISH AND FOR A Certificate of Occupancy

Form 2-3-200-10-4
CITY OF LOS ANGELES
DEPARTMENT
OF
BUILDING AND SAFETY
BUILDING DIVISION

Lot No. _____
 Tract _____
 Location of Building 3875 Wilshire Blvd. Approved by _____
(House Number and Street) City Engineer
 Between what cross streets St. Andrews & Manhattan Place. Deputy _____

USE INK OR INDELIBLE PENCIL.

1. Present use of building Office Bldg Families _____ Rooms 100
(Store, Dwelling, Apartment House, Hotel or other purpose)
 2. State how long building has been used for present occupancy 15 yrs
 3. Use of building AFTER alteration or moving Same Families _____ Rooms 100
 4. Owner Wilshire Professional Bldg Phone _____
(Print Name)
 5. Owner's Address 3875 Wilshire P. O. State _____
 6. Certified Architect Edgar L. Concan License No. 107 Phone _____
 7. Licensed Engineer None License No. _____ Phone _____
 8. Contractor Not in use License No. _____ Phone _____
 9. Contractor's Address _____

10. VALUATION OF PROPOSED WORK 17500
(Including all labor and material and all payment for extra heating, ventilating, water supply, plumbing, fire apparatus, electrical wiring and elevator equipment, except for concrete.)
 11. State how many buildings NOW on lot and give use of each: 1 Office Bldg
(Store, Dwelling, Apartment House, Hotel or other purpose)
 12. Size of existing building 8 Number of stories high 8 Height to highest point 100'
 13. Material Exterior Walls Masonry Exterior framework Steel
(Wood, Steel or Masonry) (Wood or Steel)
 14. Describe briefly all proposed construction and work:
Remove office suite on 3rd fl.
Remove exist. non-bearing partitions
Add new non-bearing gypsum block
partitions

NEW CONSTRUCTION

15. Size of Addition 10 Size of Lot x Number of Stories when complete 1
 16. Footing: Width _____ Depth in Ground _____ Width of Wall _____ Size of Floor Joists _____
 17. Size of Stairs None Material of Floor _____ Size of Rafters _____ Type of Roofing _____

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 hereby I will not employ any person in violation of the Labor Code of the State of California relating to Workmen's Compensation Insurance.

Signed: W. L. Wilshire
(Owner or Authorized Agent)
 By: [Signature]

DISTRICT OFFICE

FOR DEPARTMENT USE ONLY

PLAN CHECKING		REINFORCED CONCRETE		FEES	
Date: <u>11-9-48</u>		Bldg. Per _____		Cert. of Occupancy _____	
Receipt No. <u>414</u>		Bldg. Cement _____		Total <u>25.50</u>	
Valuation <u>7500</u>		Tons of Reinforcing Steel _____			
Fee Paid <u>15.09</u>					
TYPE	GROUP	Map No. & Co. Occupancy	Single Lot	Key Lot	Lot Area
1	G	_____	(Circle Lot)	Corner Lot (Circle)	<u>No. 1000</u>
PERMIT No. _____		Plans and Specifications checked _____		Zone <u>C-2</u>	
LA 902		Corrections noted _____		Fire District <u>1-10-100</u>	
		Plans, Specifications and Application rechecked and approved _____		District Map No. <u>4584</u>	
PLANS		APPROVED		DATE	
For Plans See _____		Paly		JAN 21 1948	
Filed with _____		Inspector _____		Check _____	
No. _____		SPRINKLER		Special - Required	
		Valuation included _____		Time - No _____	

Outside walls.

Basement wall

Basement wall



Present Layout



Future Layout

3

APPLICATION TO ALTER, REPAIR OR DEMOLISH AND FOR A Certificate of Occupancy

Form B-1-100-100
CITY OF LOS ANGELES
DEPARTMENT
OF
BUILDINGS AND SAFETY
BUILDING DIVISION

Lot No. _____

Tract _____

Location of Building 3875 Wilshire Blvd Approved by
(Street Number and Street) City Engineer _____

Between what cross streets MANHATTAN & ST. ANDREWS Deputy _____

SEE INK OR INDELBLE PENCIL

1. Present use of building OFFICE Family 6 Rooms 9
(Store, Dwelling, Apartment House, Hotel or other purpose)
2. State how long building has been used for present occupancy _____
3. Use of building AFTER alteration or moving _____ Family _____ Rooms _____
4. Owner E. H. HAMILTON _____
5. Owner's Address 1709 W. 20th P.O. Los Angeles
(Print Name)
6. Certified Architect _____ Plate _____
License No. _____
7. Licensed Engineer _____ Plate _____
License No. _____
8. Contractor HAMILTON-DAUGHERTY, INC. Plate _____
License No. 94026 Exp. 7-3-39
9. Contractor's Address 410 S. Beverly Dr. Beverly Hills
10. VALUATION OF PROPOSED WORK 3,000
including all labor and material and all preparation
for erecting, painting, varnishing, water proofing, painting,
finishing, the electrical, plumbing work and plumbing
independant electric or sewage.
11. State how many buildings NOW on lot and give use of each 1 - Professional Office
(Store, Dwelling, Apartment House, Hotel or other purpose)
12. Size of existing building _____ Number of stories high 12 Height to highest point 125'
13. Material Exterior Walls MASONRY & STUCCO Interior framework Steel
(Wood or Steel)
14. Describe briefly all proposed construction and work:

Remove approx. 25' of existing partition and install approx. 30' of new partition. All new partition to be of steel studs covered with metal lath and plaster.

NEW CONSTRUCTION

15. Size of Addition 2050 Size of Lot _____ Number of Stories when complete _____
16. Footing: Width _____ Depth in Ground _____ Width of Wall _____ Size of Floor Joists _____
17. Size of Stair _____ Material of Floor _____ Size of Rafters _____ Type of Roofing _____

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.

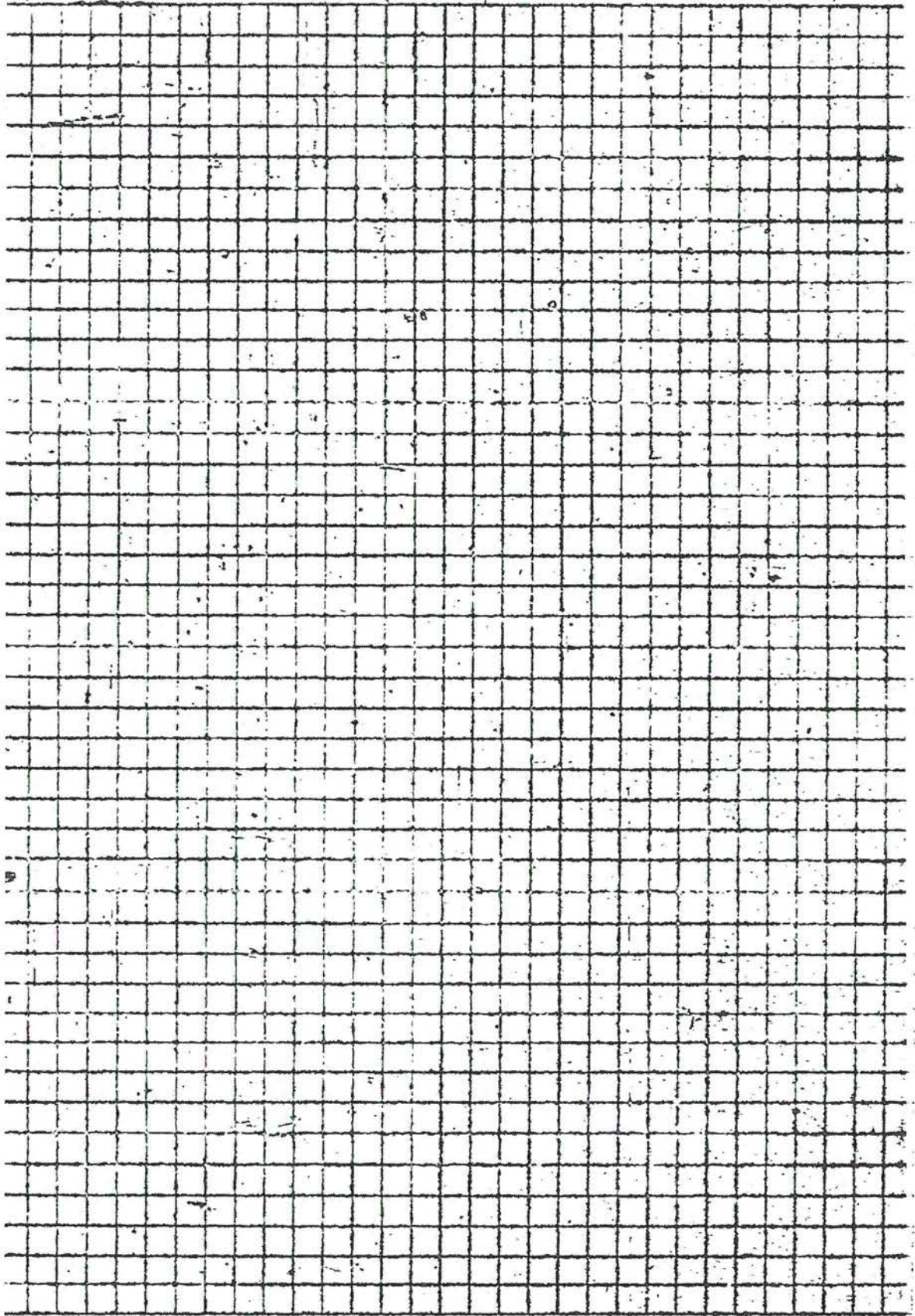
Sgt. W. H. Wilshire
City Engineer
4th Floor Wilshire Professional Building
441 W. 12th St. Los Angeles 14, Calif.

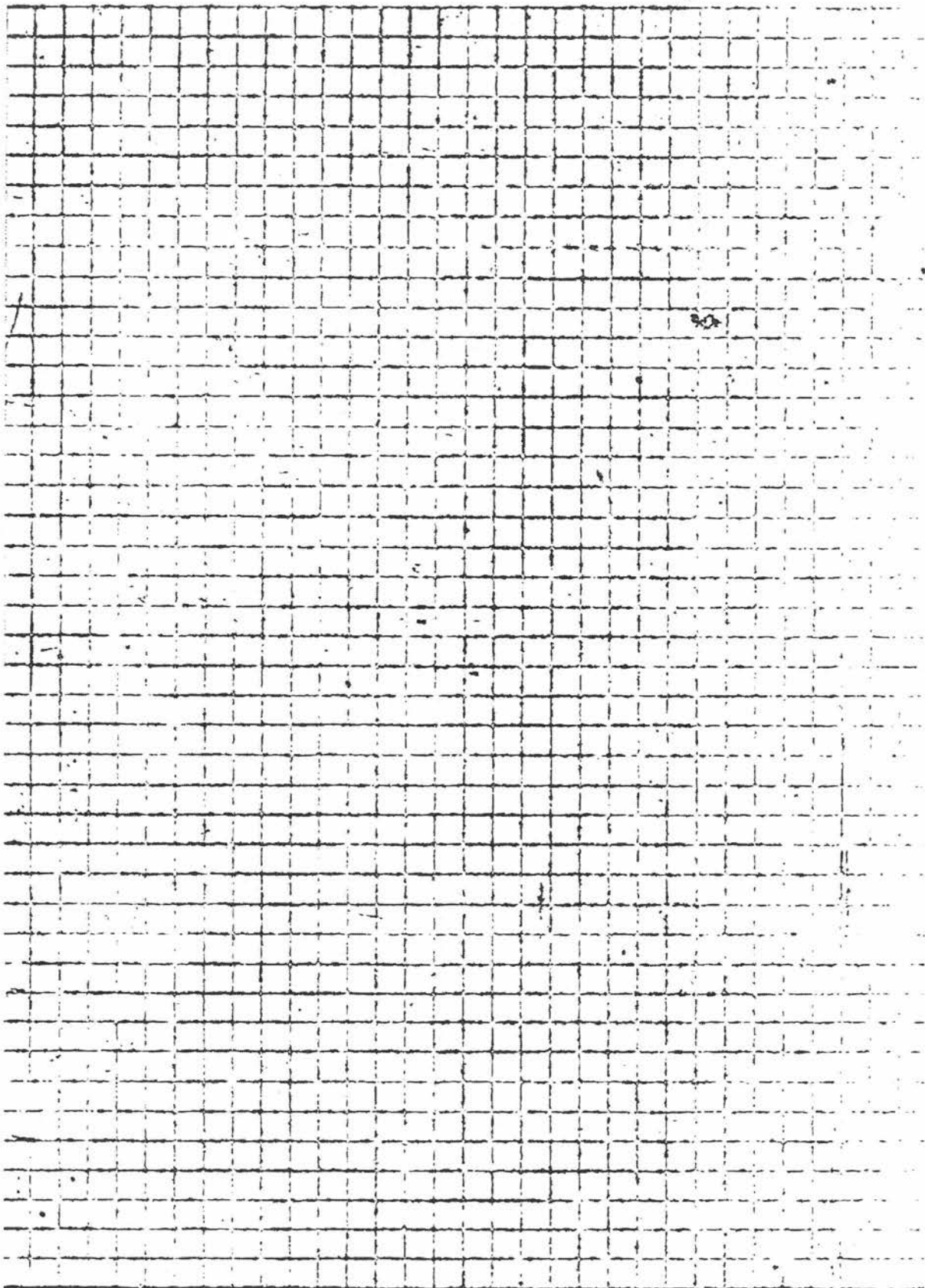
FOR DEPARTMENT USE ONLY

PLAN CHECKING				REINFORCED CONCRETE	FEES		DATE REC'D
Date _____	15793			State Comment _____	Total _____	Cert. of Occupancy _____	
Receipt No. _____	Valuation \$ <u>3,000</u>			Type of Reinforcing Steel _____			
	Fee Paid \$ <u>500</u>						
OWNER	CONTRACTOR	APPROVED BY	DATE	DATE	DATE	DATE	DATE
I	E. H. Hamilton	HAMILTON	5-4	10/19/38	15/24/38	15/24/38	15/24/38
PLANS							

35479

Bill





3

APPLICATION TO ALTER, REPAIR, OR DEMOLISH AND FOR A Certificate of Occupancy

Form B-1-1934-4-28 CITY OF LOS ANGELES DEPARTMENT OF BUILDING AND SAFETY BUILDING DIVISION

Lot No. 16 Blk. 5. Tract Westminster Place Location of Building 3875 Wilshire Blvd (House Number and Street) Between what cross streets Wilshire and St. Andrews Ave. Approved by City Engineer [Signature] Deputy.

USE INK OR INDELIBLE PENCIL. 1. Present use of building Professional Office Bldg. Families Rooms. 2. State how long building has been used for present occupancy. 3. Use of building AFTER alteration or moving Families Rooms. 4. Owner Chas. P. Ketchum Trustee Phone. 5. Owner's Address 515 Wilshire Blvd. P. O. 6. Certificated Architect State License No. Phone. 7. Licensed Engineer State License No. Phone. 8. Contractor Hamilton-Douglass Inc. State License No. 99226 Phone BR 2789. 9. Contractor's Address 410 S. Beverly Drive Beverly Hills Ca.

10. VALUATION OF PROPOSED WORK (including all labor and material and all permanent lighting, heating, ventilating, water supply, plumbing, fire apparatus, electrical wiring and elevator equipment therein or thereon) \$5,000.00. 11. State how many buildings NOW on lot and give use of each. 12. Size of existing building 42 x 132 Number of stories high Height to highest point. 13. Material Exterior Walls Exterior framework. 14. Describe briefly all proposed construction and work: Remove approx. 1000 sq ft of office space on the 5th floor. Remove some existing partitions, install some new partitions. Remove some existing and install some new plumbing and electric fixtures.

NEW CONSTRUCTION

15. Size of Addition Size of Lot Number of Stories when complete. 16. Footing: Width Depth in Ground Width of Wall Size of Floor Joists. 17. Size of Studs Material of Floor Size of Rafters Type of Roofing. 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 W. P. Daugherty

DISTRICT OFFICE FOR DEPARTMENT USE ONLY. Date AUG 11 1945 Receipt No. 11045 Valuation \$5000 Fee Paid \$1000 REINFORCED CONCRETE Blks. Cement Tons of Reinforcing Steel FEES Bldg. Per Cert. of Occupancy Total. TYPE GROUP I G-1 Max. Allow. No. Occupants Inside Lot Outside Lot Key Lot Corner Lot Keyed 751135 Fire District No. 1 Street Fronting Application checked and approved [Signature] Stamp here when Permit is issued. PLANS [Signature] NONE [Signature]

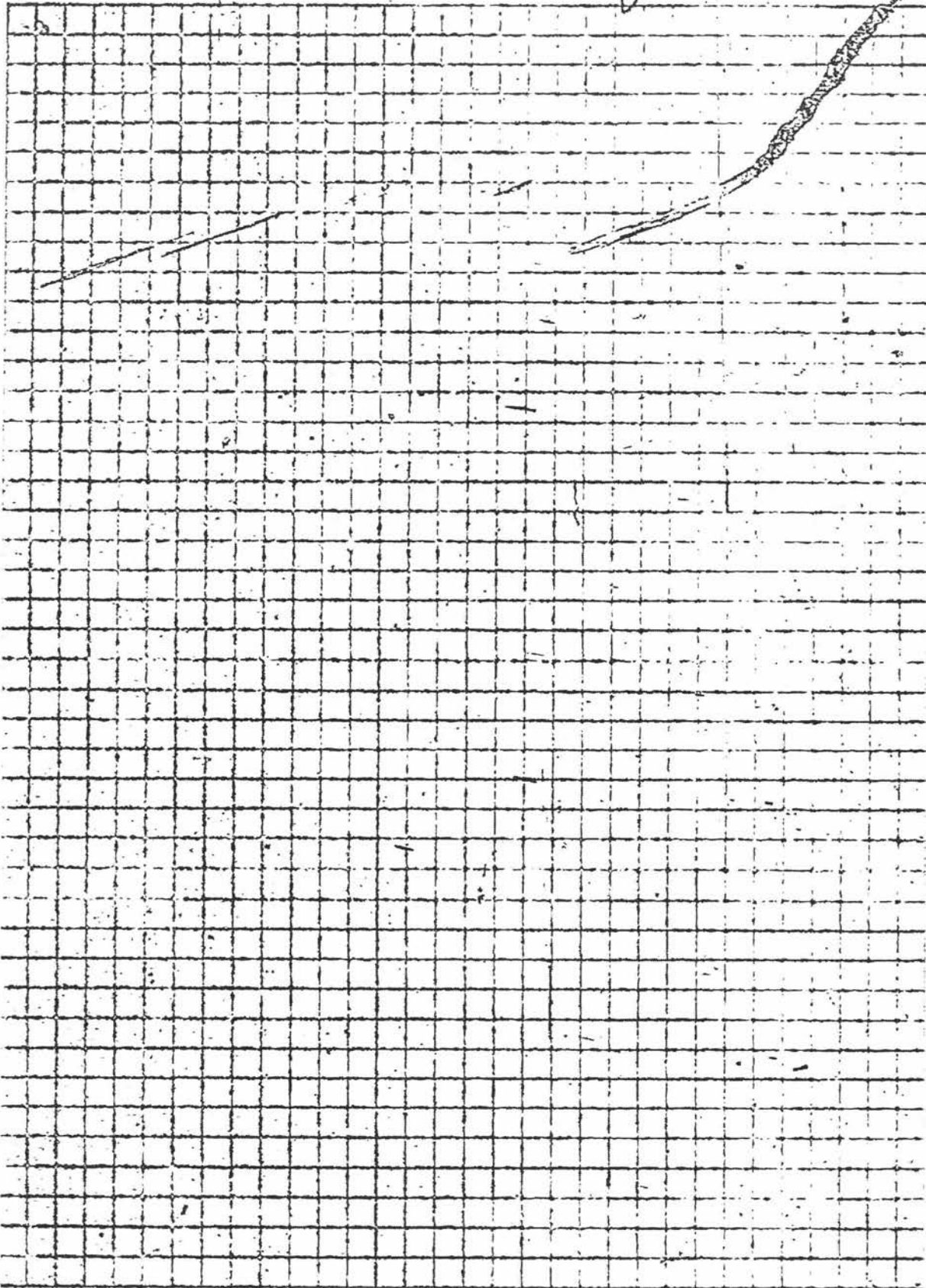
E. 2247 DISTRICT 11-95 = Wilshire

APPROVED FOR
DRIVEWAYS

H.D.T. AUG 5

1948

No new driveways to be built.



3

APPLICATION TO ALTER, REPAIR, OR DEMOLISH AND FOR A Certificate of Occupancy

Form B-1-515-B-45
CITY OF LOS ANGELES
DEPARTMENT
OF
BUILDING AND SAFETY
BUILDING DIVISION

Lot No. _____
 Tract _____
 Location of Building 3875 Wilshire Boulevard } Approved by
(House Number and Street) } City Engineer
 Between what cross streets Cor. (NE) St Andrews } Deputy

USE INK OR INDELIBLE PENCIL

1. Present use of building Office Building Families - Rooms -
(Store, Dwelling, Apartment House, Hotel or other purpose)

2. State how long building has been used for present occupancy 20 years

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

4. Owner Wilshire Medical Building Phone _____

5. Owner's Address 3875 Wilshire Blvd P. O. Los Angeles

6. Certificated Architect Spaulding & Rex State License No. _____ Phone DU 3393

7. Licensed Engineer _____ State License No. _____ Phone _____

8. Contractor Vinnair Company Inc. State License No. _____ Phone CU 3124

9. Contractor's Address 1145 Westminster Ave - ALHAMBRA

10. VALUATION OF PROPOSED WORK 1400
(Including all labor and material and all permanent lighting, heating, ventilating, water supply, plumbing, fire sprinkler, electrical wiring and elevators required thereon)

11. State how many buildings NOW on lot and give use of each: 1 - Offices
(Store, Dwelling, Apartment House, Hotel or other purpose)

12. Size of existing building x Number of stories high 12 Height to highest point _____

13. Material Exterior Walls Concrete Exterior framework _____
(Wood, Steel or Masonry) (Wood or Steel)

14. Describe briefly all proposed construction and work:
Install pair Herculite Doors from Drug Store into Lobby replacing one existing door.

NEW CONSTRUCTION

5. Size of Addition NONE Size of Lot x Number of Stories when complete _____

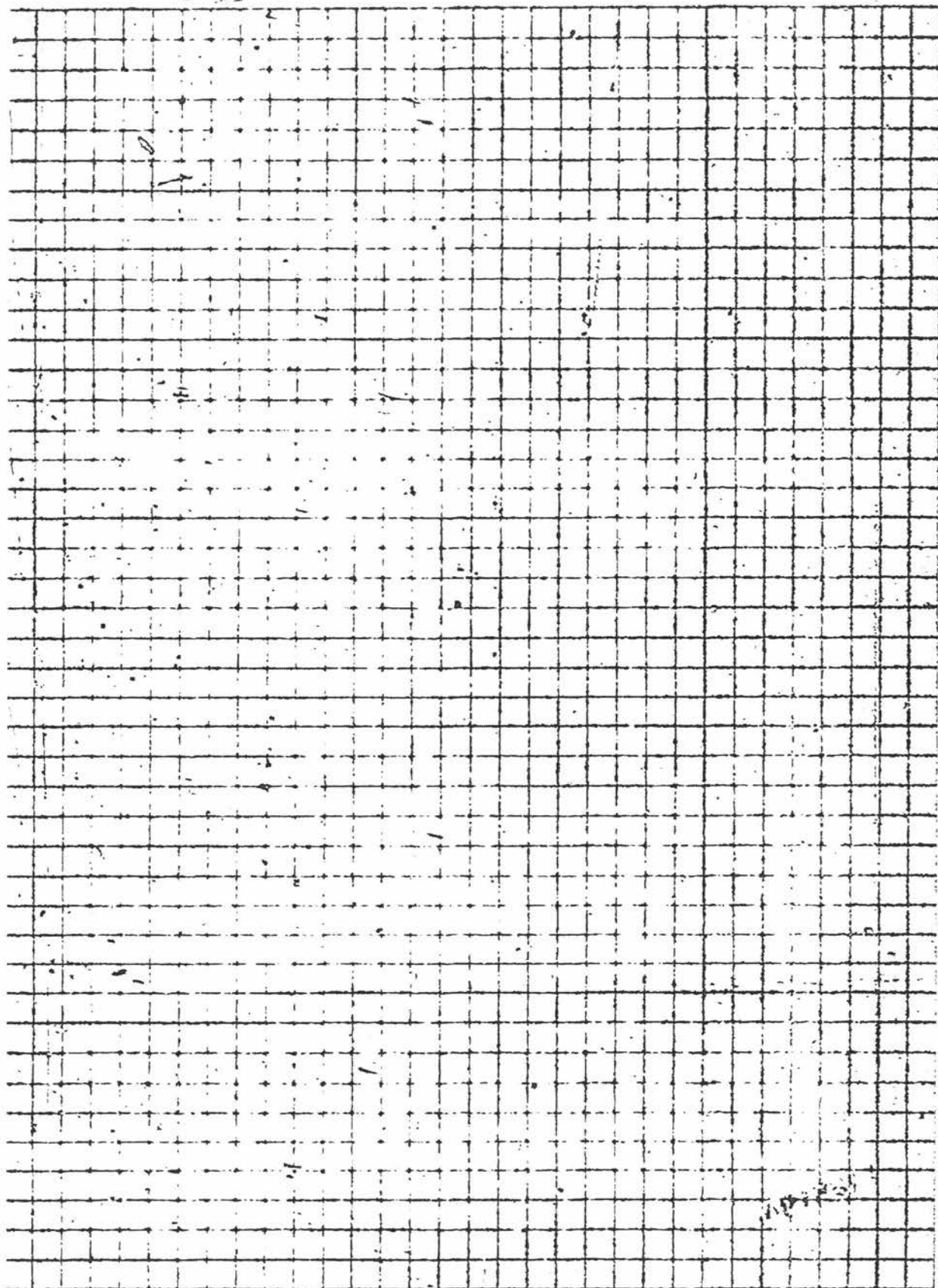
6. Footing: Width _____ Depth in Ground _____ Width of Wall _____ Size of Floor Joists x

7. Size of Studs x Material of Floor _____ Size of Rafter x Type of Roofing _____

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 to attest correctness of application
WILSHIRE MEDICAL BUILDING
 By [Signature]

FOR DEPARTMENT USE ONLY								
DATE <u>12-25-48</u>		PLAN CHECKING		CHANGE OF OCCUPANCY		F E E S		
Receipt No. <u>13408</u>		Area of Bldg. _____ Sq. Ft.		Date _____				Bldg. Per. _____
Valuation \$ <u>1400</u>		Receipt No. _____		Fee Paid \$ <u>3</u>				Cert. of Occupancy _____
Fee Paid \$ <u>3</u>		Fee Paid \$ _____		Total <u>7.20</u>				
TYPE	GROUP	Maximum No. Occupants	Corner Lot	KEY PLAN	Lot Area	FL rear alley <input checked="" type="checkbox"/>		
<u>I</u>	<u>G-1</u>		<u>Corner Lot</u>	<u>Corner Lot Keyed</u>	<u>300</u>	FL side alley <input checked="" type="checkbox"/>		
REINFORCED CONCRETE			Zone		Fire District		District No. <u>4529</u>	
Plans and specifications checked <u>[Signature]</u>			<u>C-4</u>		<u>1</u>			
Connection Verified <u>[Signature]</u>			Udg. Use		Street Widening			
Plans, Specifications and Application rechecked and approved <u>[Signature]</u>			Application checked and approved <u>[Signature]</u>		Stamp here when Permit is issued			
PLANS			CHANGING INSPECTION		SPECIALER			
For Plans See _____			Specified Required Valuations Incurred <u>NONE</u>		Inspection <u>[Signature]</u>			



3

APPLICATION TO ALTER, REPAIR, or DEMOLISH AND FOR A Certificate of Occupancy

CITY OF LOS ANGELES DEPARTMENT OF BUILDING AND SAFETY BUILDING DIVISION

Lot No. 15 Tract Location of Building 3875 Wilshire Blvd. N.E. Cor. Wilshire (Block Number and Street) Between what cross streets? Wilshire and St. Andrews Approved by City Engineer Deputy

USE INK OR INDELIBLE PENCIL 1. Present use of building office (Store, Dwelling, Apartment House, Hotel or other purpose) Families Rooms 2. State how long building has been used for present occupancy 20 years 3. Use of building AFTER alteration or moving office Families Rooms 4. Owner WILSHIRE PROFESSIONAL BUILDING Phone DU 325-25 5. Owner's Address 3875 Wilshire Blvd P. O. LA 6. Certificated Architect None State License No. Phone 7. Licensed Engineer None State License No. Phone 8. Contractor None State License No. Phone 9. Contractor's Address 3875 Wilshire Blvd City Clerk's Office

10. VALUATION OF PROPOSED WORK (Including all labor and material and all permanent lighting, heating, ventilating, water supply, plumbing, fire sprinkler, electrical wiring and elevator equipment therein or thereon) 11. State how many buildings NOW on lot and give use of each 1 12. Size of existing building 75 x 100 Number of stories high 13 Height to highest point 150 13. Material Exterior Walls Masonry (Wood, Steel or Masonry) Exterior framework Concrete (Wood or Steel)

14. Describe briefly all proposed construction and work: Remove walls, install walls, change wiring and plumbing 9TH FLOOR

NEW CONSTRUCTION 15. Size of Addition Size of Lot Number of Stories when complete 16. Footing: Width Depth in Ground Width of Wall Size of Floor Joists 17. Size of Studs Material of Floor Size of Rafter Type of Roofing

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 Howard Becker (Owner or Authorized Agent)

DISTRICT OFFICE By

FOR DEPARTMENT USE ONLY PLAN CHECKING OCCUPANCY SURVEY Investigation Fee \$ Cert. of Occupancy Fee \$ Bldg. Permit Fee \$ Total \$ Valuation \$ 4,000 Area of Bldg. 75 x 150 Fee \$ 7.50 Fee \$ 1500 Fee \$ 1500 Total \$ 3000 TYPE Maximum No. Occupants Inside Lot Key Lot Lot Size 75 x 150 GROUP Plans and Specifications checked Corner Lot Keyed Fire District 4584 No. 150/75 District Map No. 4584 Var Plans and Corrections Noted Bldg. Type Wilshire Sprinkler Widening Application checked and approved Filed with Plans, Specifications and Application checked and approved. Continuous Inspection SPRINKLER specified - required Valuation included Yes No Inspector

DO NOT WRITE BELOW THIS LINE TYPE OF RECEIPT DATE ISSUED TRACER NO. (M) RECEIPT NO. CODE FEE PAID Plan Checking JUL 10 1968 6694 Supplemental Plan Checking JUL 10 1968 12536 Building Permit

Van. change in plot plan

APPLICATION TO ALTER, REPAIR OR DEMOLISH BUILDING

(AND FOR A
Certificate of Occupancy)

Date of Issuance
Department
City Engineer and Surveyor

Location of Building 3873 WILSON BLVD (Show Block and Front)
 Address what cross streets MISSION R. & S. ANGELES ST. Deputy

WRITE IN INK OR INDELEIBLE PENCIL.

1. Present use of building Stores & Depts. Families - Rooms 1
(Store, Dwelling, Apartment House, Hotel or other purpose)
2. State how long building has been used for present occupancy FROM 25 yrs.
3. Use of building AFTER alteration or moving same - Families - Rooms
4. Owner DEPT. OFFICER - Phone
5. Owner's Address 3873 WILSON BLVD P.O. L.A.
6. Certificated Architect State License No. Phone
7. Licensed Engineer State License No. Phone
8. Contractor THOMAS F. MANN State License No. 106025 Phone 651276
9. Contractor's Address 2714 BERRY BLVD, LOS ANGELES

10. VALUATION OF PROPOSED WORK 1000.00
(Including all labor and material and all equipment including lighting, heating, ventilating, water supply, plumbing, fire sprinkler, electrical wiring and elevator equipment "inside of the wall")

11. State how many buildings NOW 16 2 42 5102 units
on lot and give use of each. (Store, Dwelling, Apartment House, Hotel or other purpose)

12. Size of existing building 16 x 42 Number of stories high ONE Height to highest point

13. Material Exterior Walls BRICK Exterior framework (Wood or Steel)
(Wood, Steel or Masonry)

14. Describe briefly all proposed construction and work:
Remove front portion of store building, new 2nd floor
add 2nd floor to rear portion of building as indicated on plan
Remove rear portion of building, new 2nd floor
Remove side walls of store
NOT A FOOD ESTAB

NEW CONSTRUCTION

15. Size of Addition x Size of Lot x Number of Stories when complete
16. Footing: Width Depth in Ground Width of Wall Size of Floor Joists x
17. Size of Studs x Material of Floor Size of Rafters x Type of Roofing

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.

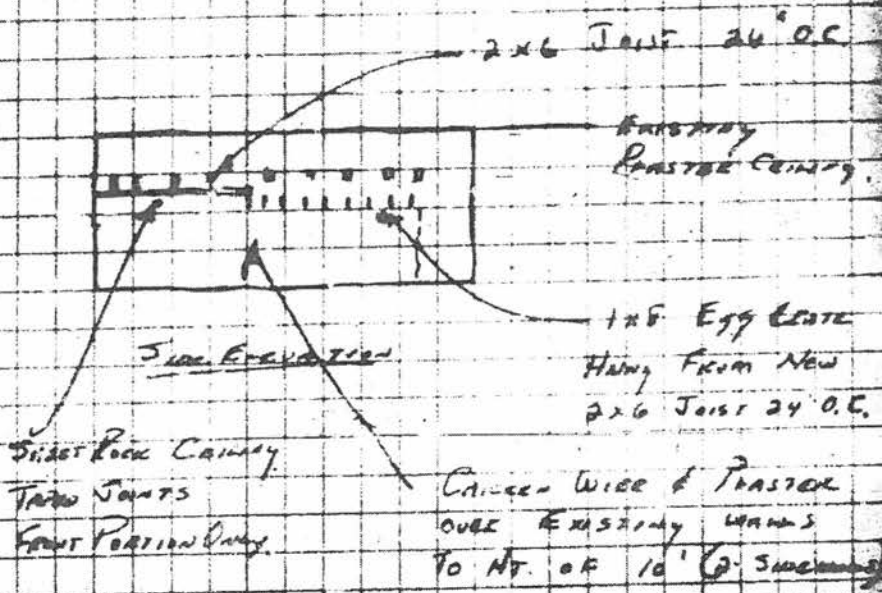
Sign here Shawn Thellan (Owner or Authorized Agent)

DISTRICT OFFICE

By

FOR DEPARTMENT USE ONLY

PLAN CHECKING		REINFORCED CONCRETE		FEES		Bldg. Per.	
Date		Bbls. Cement				Ct. of Occupancy	
Receipt No.		Tons of Reinforcing Steel		Total		6	
Valuation \$		Fee Paid \$		Foot run alley		Pl. side alley	
TYPE GROUP		Corner Lot		Let Size		District Map No.	
PERMIT No.		Plans and Specifications checked		Fire District		District Map No.	
1413890		Correction		No. I		District Map No.	
PLANS		Approved		Approved		Stamp here when Permit is issued	
T. Thellan		[Signature]		[Signature]		AUG 16 1950	



3

APPLICATION TO ALTER, REPAIR, or DEMOLISH AND FOR A Certificate of Occupancy

CITY OF LOS ANGELES DEPARTMENT OF BUILDING AND SAFETY BUILDING DIVISION

Lot No.

Tract

Location of Building 9875 WILSHIRE BLVD. NE corner (House Number and Street)

Approved by City Engineer

Between what cross streets ST. ANDREWS & Wilshire Deputy

USE INK OR INDELIBLE PENCIL

1. Present use of building OFFICE Families Rooms

2. State how long building has been used for present occupancy 20 yrs

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

4. Owner E.C. HALLIDAY Phone

5. Owner's Address 3275 Wilshire Blvd P.O. LA

6. Certificated Architect State License No. Phone

7. Licensed Engineer State License No. Phone

8. Contractor FRED S. MACOMBER State License No. 2095 Phone BR 24607

9. Contractor's Address 8818 MALBOSE AVE

10. VALUATION OF PROPOSED WORK \$ 500.00

11. State how many buildings NOW on lot and give use of each 15

12. Size of existing building x 150 Number of stories high 12 Height to highest point 55 ft.

13. Material Exterior Walls Concrete Exterior framework

14. Describe briefly all proposed construction and work

DEMOLISH 23 LIN. FT. OF GYPSUM PLASTER WALL, AND ERECT 20 LIN. FT. OF STEEL STUD AND METAL LATH AND PLASTER WALL FT. 609

NEW CONSTRUCTION

15. Size of Addition x Size of Lot x Number of Stories when complete 156

16. Footing: Width Depth in Ground Width of Wall Size of Floor Joists

17. Size of Studs x Material of Floor Size of Rafters x Type of Roofing

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 Fred S. Macomber Authorized Agent

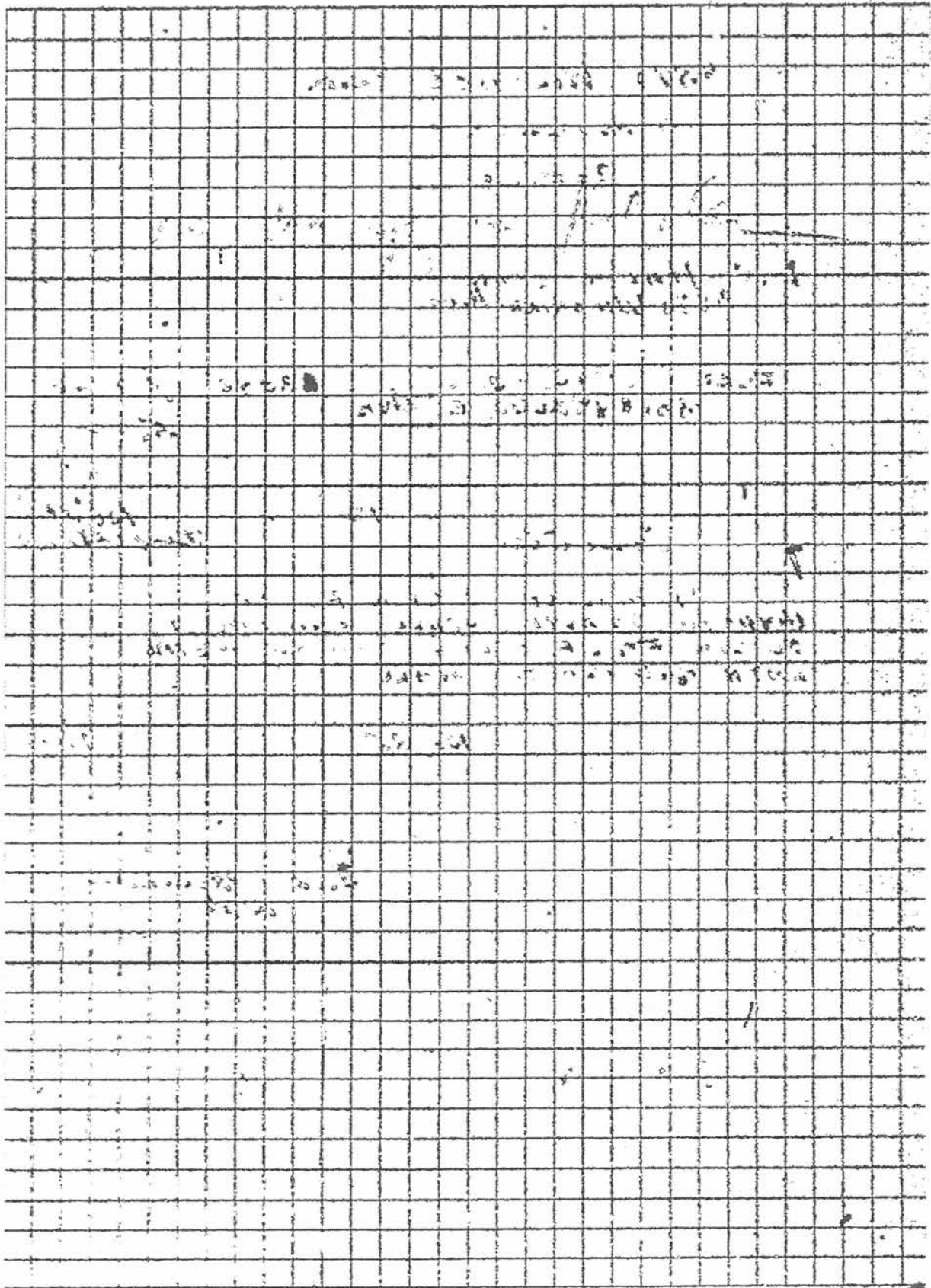
DISTRICT OFFICE FOR DEPARTMENT USE ONLY

Table with columns: Valuation \$ 500, Area of Bldg Sq. Ft., Investigation Fee \$, Cert of Occupancy Fee \$, Bldg Permit Fee \$ 3.50, Total \$

Table with columns: TYPE, Maximum No. Occupants, Inside Lot, Key Lot, Lot Size 75 x 150, District Map No. 4584, Application checked and approved FEB 20 1954

DO NOT WRITE BELOW THIS LINE

Table with columns: TYPE OF RECEIPT, DATE ISSUED, TRACER NO. (M), RECEIPT NO., CODE, FEE PAID



3

APPLICATION TO ALTER, REPAIR, OR DEMOLISH AND FOR A Certificate of Occupancy

CITY OF LOS ANGELES DEPARTMENT OF BUILDING AND SAFETY BUILDING DIVISION

Lot No.

Tract

Location of Building

3875 Wilshire Blvd

Approved by City Engineer

Between what cross streets?

St. Andrews and Mandelton

Deputy

USE INK OR INDELIBLE PENCIL

- 1. Present use of building office Families Rooms
2. State how long building has been used for present occupancy 20 years
3. Use of building AFTER alteration or moving OFFICE Families Rooms
4. Owner WILSHIRE PROFESSIONAL BUILDING Phone No 325-25
5. Owner's Address 1875 Wilshire Blvd P. O. State License No Phone
6. Certificated Architect State License No Phone
7. Licensed Engineer State License No Phone
8. Contractor owner State License No Phone
9. Contractor's Address
10. VALUATION OF PROPOSED WORK including all labor and material and all permanent light or heating ventilation water supply plumbing fire sprinkler electrical wiring and elevator equipment fixtures or fixtures 5.00-00
11. State how many buildings NOW on lot and give use of each 1-office
12. Size of existing building 60 x 150 Number of stories high 11 Height to highest point 180
13. Material Exterior Walls Concrete Exterior framework Wood or Steel
14. Describe briefly all proposed construction and work: Remove some new walls (7th floor)

TYPE OF RECEIPT DATE ISSUED TRACER NO. (M) RECEIPT NO. CODE FEE PAID

NEW CONSTRUCTION
15. Size of Addition x Size of Lot x Number of Stories when complete
16. Footing: Width Depth in Ground Width of Wall Size of Floor Joists x
17. Size of Studs x Material of Floor Size of Rafters x Type of Roofing

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]

DISTRICT OFFICE

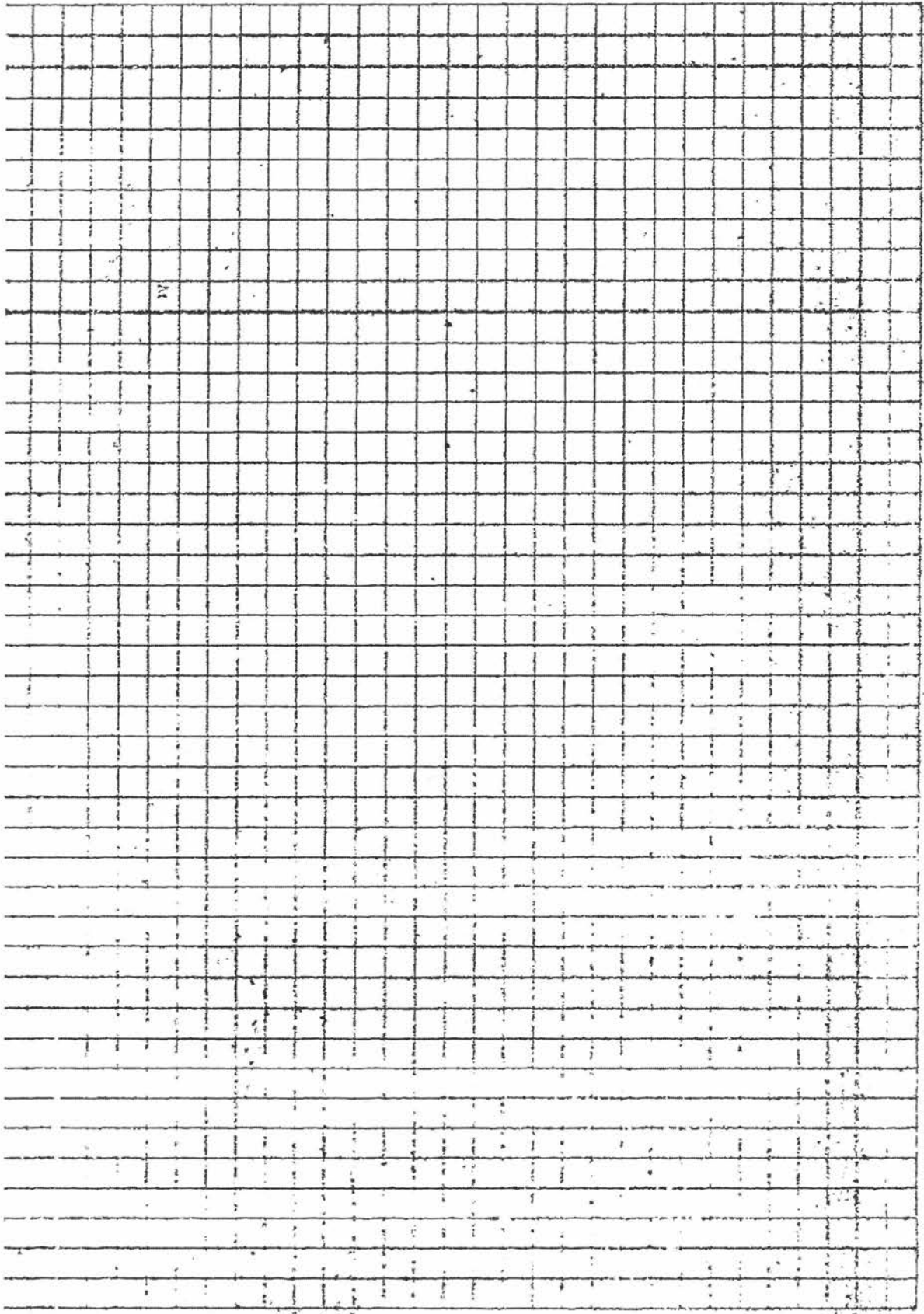
By

FOR DEPARTMENT USE ONLY

Table with columns: PLAN CHECKING, OCCUPANCY SURVEY, Valuation \$ 500, Area of Bldg Sq Ft, Investigation Fee \$, Cert of Occupancy Fee \$, Bldg Permit Fee \$, Total \$ 350. Includes checkboxes for 'Plans and Specifications checked', 'Fire District', 'Sprinkler', etc.

DO NOT WRITE BELOW THIS LINE

Summary table with columns: TYPE OF RECEIPT, DATE ISSUED, TRACER NO. (M), RECEIPT NO., CODE, FEE PAID. Rows include Plan Checking (NOV 5 - 1951, LA12893), Supplemental Plan Checking, and Building Permit (NOV 5 - 1951, LA21805).



ELECT DIV.
 incl. rad'd.
 3

APPLICATION TO ALTER, REPAIR, OR DEMOLISH AND FOR A Certificate of Occupancy

Form E-0-002-1-00
 CITY OF LOS ANGELES
 DEPARTMENT
 OF
 BUILDING AND SAFETY
 BUILDING DIVISION

Lot No. 16th Block G

Tract Westminster Place

Location of Building 3875 WILSHIRE BLVD
(House Number and Street)

Approved by
 City Engineer

Between what cross streets MANHATTAN & ST ANDREW'S
 Deputy.

USE INK OR INDELEIBLE PENCIL

1. Present use of building OFFICE BLDG Families _____ Rooms _____
(Store, Dwelling, Apartment House, Hotel or other purpose)

2. State how long building has been used for present occupancy 25 yrs

3. Use of building AFTER alteration or moving SAME Families _____ Rooms _____

4. Owner ERLE P HALLIGRISTON TRUSTEE Phone DU 32525

5. Owner's Address 3875 WILSHIRE BLVD P.O. LA

6. Certificated Architect JOHN ICEX State License No. C342 Phone DU 72393

7. Licensed Engineer _____ State License No. _____ Phone _____

8. Contractor Wallace F. McDonald Co. State License No. 104870 Phone ST 92769

9. Contractor's Address 13250 Ventura Blvd No Hollywood

10. VALUATION OF PROPOSED WORK \$15,000
(Include all labor and material for all permanent building, heating, ventilating, water supply, plumbing, fire protection, electrical wiring and elevator equipment therein or thereon)

11. State how many buildings NOW on lot and give use of each } 1 OFFICE BLDG
(Store, Dwelling, Apartment House, Hotel or other purpose)

12. Size of existing building 150 x 50 Number of stories high 13 Height to highest point 125

13. Material Exterior Walls CONCRETE Exterior framework STEEL
(Wood, Steel or Masonry) (Wood or Steel)

14. Describe briefly all proposed construction and work:
EXTEND THE LOBBY THRU TO PARKING LOT AT REAR OF BLDG

NEW CONSTRUCTION

15. Size of Addition _____ x _____ Size of Lot _____ x _____ Number of Stories when complete _____

16. Footing: Width _____ Depth in Ground _____ Width of Wall _____ Size of Floor Joists _____

Number of Studs _____ x _____ Material of Floor _____ Size of Rafters _____ x _____ Type of Roofing _____

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.

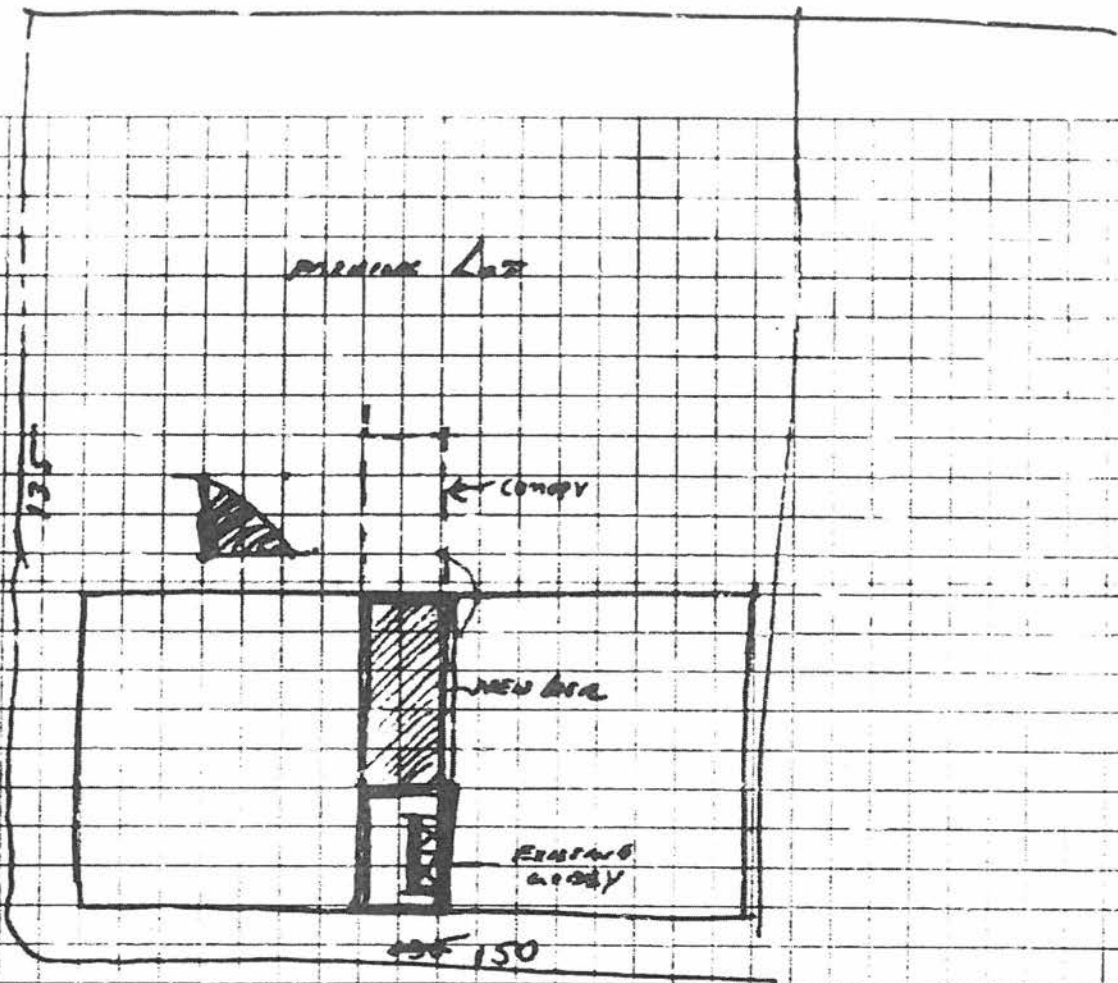
Sign here [Signature]
 (Owner or Authorized Agent)

R-5-1297
 SUBJECT OFFICE

FOR DEPARTMENT USE ONLY

PLAN CHECKING Date <u>LAP 23 52</u>		REINFORCE? CONCRETE		FEES	Rtdg. Per _____
Receipt No. <u>LAP 23 52</u>		Eltm. Comment _____			Cost of Occupancy _____
Valuation \$ <u>15,000</u>		Type of Reinforcing Steel _____			Total <u>48⁰⁰</u>
Fee Paid \$ <u>250</u>		Type of Studs _____	Material of Floor _____	Size of Rafters _____	Type of Roofing _____
TYPE	GROUP	Maximum No. Occupants	Build Lot	Key Lot	Lot Size
<u>I</u>	<u>E</u>	<u>nc</u>	<u>Corner Lot</u>	<u>Corner Lot Keyed</u>	<u>135 x 150</u>
PERMIT No.	Name of Applicant		Name	Fire District	Clerk
<u>LA 97686</u>	<u>RR Hallerman</u>		<u>C-4</u>	<u>70</u>	<u>Beath</u>
PLANS	Name of Architect		App. Dist.	No. 1	District Map No.
<u>[Signature]</u>	<u>RR Hallerman</u>		<u>5'</u>	<u>100</u>	<u>4584</u>
Mark	Name of Engineer		Application checked and approved	Street Widening	Stamp here when Permit is issued
<u>[Signature]</u>	<u>[Signature]</u>		<u>[Signature]</u>	_____	<u>NOV 13 52</u>
	Name of Contractor		Clerk	_____	<u>Wilkinson</u>
	<u>Wallace F. McDonald Co.</u>		_____	_____	

JE. MARGENT.



WILSHIRE BLVD

3

APPLICATION TO ALTER, REPAIR, or DEMOLISH AND FOR A Certificate of Occupancy

W. M. ...
CITY OF LOS ANGELES
DEPARTMENT
OF
BUILDING AND SAFETY
BUILDING DIVISION

Lot No. _____

Tract _____

Location of Building 3875 Manhattan Blvd } Approved by
(House Number and Street) City Engineer

Between what cross streets? St. Genevieve St & Manhattan St } Deputy

USE INK OR INDELIBLE PENCIL.

1. Present use of building Office Bldg Families _____ Rooms _____
(Store, Dwelling, Apartment House, Hotel or other purpose)
2. State how long building has been used for present occupancy 20 yrs
3. Use of building AFTER alteration or moving Same Families _____ Rooms _____
4. Owner Professional Bldg Phone _____
(Print Name)
5. Owner's Address Professional Bldg, P. O. A Calif
6. Certified Architect _____ State _____ License No. _____ Phone _____
7. Licensed Engineer _____ State _____ License No. _____ Phone _____
8. Contractor Specialty Contractors Inc. State _____ License No. 47104 Phone PL 31508
9. Contractor's Address 6015 So Manhattan Pl.
10. VALUATION OF PROPOSED WORK \$1500.00
Including all labor and material and all permanent lighting, heating, ventilating, water supply, plumbing, fire sprinkler, electrical wiring and elevator equipment thereon or thereof
11. State how many buildings NOW _____
on lot and describe each (Store, Dwelling, Apartment House, Hotel or other purpose)
12. Size of existing building 50' x 150' Number of stories high 13 Height to highest point 150'
13. Material Exterior Walls Reinforced concrete Exterior framework _____
(Wood, Steel or Masonry) (Wood or Steel)
14. Describe briefly all proposed construction and work:

*Installing specialty Drywall Partitions
as per Plans + Det. on 13th floor.*

NO NEW CONSTRUCTION

Area of Ventilation Size of Lot Number of Stories when complete _____
 Existing Width _____ Depth in Ground _____ Width of Wall _____ Size of Floor Joists
 Size of Studs _____ Material of Floor _____ Size of Rafters _____ Type of Roofing _____

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.

2A _____ Sign here: James V. Raimo
(Name of Authorized Agent)

DISTRICT OFFICE _____ By _____

FOR DEPARTMENT USE ONLY

PLAN CHECKING			OCCUPANCY SURVEY		Investigation Fee \$
Area of Bldg	Area of Lot	Area of Bldg	Sq. Ft.	Area of Bldg	Occupancy Fee \$
Fee \$	Fee \$	Fee \$	Fee \$	Bldg. Permit Fee \$	Total \$ <u>7.50</u>
<input checked="" type="checkbox"/> Max. No. Occupants	Inside Lot	Key Lot	Lot Size	Pl. rear alley	Check
<input checked="" type="checkbox"/> Corner Lot	Corner Lot	Corner Lot keyed	Zone	Pl. side alley	
<input checked="" type="checkbox"/> Plans for special inspections checked	Zone	Fire District	No. _____	District Map No. <u>4004</u>	Inspection checked and approved
<input checked="" type="checkbox"/> Plans for special inspections checked	Bldg. Type	Spec. W/str. Bldg.	Pl. _____	District Inspector <u>W. J. ...</u>	
<input checked="" type="checkbox"/> Plans for special inspections checked	Continuous Inspection	Sprinkler	Specified—Required Valuation Included	Yes—No	

DO NOT WRITE BELOW THIS LINE

TYPE OF RECEIPT	DATE ISSUED	TRACER NO. (M)	RECEIPT NO.	CODE	FEE PAID
Plan Checking	<u>2/11/44</u>		<u>1460537</u>		
Supplemental Plan Checking	<u>Nov 11 1944</u>		<u>1A 1700</u>		
Building Permit					

TYPE OF RECEIPT
 DATE ISSUED
 TRACER NO. (M)
 RECEIPT NO.
 CODE
 FEE PAID

3875 Wilshire Boulevard Photographs



Wilshire Professional Building, 3875 Wilshire Boulevard, April 5, 2007



Wilshire Professional Building, 3875 Wilshire Boulevard, , 2011, Google Earth



Wilshire Professional Building, 3875 Wilshire Boulevard, 1930 and 2010



Wilshire Professional Building, 3875 Wilshire Boulevard, June 21, 2013



Wilshire Professional Building, 3875 Wilshire Boulevard, June 21, 2013



Wilshire Professional Building, 3875 Wilshire Boulevard, June 21, 2013



Wilshire Professional Building, 3875 Wilshire Boulevard, June 21, 2013



Wilshire Professional Building, rooftop light, 3875 Wilshire Boulevard, June 21, 2013



Wilshire Professional Building, windows and detail, 3875 Wilshire Boulevard, June 21, 2013



Wilshire Professional Building, windows and detail, 3875 Wilshire Boulevard, June 21, 2013



Wilshire Professional Building, 2nd floor detail, 3875 Wilshire Boulevard, June 21, 2013



Wilshire Professional Building, artist's rendering at construction, 3875 Wilshire Boulevard, c1929



Wilshire Professional Building, original 1st floor facade hidden, 3875 Wilshire Boulevard, June 21, 2013



Wilshire Professional Building, 3875 Wilshire Boulevard, circa 1938



Wilshire Professional Building, current from entry, 3875 Wilshire Boulevard, June 21, 2013



Wilshire Professional Building, original entry, 3875 Wilshire Boulevard, c1930



Wilshire Professional Building, current store entry, 3875 Wilshire Boulevard, June 21, 2013



Wilshire Professional Building, current main lobby, 3875 Wilshire Boulevard, June 21, 2013



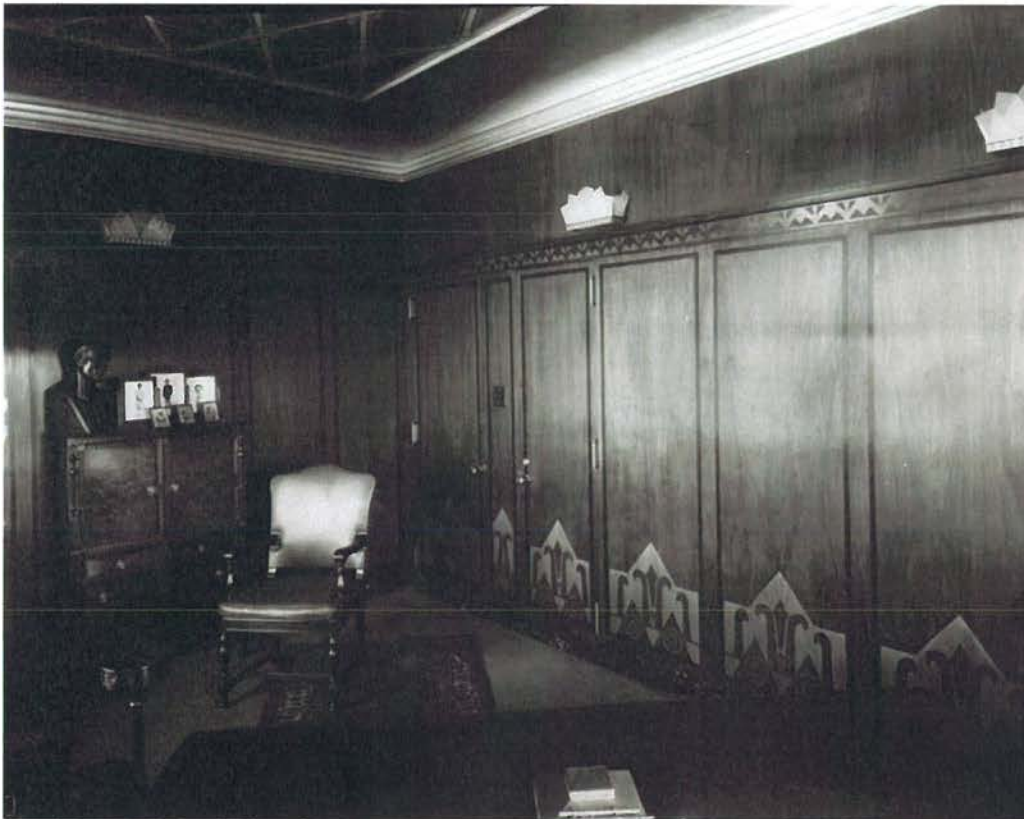
Wilshire Professional Building, original soda fountain, 3875 Wilshire Boulevard, circa 1929



Wilshire Professional Building, original look of elevator lobby, 3875 Wilshire Boulevard, circa 1929



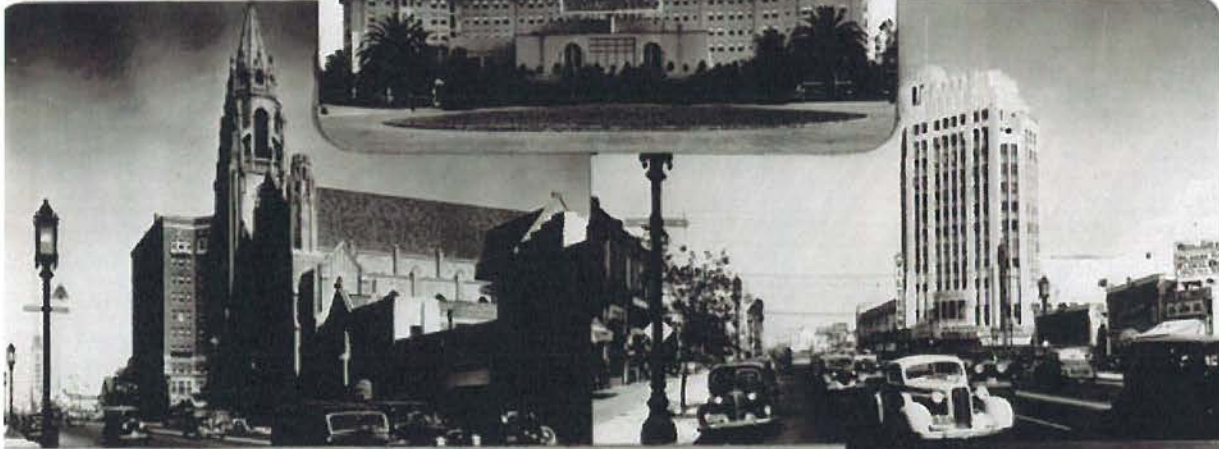
Wilshire Professional Building, historic upstairs lobby, 3875 Wilshire Boulevard, circa 1929



Wilshire Professional Building, historic Art Deco office, 3875 Wilshire Boulevard, circa 1929



Wilshire Professional Building, historic elevator lobby design, 3875 Wilshire Boulevard, circa 1929

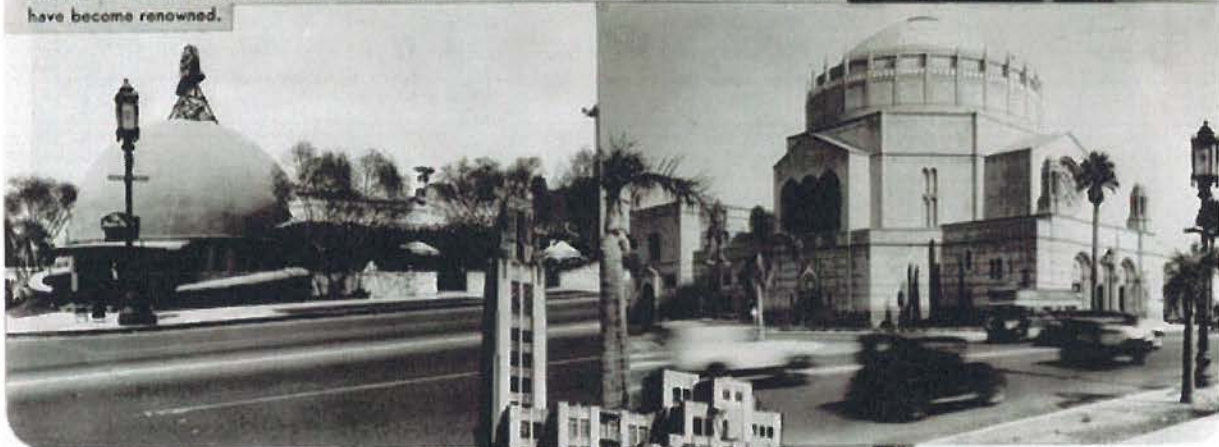


WILSHIRE BOULEVARD

Wilshire Boulevard is the Fifth Avenue of the Pacific Coast. It is the main axis of the Los Angeles market, reaching from the heart of the downtown business district to the beach at Santa Monica. On it are located a number of the principal hotels, the most exclusive apartment buildings, the finest stores, specialty shops, theatres, restaurants, and churches. The arterial carries the great bulk of the traffic from Los Angeles to Hollywood and out to the beaches, golf courses, and other recreation and resort centers.

The heaviest night circulation in the City of Los Angeles is found on this boulevard near the axis of the main cross arterials into Hollywood. It is the boulevard along which every tourist to Southern California travels regardless of the length of his visit.

For years Wilshire Boulevard has been considered by many to be the finest outdoor advertising exhibit in America. The Foster and Kleiser Company handsome painted bulletin structures, surrounded by beautiful landscaping and embellished with many interesting third dimensional and animated effects, have become renowned.



Wilshire Professional Building in collage of Wilshire Boulevard, Late 1930s



Wilshire Professional Building, garage entrance, 3875 Wilshire Boulevard, June 21, 2013



Wilshire Professional Building seen in context on Wilshire, Circa 1937



Wilshire Professional Building, 3875 Wilshire Boulevard, June 21, 2013