

October 2010

FINAL Program Environmental Impact Report City of West Hollywood General Plan and Climate Action Plan Volume 2 - Appendices A-G

State Clearinghouse #2009091124



Lead Agency:
City of West Hollywood
Community Development Department
8300 Santa Monica Boulevard
West Hollywood, CA 90069

Contact: Bianca Siegl
Associate Planner
323.848.6853
BSiegl@weho.org



Consultants to the City:
AECOM
1420 Kettner Boulevard
Suite 500
San Diego, CA 92013
619.233.1454



Final Draft
Program Environmental Impact Report
City of West Hollywood
General Plan
Volume 2 – Appendices A-G

State Clearinghouse # 2009091124

October 2010

Lead Agency:
City of West Hollywood
Community Development Department
8300 Santa Monica Boulevard
West Hollywood, CA 90069

Contact: Bianca Siegl, Associate Planner
323.848.6853
BSiegl@weho.org

Consultants to the City:
AECOM
1420 Kettner Boulevard, Suite 500
San Diego, CA 92101
619.233.1454

TABLE OF CONTENTS
LIST OF APPENDICES

| | |
|------------|---|
| Appendix A | Notice of Preparation (NOP) and NOP Comment Letters |
| Appendix B | Air Quality Technical Data |
| Appendix C | Cultural Resources Assessment |
| Appendix D | Geologic and Seismic Technical Report |
| Appendix E | Noise Background Report |
| Appendix F | Traffic Study |
| Appendix G | Climate Change Technical Data |

This page intentionally left blank.

APPENDIX A

**NOTICE OF PREPARATION (NOP)
AND NOP COMMENT LETTERS**

NOTICE OF PREPARATION

To: Interested Parties

From: City of West Hollywood
Community Development Department
8300 Santa Monica Boulevard
West Hollywood, CA 90069

Date: September 30, 2009

Subject: Notice of Preparation of Draft Program Environmental Impact Report

Project: City of West Hollywood General Plan Update

The City of West Hollywood, as the lead agency, is preparing an Environmental Impact Report (EIR) for the City of West Hollywood General Plan update. The purpose of this Notice of Preparation (NOP) is to inform agencies and the public that an EIR is being prepared for this project and to invite specific comments on the scope and content of the information to be included and analyzed in the EIR. Agencies should comment on the elements of the environmental information that are relevant to their statutory responsibilities in connection with the proposed project.

Due to the time limits mandated by state law, your response to this NOP should be received at the earliest possible date, **but not later than 30 days** after issuance of this notice, by 5:00 p.m. on October 29, 2009.

Please send your response to Bianca Siegl, Associate Planner, at the address shown below. The City will need the name of a contact person in your agency.

Bianca Siegl, Associate Planner
City of West Hollywood
Community Development Department
8300 Santa Monica Boulevard
West Hollywood, CA 90069
(323) 848-6475

Scoping Meeting: A scoping meeting will be held as part of the regularly scheduled Planning Commission meeting at West Hollywood Park Auditorium (647 North San Vicente Blvd.) on October 15, 2009 at 6:30 p.m. The scoping meeting will provide an opportunity for members of the public to learn about the project and provide their input to staff, the Planning Commission, and consultants regarding the scope and contents of the Draft EIR.

Project Location: Figure 1 depicts the regional location and Figure 2 depicts the planning area.

Project Description: The proposed project is the comprehensive update and implementation of the City of West Hollywood General Plan. West Hollywood is a built out city with limited room for new development or physical changes. The focus of the General Plan update is on preserving and enhancing the quality of life for residents while also allowing new development that supports the community's vision for the future.

The General Plan establishes a comprehensive community vision for West Hollywood with regard to land use, housing, circulation, open space/conservation, noise, economic development, public safety, community services and governance. As a blueprint for the future, the plan must contain policies and programs designed to provide decision-makers with a solid basis for decisions related to land use and development. The General Plan is founded upon the community's vision for West Hollywood and expresses the community's long-term goals.

To achieve the vision of the community, the General Plan defines long-term community goals and decision-making policies through text and maps in each of the elements. The General Plan update will also include implementation programs describing actions or strategies to help achieve the community's vision. The recommended implementation programs serve as the basis for future programming decisions related to the assignment of staff and expenditure of City funds.

The General Plan update is currently under development. Based on the preliminary work on the General Plan update, the document will address three basic questions. Each is discussed below.

The first question is: How do we preserve and enhance the neighborhoods and residential areas in West Hollywood? From the initial public outreach effort, the community has clearly expressed its desire to protect the existing quality and uniqueness of individual neighborhoods, to maintain and if possible increase the amount of affordable housing in the City, to provide for the continued diversity of the housing stock, and to renovate the aging housing stock. The above values must be accomplished while also allowing for sensitive infill development in existing residential areas. In addition, the General Plan update will develop policies for neighborhood preservation and enhancement.

The second question is: How does the City enhance West Hollywood's boulevards and districts in a way that improves the quality of life in the City, relieves development pressure on residential neighborhoods, maintains economic development, improves mobility, encourages transit-oriented development, and enhances the City? The areas that will be examined for potential land use or urban design changes are Sunset Blvd., La Brea Ave., Santa Monica Blvd., Beverly Blvd., Melrose Ave., La Cienega Blvd., Fairfax Ave., Fountain Avenue, and the Melrose Triangle area. Outside forces that will impact development in the community include the overall growth of the Los Angeles region, including the neighboring Cities of Los Angeles and Beverly Hills, population and demographic changes in the community, the potential development of a subway system through the City, and the City's ability to contribute to strategies that address global climate change. Each area may experience some limited development of a quality and character that is compatible with the surrounding commercial area and sensitive to the adjacent neighborhoods. The level of growth and change, the proposed land use designations, and the form of the built environment will be discussed and determined during the General Plan update process.

The third question is: How do we improve and enhance the quality of life and the identity of the City through General Plan programs and policies? The City of West Hollywood is widely recognized as a leader in social equity, sustainable development, housing and rent stabilization, and human services. A desired outcome of the General Plan is to develop the policy framework and identify specific programs that will continue and expand West Hollywood's leadership, innovation and quality of public service.

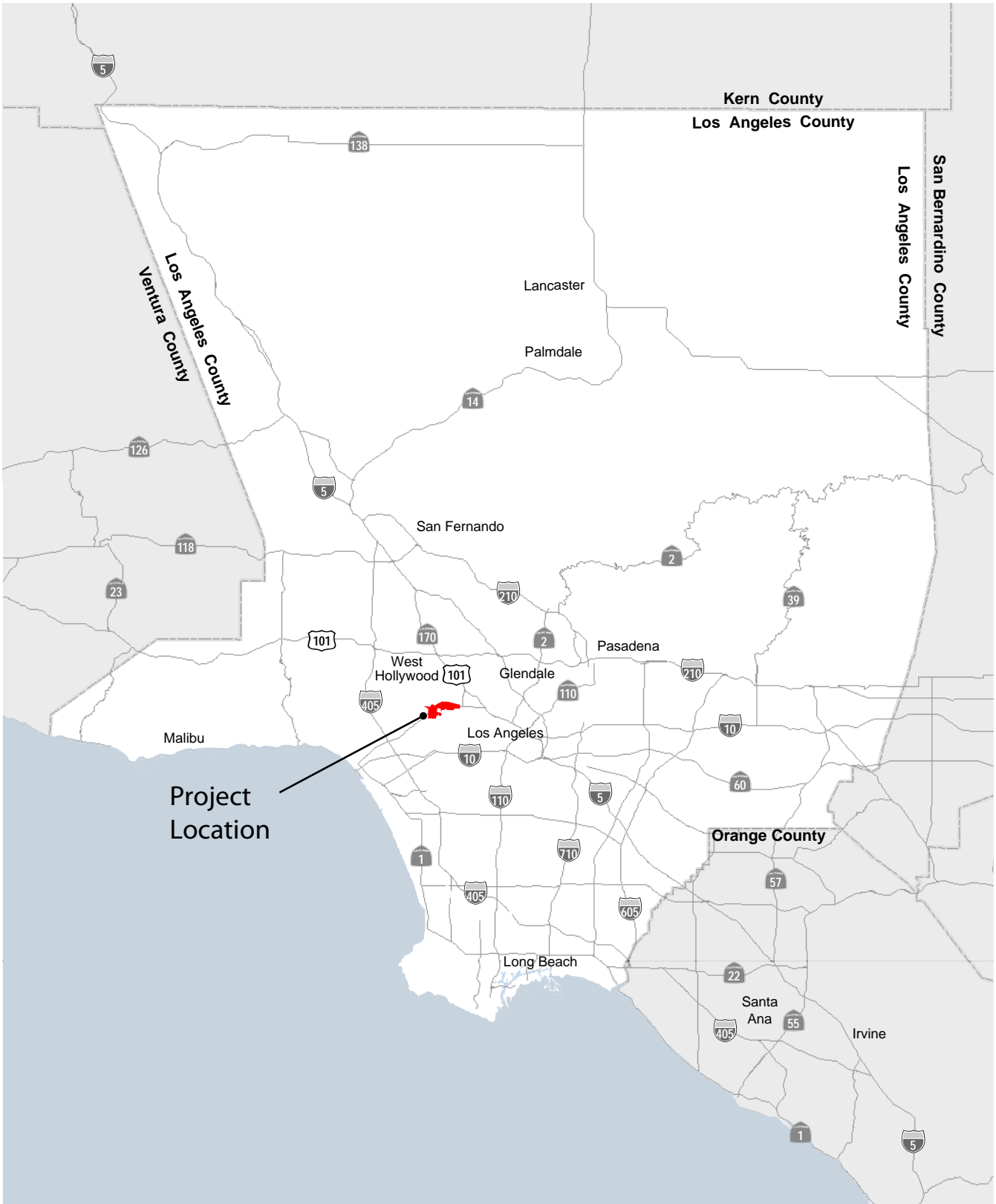
Topics that will be addressed in the General Plan update include the following:

- **Land Use** – The General Plan will set goals and policies for land use that address the above questions with a focus on maintaining neighborhood livability, enhancing commercial boulevards, and supporting sensitive infill development in our dense urban environment.

- **Transportation** – The General Plan will address multi-modal transportation facilities in the community including accommodating a future subway extension through the City, modifications to existing street network classifications, pass-through traffic through the City, parking, transit, and bicycle and pedestrian enhancements.
- **Housing** – The General Plan Update includes a comprehensive update of the Housing Element.
- **Historic preservation** – Program and policies will address existing and potential new historic structures and districts.
- **Sustainability** – The General Plan will focus on climate change, green buildings, energy use, alternative energy production, water use and solid waste. A Climate Action Plan will be prepared as an immediate implementation measure for the General Plan.
- **Human services and education** – Program and policies will be developed to maintain and enhance the wide diversity of social programs and services provided by the City for its residents.
- **Arts and culture** – Programs and policies for arts and culture will be included in the General Plan.
- **Parks and recreation** – The City is currently renovating its two largest parks – West Hollywood Park and Plummer Park. The General Plan will identify opportunities to increase parks and recreation facilities.
- **Health and active living** – Improving the physical environment in the City to improve opportunities for healthy, active lifestyles will be a focus of the General Plan. Topics that may be included in the plan are physical activity, respiratory health, and access to healthy foods.
- **Governance** – The General Plan will include policies and programs to improve the delivery of public facilities and services in the community.
- **Public Safety** – The General Plan will identify policies to ensure the continued high level of public safety and emergency preparedness in the City.

Potential Environmental Effects of the Project: These issues areas will be addressed in the Program EIR:

- Aesthetics
- Agriculture Resources
- Air Quality
- Biological Resources
- Climate Change
- Cultural Resources
- Geology/Soils
- Hazards and Hazardous Materials
- Hydrology/Water Quality
- Land Use/Planning
- Mineral Resources
- Noise
- Population and Housing
- Public Services
- Recreation
- Transportation/Traffic
- Utilities/Services Systems



Source: California Geospatial Information Library (2003-5)

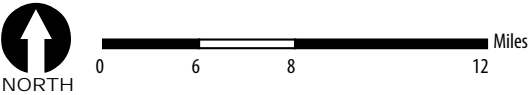


Figure 1
Regional Location Map

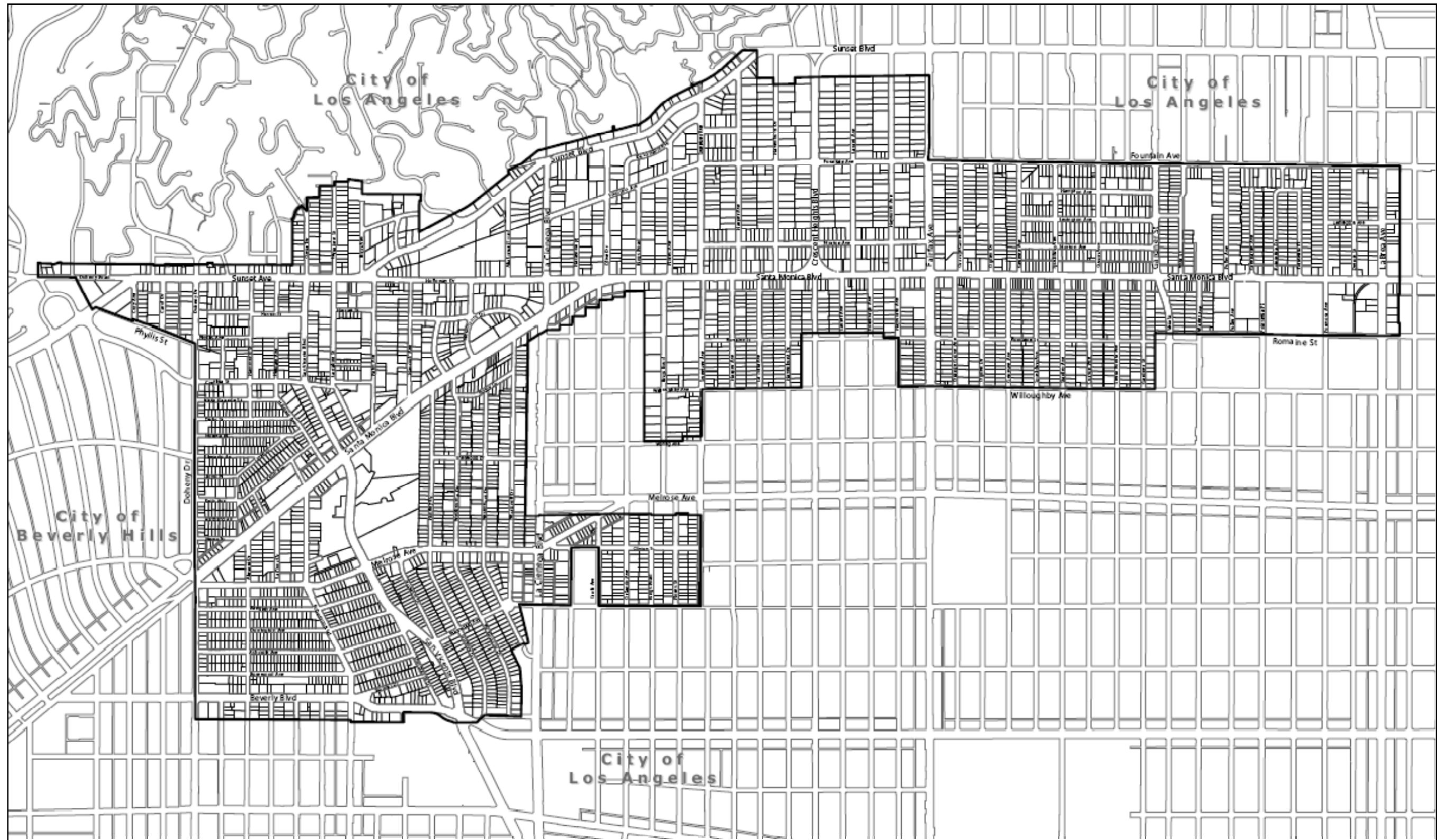
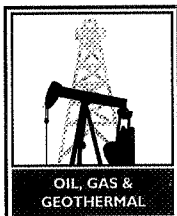


Figure 2
Planning Area



DEPARTMENT OF CONSERVATION

DIVISION OF OIL, GAS AND GEOTHERMAL RESOURCES

5816 Corporate Avenue • Suite 200 • CYPRESS, CALIFORNIA, 90630-4731

PHONE 714 / 816-6847 • FAX 714 / 816-6853 • WEBSITE conservation.ca.gov

October 29, 2009

Ms. Bianca Siegl
City of West Hollywood
8300 Santa Monica Blvd
West Hollywood, CA 90069



Subject: Notice of Preparation of City of West Hollywood General Plan Update

Dear Ms. Siegl:

The Department of Conservation's Division of Oil, Gas, and Geothermal Resources (Division) has reviewed the above referenced Notice of Preparation for the City of West Hollywood General Plan Update.

The Division is mandated by Section 3106 of the Public Resources Code (PRC) to supervise the drilling, operation, maintenance, and plugging and abandonment of wells for the purpose of preventing: (1) damage to life, health, property, and natural resources; (2) damage to underground and surface waters suitable for irrigation or domestic use; (3) loss of oil, gas, or reservoir energy; and (4) damage to oil and gas deposits by infiltrating water and other causes. Furthermore, the PRC vests in the State Oil and Gas Supervisor (Supervisor) the authority to regulate the manner of drilling, operation, maintenance, and abandonment of oil and gas wells so as to conserve, protect, and prevent waste of these resources, while at the same time encouraging operators to apply viable methods for the purpose of increasing the ultimate recovery of oil and gas.

The scope and content of information that is germane to the Division's responsibility are contained in Section 3000 et seq. of the Public Resources Code (PRC), and administrative regulations under Title 14, Division 2, Chapter 4, of the California Code of Regulations.

The proposed project is located within the administrative boundaries of the Salt Lake and Sherman oil fields. There are numerous idle, plugged and abandoned wells within or in proximity to the project boundaries. The wells are identified on Division maps 117, 118 and in Division records. The Division recommends that all wells within or in close proximity to project boundaries be accurately plotted on future project maps.

Ms. Bianca Siegl, City of West Hollywood

October 29, 2009

Page 2

Building over or in the proximity of idle or plugged and abandoned wells should be avoided if at all possible. If this is not possible, it may be necessary to plug or re-plug wells to current Division specifications. Also, the State Oil and Gas Supervisor is authorized to order the reabandonment of previously plugged and abandoned wells when construction over or in the proximity of wells could result in a hazard (Section 3208.1 of the Public Resources Code). If abandonment or reabandonment is necessary, the cost of operations is the responsibility of the owner of the property upon which the structure will be located. Finally, if construction over an abandoned well is unavoidable an adequate gas venting system should be placed over the well.

Furthermore, if any plugged and abandoned or unrecorded wells are damaged or uncovered during excavation or grading, remedial plugging operations may be required. If such damage or discovery occurs, the Division's district office must be contacted to obtain information on the requirements for and approval to perform remedial operations.

To ensure proper review of building projects, the Division has published an informational packet entitled, "Construction Project Site Review and Well Abandonment Procedure" that outlines the information a project developer must submit to the Division for review. Developers should contact the Division Cypress district office for a copy of the site-review packet. The local planning department should verify that final building plans have undergone Division review prior to the start of construction.

Thank you for the opportunity to comment on the Notice of Preparation. If you have questions on our comments, or require technical assistance or information, please call me at the Cypress district office: 5816 Corporate Avenue, Suite 200, Cypress, CA 90630-4731; phone (714) 816-6847.

Sincerely,



Paul Frost
Associate Oil & Gas Engineer
Division of Oil, Gas and Geothermal Resources
District 1 - Cypress

cc: State Clearinghouse
P.O. Box 3044
Sacramento, California 95812-3044

Adele Lagomarsino – Division Headquarters
Sacramento



CALIFORNIA EMERGENCY MANAGEMENT AGENCY
DISASTER ASSISTANCE PROGRAMS BRANCH
3650 SCHRIEVER AVENUE
MATHER, CALIFORNIA 95655
PHONE: (916) 845-8200 FAX: (916) 845-8387



October 14, 2009

Bianca Siegl
City of West Hollywood
8300 Santa Monica Boulevard
West Hollywood, CA 90069

RE: Notice of Preparation for a Draft Environmental Impact Report for the City of West Hollywood's General Plan Update, SCH# 2009091124

Dear Ms. Siegl:


Thank you for the opportunity to comment on your Notice of Preparation for a Draft Environmental Impact Report (DEIR) for the city's general plan update. In preparing the general plan and accompanying DEIR, the city should examine the sections of state planning law that involve potential hazards the city may face. For your information, I have underlined specific sections of state planning law where identification and analysis of hazards are discussed (see Attachment A).

Prior to the release of the draft general plan or within the DEIR, city staff or your consultants should examine each of the requirements in state planning law and determine if there are hazard issues within the community which the general plan should address. A table in the DEIR (or general plan) which identifies these specific issues and where they are addressed in the general plan would be helpful in demonstrating the city has complied with these requirements. If the DEIR determines that state planning law requirements have not been met, it should recommend that these issues be addressed in the general plan as a mitigation measure.

We note that state planning law includes a requirement for consultations with state agencies in regard to information related to hazards. CalEMA would be happy to share all available information at our disposal to facilitate the city's ability to comply with state planning and environmental laws.

If you have any questions about these comments, please contact Andrew Rush at (916) 845-8269 or andrew.rush@calema.ca.gov.

Sincerely,


Dennis Castrillo
Environmental Officer

cc: State Clearinghouse

Attachment A
Hazards and State Planning Law Requirements

General Plan Consistency

65300.5. In construing the provisions of this article, the Legislature intends that the general plan and elements and parts thereof comprise an integrated, internally consistent and compatible statement of policies for the adopting agency.

Seven Mandated Elements

65302. The general plan shall consist of a statement of development policies and shall include a diagram or diagrams and text setting forth objectives, principles, standards, and plan proposals. The plan shall include the following elements:

(a) A land use element that designates the proposed general distribution and general location and extent of the uses of the land for housing, business, industry, open space, including agriculture, natural resources, recreation, and enjoyment of scenic beauty, education, public buildings and grounds, solid and liquid waste disposal facilities, and other categories of public and private uses of land. The location and designation of the extent of the uses of the land for public and private uses shall consider the identification of land and natural resources pursuant to paragraph (3) of subdivision (d). The land use element shall include a statement of the standards of population density and building intensity recommended for the various districts and other territory covered by the plan. The land use element shall identify and annually review those areas covered by the plan that are subject to flooding identified by flood plain mapping prepared by the Federal Emergency Management Agency (FEMA) or the Department of Water Resources. The land use element shall also do both of the following:

(1) Designate in a land use category that provides for timber production those parcels of real property zoned for timberland production pursuant to the California Timberland Productivity Act of 1982, Chapter 6.7 (commencing with Section 51100) of Part 1 of Division 1 of Title 5.

(2) Consider the impact of new growth on military readiness activities carried out on military bases, installations, and operating and training areas, when proposing zoning ordinances or designating land uses covered by the general plan for land, or other territory adjacent to military facilities, or underlying designated military aviation routes and airspace.

(A) In determining the impact of new growth on military readiness activities, information provided by military facilities shall be considered. Cities and counties shall address military impacts based on information from the military and other sources.

(B) The following definitions govern this paragraph:

(i) "Military readiness activities" mean all of the following:

(I) Training, support, and operations that prepare the men and women of the military for combat.

(II) Operation, maintenance, and security of any military installation.

(III) Testing of military equipment, vehicles, weapons, and sensors for proper operation or suitability for combat use.

(ii) "Military installation" means a base, camp, post, station, yard, center, homeport facility for any ship, or other activity under the jurisdiction of the United States Department of Defense as defined in paragraph (1) of subsection (e) of Section 2687 of Title 10 of the United States Code.

(b) A circulation element consisting of the general location and extent of existing and proposed major thoroughfares, transportation routes, terminals, any military airports and ports, and other local public utilities and facilities, all correlated with the land use element of the plan.

(c) A housing element as provided in Article 10.6 (commencing with Section 65580).

(d) (1) A conservation element for the conservation, development, and utilization of natural resources including water and its hydraulic force, forests, soils, rivers and other waters, harbors, fisheries, wildlife, minerals, and other natural resources. The conservation element shall consider the effect of development within the jurisdiction, as described in the land use element, on natural resources located on public lands, including military installations. That portion of the conservation element including waters shall be developed in coordination with any countywide water agency and with all district and city agencies, including flood management, water conservation, or groundwater agencies that have developed, served, controlled, managed, or conserved water of any type for any purpose in the county or city for which the plan is prepared. Coordination shall include the discussion and evaluation of any water supply and demand information described in Section 65352.5, if that information has been submitted by the water agency to the city or county.

(2) The conservation element may also cover all of the following:

(A) The reclamation of land and waters.

(B) Prevention and control of the pollution of streams and other waters.

(C) Regulation of the use of land in stream channels and other areas required for the accomplishment of the conservation plan.

(D) Prevention, control, and correction of the erosion of soils, beaches, and shores.

(E) Protection of watersheds.

(F) The location, quantity and quality of the rock, sand and gravel resources.

(3) Upon the next revision of the housing element on or after January 1, 2009, the conservation element shall identify rivers, creeks, streams, flood corridors, riparian habitats, and land that may accommodate floodwater for purposes of groundwater recharge and stormwater management.

(e) An open-space element as provided in Article 10.5 (commencing with Section 65560).

(f) (1) A noise element which shall identify and appraise noise problems in the community. The noise element shall recognize the guidelines established by the Office of Noise Control in the State Department of Health Care Services and shall analyze and quantify, to the extent practicable, as determined by the legislative body, current and projected noise levels for all of the following sources:

(A) Highways and freeways.

(B) Primary arterials and major local streets.

(C) Passenger and freight on-line railroad operations and ground rapid transit systems.

(D) Commercial, general aviation, heliport, helistop, and military airport operations, aircraft overflights, jet engine test stands, and all other ground facilities and maintenance functions related to airport operation.

(E) Local industrial plants, including, but not limited to, railroad classification yards.

(F) Other ground stationary noise sources, including, but not limited to, military installations, identified by local agencies as contributing to the community noise environment.

(2) Noise contours shall be shown for all of these sources and stated in terms of community noise equivalent level (CNEL) or day-night average level (Ldn). The noise contours shall be prepared on the basis of noise monitoring or following generally accepted noise modeling techniques for the various sources identified in paragraphs (1) to (6), inclusive.

(3) The noise contours shall be used as a guide for establishing a pattern of land uses in the land use element that minimizes the exposure of community residents to excessive noise.

(4) The noise element shall include implementation measures and possible solutions that address existing and foreseeable noise problems, if any. The adopted noise element shall serve as a guideline for compliance with the state's noise insulation standards.

(g) (1) A safety element for the protection of the community from any unreasonable risks associated with the effects of seismically induced surface rupture, ground shaking, ground failure, tsunami, seiche, and dam failure; slope instability leading to mudslides and landslides; subsidence, liquefaction, and other seismic hazards identified pursuant to Chapter 7.8 (commencing with Section 2690) of Division 2 of the Public Resources Code, and other geologic hazards known to the legislative body; flooding; and wild land and urban fires. The safety element shall include mapping of known seismic and other geologic hazards. It shall also address evacuation routes, military installations, peakload water supply requirements, and minimum road widths and clearances around structures, as those items relate to identified fire and geologic hazards.

(2) The safety element, upon the next revision of the housing element on or after January 1, 2009, shall also do the following:

(A) Identify information regarding flood hazards, including, but not limited to, the following:

(i) Flood hazard zones. As used in this subdivision, "flood hazard zone" means an area subject to flooding that is delineated as either a special hazard area or an area of moderate or minimal hazard on an official flood insurance rate map issued by the Federal Emergency Management Agency. The identification of a flood hazard zone does not imply that areas outside the flood hazard zones or uses permitted within flood hazard zones will be free from flooding or flood damage.

(ii) National Flood Insurance Program maps published by FEMA.

(iii) Information about flood hazards that is available from the United States Army Corps of Engineers.

(iv) Designated floodway maps that are available from the Central Valley Flood Protection Board.

(v) Dam failure inundation maps prepared pursuant to Section 8589.5 that are available from the Office of Emergency Services.

(vi) Awareness Floodplain Mapping Program maps and 200-year flood plain maps that are or may be available from, or accepted by, the Department of Water Resources.

(vii) Maps of levee protection zones.

(viii) Areas subject to inundation in the event of the failure of project or nonproject levees or floodwalls.

(ix) Historical data on flooding, including locally prepared maps of areas that are subject to flooding, areas that are vulnerable to flooding after wildfires, and sites that have been repeatedly damaged by flooding.

(x) Existing and planned development in flood hazard zones, including structures, roads, utilities, and essential public facilities.

(xi) Local, state, and federal agencies with responsibility for flood protection, including special districts and local offices of emergency services.

(B) Establish a set of comprehensive goals, policies, and objectives based on the information identified pursuant to subparagraph (A), for the protection of the community from the unreasonable risks of flooding, including, but not limited to:

(i) Avoiding or minimizing the risks of flooding to new development.

(ii) Evaluating whether new development should be located in flood hazard zones, and identifying construction methods or other methods to minimize damage if new development is located in flood hazard zones.

(iii) Maintaining the structural and operational integrity of essential public facilities during flooding.

(iv) Locating, when feasible, new essential public facilities outside of flood hazard zones, including hospitals and health care facilities, emergency shelters, fire stations, emergency command centers, and emergency communications facilities or identifying construction methods or other methods to minimize damage if these facilities are located in flood hazard zones.

(v) Establishing cooperative working relationships among public agencies with responsibility for flood protection.

(C) Establish a set of feasible implementation measures designed to carry out the goals, policies, and objectives established pursuant to subparagraph (B).

(3) After the initial revision of the safety element pursuant to paragraph (2), upon each revision of the housing element, the planning agency shall review and, if necessary, revise the safety element to identify new information that was not available during the previous revision of the safety element.

(4) Cities and counties that have flood plain management ordinances that have been approved by FEMA that substantially comply with this section, or have substantially equivalent provisions to this subdivision in their general plans, may use that information in the safety element to comply with this subdivision, and shall summarize and incorporate by reference into the safety element the other general plan provisions or the flood plain ordinance, specifically showing how each requirement of this subdivision has been met.

(5) Prior to the periodic review of its general plan and prior to preparing or revising its safety element, each city and county shall consult the California Geological Survey of the Department of Conservation, the Central Valley Flood Protection Board, if the city or county is located within the boundaries of the Sacramento and San Joaquin Drainage District, as set forth in Section 8501 of the Water Code, and the Office of Emergency Services for the purpose of including information known by and available to the department, the office, and the board required by this subdivision.

(6) To the extent that a county's safety element is sufficiently detailed and contains appropriate policies and programs for adoption by a city, a city may adopt that portion of the county's safety element that pertains to the city's planning area in satisfaction of the requirement imposed by this subdivision.

Consistency with Airport Land Use Plans

65302.3. (a) The general plan, and any applicable specific plan prepared pursuant to Article 8 (commencing with Section 65450), shall be consistent with the plan adopted or amended pursuant to Section 21675 of the Public Utilities Code.

Review of Safety Element

65302.5. (a) At least 45 days prior to adoption or amendment of the safety element, each county and city shall submit to the Division of Mines and Geology of the Department of Conservation one copy of a draft of the safety element or amendment and any technical studies used for

developing the safety element. The division may review drafts submitted to it to determine whether they incorporate known seismic and other geologic hazard information, and report its findings to the planning agency within 30 days of receipt of the draft of the safety element or amendment pursuant to this subdivision. The legislative body shall consider the division's findings prior to final adoption of the safety element or amendment unless the division's findings are not available within the above prescribed time limits or unless the division has indicated to the city or county that the division will not review the safety element. If the division's findings are not available within those prescribed time limits, the legislative body may take the division's findings into consideration at the time it considers future amendments to the safety element. Each county and city shall provide the division with a copy of its adopted safety element or amendments. The division may review adopted safety elements or amendments and report its findings. All findings made by the division shall be advisory to the planning agency and legislative body.

(1) The draft element of or draft amendment to the safety element of a county or a city's general plan shall be submitted to the State Board of Forestry and Fire Protection and to every local agency that provides fire protection to territory in the city or county at least 90 days prior to either of the following:

(A) The adoption or amendment to the safety element of its general plan for each county that contains state responsibility areas.

(B) The adoption or amendment to the safety element of its general plan for each city or county that contains a very high fire hazard severity zone as defined pursuant to subdivision (b) of Section 51177.

(2) A county that contains state responsibility areas and a city or county that contains a very high fire hazard severity zone as defined pursuant to subdivision (b) of Section 51177, shall submit for review the safety element of its general plan to the State Board of Forestry and Fire Protection and to every local agency that provides fire protection to territory in the city or county in accordance with the following dates as specified, unless the local government submitted the element within five years prior to that date:

(A) Local governments within the regional jurisdiction of the San Diego Association of Governments: December 31, 2010.

(B) Local governments within the regional jurisdiction of the Southern California Association of Governments: December 31, 2011.

(C) Local governments within the regional jurisdiction of the Association of Bay Area Governments: December 31, 2012.

(D) Local governments within the regional jurisdiction of the Council of Fresno County Governments, the Kern County Council of Governments, and the Sacramento Area Council of Governments: June 30, 2013.

(E) Local governments within the regional jurisdiction of the Association of Monterey Bay Area Governments: December 31, 2014.

(F) All other local governments: December 31, 2015.

(3) The State Board of Forestry and Fire Protection shall, and a local agency may, review the draft or an existing safety element and report its written recommendations to the planning agency within 60 days of its receipt of the draft or existing safety element. The State Board of Forestry and Fire Protection and local agency shall review the draft or existing safety element and may offer written recommendations for changes to the draft or existing safety element regarding both of the following:

(A) Uses of land and policies in state responsibility areas and very high fire hazard severity zones that will protect life, property, and natural resources from unreasonable risks associated with wildland fires.

(B) Methods and strategies for wildland fire risk reduction and prevention within state responsibility areas and very high hazard severity zones.

(b) Prior to the adoption of its draft element or draft amendment, the board of supervisors of the county or the city council of a city shall consider the recommendations made by the State Board of Forestry and Fire Protection and any local agency that provides fire protection to territory in the city or county. If the board of supervisors or city council determines not to accept all or some of the recommendations, if any, made by the State Board of Forestry and Fire Protection or local agency, the board of supervisors or city council shall communicate in writing to the State Board of Forestry and Fire Protection or to the local agency, its reasons for not accepting the recommendations.

Open Space Plans

65560. (a) "Local open-space plan" is the open-space element of a county or city general plan adopted by the board or council, either as the local open-space plan or as the interim local open-space plan adopted pursuant to Section 65563.

(b) "Open-space land" is any parcel or area of land or water that is essentially unimproved and devoted to an open-space use as defined in this section, and that is designated on a local, regional or state open-space plan as any of the following:

(1) Open space for the preservation of natural resources including, but not limited to, areas required for the preservation of plant and animal life, including habitat for fish and wildlife species; areas required for ecologic and other scientific study purposes; rivers, streams, bays and estuaries; and coastal beaches, lakeshores, banks of rivers and streams, and watershed lands.

(2) Open space used for the managed production of resources, including but not limited to, forest lands, rangeland, agricultural lands and areas of economic importance for the production of food or fiber; areas required for recharge of groundwater basins; bays, estuaries, marshes, rivers and streams which are important for the management of commercial fisheries; and areas containing major mineral deposits, including those in short supply.

(3) Open space for outdoor recreation, including but not limited to, areas of outstanding scenic, historic and cultural value; areas particularly suited for park and recreation purposes, including access to lakeshores, beaches, and rivers and streams; and areas which serve as links between major recreation and open-space reservations, including utility easements, banks of rivers and streams, trails, and scenic highway corridors.

(4) Open space for public health and safety, including, but not limited to, areas which require special management or regulation because of hazardous or special conditions such as earthquake fault zones, unstable soil areas, flood plains, watersheds, areas presenting high fire risks, areas required for the protection of water quality and water reservoirs and areas required for the protection and enhancement of air quality.

DEPARTMENT OF TRANSPORTATION
DISTRICT 7, OFFICE OF REGIONAL PLANNING
AND PUBLIC TRANSPORTATION
IGR/CEQA BRANCH
100 SOUTH MAIN STREET
LOS ANGELES, CA 90012
PHONE (213) 897-3747
FAX (213) 897-1337



*Flex your power!
Be energy efficient!*

November 05, 2009

Ms. Bianca Siegl
City of West Hollywood
Community Development Department
8300 Santa Monica Boulevard
West Hollywood, CA 90069

Re: *General Plan Update*
IGR/CEQA No. 091004/ZJ
SCH#2009091124
Vic. LA-2-PM 10.58

Dear Ms. Siegl:

Thank you for including the California Department of Transportation in the environmental review process for the proposed General Plan update for the City of West Hollywood. The West Hollywood General Plan will provide a "road map" for growth and development in the city over the next 40 years, and it includes an update of the City's traffic/circulation element.

We acknowledge that West Hollywood is a built out city with limited room for new development or physical changes. We concur the focus of the General Plan is to preserve and enhance the quality of life for residents and allow new development that supports the community's vision for the future.

Based on a review of information contained in the Notice of Preparation of a PEIR, we have the following comments:

Although SR-2 within West Hollywood has been relinquished, impact to it outside the City should still be evaluated as it provides regional access to the City. We are concerned with cumulative impacts to State Route 2 which is also Santa Monica Boulevard and is east of West Hollywood. We request that a traffic impact study be prepared to include:

- Presentations of assumptions and methods used to develop trip generation, trip distribution, trip assignments, and choice of travel mode. Travel modeling should be consistent with other regional and local modeling forecasts and with travel data.
- Inclusion of all appropriate traffic volumes. Analysis should include a) existing traffic b) cumulative traffic from all specific approved developments in the area, c) cumulative traffic from likely not-yet-approved developments in the area, and d) traffic growth other than from developments. Scenarios involving different assumptions on development and growth might be considered.

- Analysis of AM, and PM peak-hour volumes for both existing and future. Future conditions would include build-out of all projects and any plan-horizon years. Existing and buildout Level of Service should be specified (HCM2000 methodology is requested).
- Discussion of mitigation measures appropriate to alleviate anticipated traffic impacts. This discussion should include, but not be limited to, the following:
 - description of transportation infrastructure improvements
 - financial costs, funding sources and financing
 - sequence and scheduling considerations
 - implementation responsibilities, controls and monitoring

For additional information, please refer to State Guide for the Preparation of Traffic Impacts Studies at:

<http://www.dot.ca.gov/hq/traffops/developserv/operationalsystems/reports/tisguide.pdf>

We acknowledge West Hollywood will address multi-modal transportation facilities including accommodating a future subway extension through the City. Caltrans provides a variety transportation planning grants for a wide range of transportation planning projects that are intended to promote a balanced comprehensive multi-model transportation system. These grants include Community Base Transportation Planning studies and Transit Planning studies. Each grant has program-specific purposes and is intended to address local needs.

If you have any questions regarding our comments, please call Zeron Jefferson at (213) 897-1333 or me at (213) 897 – 6696 and please refer to our record number 091004/EA.

Sincerely,



Elmer Alvarez
IGR/CEQA Program Manager
Caltrans, District 7

cc: Scott Morgan, State Clearinghouse

DEPARTMENT OF
CITY PLANNING

200 N. SPRING STREET, ROOM 525
LOS ANGELES, CA 90012-4801

AND
6262 VAN NUYS BLVD., SUITE 351
VAN NUYS, CA 91401

CITY PLANNING COMMISSION

WILLIAM ROSCHEN
PRESIDENT
REGINA M. FREER
VICE-PRESIDENT

SEAN O. BURTON
DIEGO CARDOSO
FR. SPENCER T. KEZIOS
YOLANDA OROZCO
BARBARA ROMERO
MICHAEL K. WOO
VACANT

JAMES WILLIAMS
COMMISSION EXECUTIVE ASSISTANT
(213) 978-1300

CITY OF LOS ANGELES
CALIFORNIA



ANTONIO R. VILLARAIGOSA
MAYOR



EXECUTIVE OFFICES

S. GAIL GOLDBERG, AICP
DIRECTOR
(213) 978-1271

VINCENT P. BERTONI, AICP
DEPUTY DIRECTOR
(213) 978-1274

JANE BLUMENFELD
ACTING DEPUTY DIRECTOR
(213) 978-1272

EVA YUAN-MCDANIEL
DEPUTY DIRECTOR
(213) 978-1273

FAX: (213) 978-1275

INFORMATION
(213) 978-1270

www.planning.lacity.org

October 27, 2009

Bianca Siegl, Associate Planner
City of West Hollywood
Community Development Department
8300 Santa Monica Boulevard
West Hollywood, CA 90069

Dear Ms. Siegl,

This letter is to inform you that the Community Planning division within the Los Angeles Department of City Planning has received the Notice of Preparation for the City of West Hollywood General Plan Environmental Impact Report (EIR).

We are particularly interested in how the EIR is going to handle regional issues such as air quality, traffic, and water issues. While we do not have other specific comments regarding the scope and content to be included in the EIR, we appreciate being kept up to speed. We look forward to working with you and participating more in the future.

Regards,

Courtney Schoenwald
Planning Assistant

213.978.1304

Courtney.Schoenwald@lacity.org



COUNTY OF LOS ANGELES

FIRE DEPARTMENT

1320 NORTH EASTERN AVENUE
LOS ANGELES, CALIFORNIA 90063-3294

(323) 890-4330

P. MICHAEL FREEMAN
FIRE CHIEF
FORESTER & FIRE WARDEN

January 28, 2010

Bianca Siegel, Associate Planner
City of West Hollywood
Community Development Department
8300 Santa Monica Boulevard
West Hollywood, CA 90069

Dear Ms. Siegel:

**NOTICE OF PREPARATION OF DRAFT PROGRAM ENVIRONMENTAL IMPACT REPORT,
PROJECT: CITY OF WEST HOLLYWOOD GENERAL PLAN UPDATE, WEST HOLLYWOOD
(FFER #200900201)**

The Notice of Preparation has been reviewed by the Planning Division, Land Development Unit, Forestry Division, and Health Hazardous Materials Division of the County of Los Angeles Fire Department. The following are their comments:

PLANNING DIVISION:

1. Fire protection and emergency medical services for the City of West Hollywood are provided by the Los Angeles County Fire Department (LACoFD). The LACoFD operates two Fire Stations within the City boundaries.
 - a. Fire Station 7 is located at 864 N. San Vicente Blvd., West Hollywood, CA 90069-4007. It is staffed with a four-person paramedic engine and a two-person paramedic squad.
 - b. Fire Station 8 is located at 7643 W. Santa Monica Blvd, West Hollywood, CA 90046-6408. It is staffed with a three-person engine company and a four-person truck company that respond together as a light force, a four-person engine company and a two-person paramedic squad.

SERVING THE UNINCORPORATED AREAS OF LOS ANGELES COUNTY AND THE CITIES OF:

| | | | | | | | |
|--------------|-----------|------------------|----------------------|-----------|----------------------|-----------------------|------------------|
| AGOURA HILLS | BRADBURY | CUDAHY | HAWTHORNE | LA MIRADA | MALIBU | POMONA | SIGNAL HILL |
| ARTESIA | CALABASAS | DIAMOND BAR | HIDDEN HILLS | LA PUENTE | MAYWOOD | RANCHO PALOS VERDES | SOUTH EL MONTE |
| AZUSA | CARSON | DUARTE | HUNTINGTON PARK | LAKESIDE | NORWALK | ROLLING HILLS | SOUTH GATE |
| BALDWIN PARK | CERRITOS | EL MONTE | INDUSTRY | LANCASTER | PALMDALE | ROLLING HILLS ESTATES | TEMPLE CITY |
| BELL | CLAREMONT | GARDENA | INGLEWOOD | LAWDALE | PALOS VERDES ESTATES | ROSEMEAD | WALNUT |
| BELL GARDENS | COMMERCE | GLENDORA | IRWINDALE | LOMITA | PARAMOUNT | SAN DIMAS | WEST HOLLYWOOD |
| BELLFLOWER | COVINA | HAWAIIAN GARDENS | LA CANADA-FLINTRIDGE | LYNWOOD | PICO RIVERA | SANTA CLARITA | WESTLAKE VILLAGE |
| | | | LA HABRA | | | | WHITTIER |

Bianca Siegel, Associate Planner
January 28, 2010
Page 2

LAND DEVELOPMENT UNIT:

1. We have no comments at this time.

FORESTRY DIVISION – OTHER ENVIRONMENTAL CONCERNS:

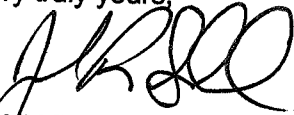
1. The statutory responsibilities of the County of Los Angeles Fire Department, Forestry Division include erosion control, watershed management, rare and endangered species, vegetation, fuel modification for Very High Fire Hazard Severity Zones or Fire Zone 4, archeological and cultural resources, and the County Oak Tree Ordinance. Potential impacts in these areas should be addressed in the final Environmental Impact Report.

HEALTH HAZARDOUS MATERIALS DIVISION:

1. Health Hazardous Materials Division has no objection with the proposed project.

If you have any additional questions, please contact this office at (323) 890-4330.

Very truly yours,



JOHN R. TODD, CHIEF, FORESTRY DIVISION
PREVENTION SERVICES BUREAU

JRT:lj

From: WHWRA [mailto:president@whwra.org]
Sent: Thursday, October 15, 2009 2:55 PM
To: Bianca Siegl
Cc: Anne McIntosh; John Keho; Dan Siegel; Eric d'Arbeloff; Patrick Shandrick
Subject: Item 9A

Dear Bianca,

I have a work conflict and am unlikely to attend tonight's Scoping Meeting regarding the General Plan, but I would like my comments to be part of the record:

We keep hearing that one of the City's goals in updating the General Plan is to "make enhancements," yet recent documents (GPAC #2) from the last General Plan Advisory Committee meeting lead me to believe that the City wants to make major changes to the City's zoning ordinance — not just "enhancements" — by increasing building height and density and intensifying use. This concerns me.

The City also seems to be putting a lot of hope into future transit-related improvements, such as subway stops in West Hollywood. However, there are no guarantees that those future transit improvements will occur.

I'd like to see the City study the impacts of proposed General Plan changes on transportation (specifically traffic and parking) *assuming those transit-related improvements do not occur*. I'd also like to see the City study the potential impacts of any proposed changes to zoning or land use in terms of: utilities (particularly water consumption), hydrology and geology, aesthetics and air quality.

I'd like to see the City study potential impacts if it were to consider down-zoning certain commercial streets, rather than increasing the density and height of all its commercial streets as is suggested in the GPAC #2 document. For example, Melrose Avenue, particularly west of La Cienega, has a certain character and uniqueness that could be severely hurt by higher intensity projects. In addition, Melrose Avenue is a narrow commercial street that is already busting at the seams in terms of traffic and parking issues. Perhaps this area should *not* be allowed to have three-story buildings.

For West Hollywood West, we would specifically like to request:

(1) Putting back "height-averaging" particularly on Doheny. When height-averaging was originally removed from Doheny, Planning staff said it was an "unintentional mistake" that would be corrected during the Zoning Ordinance "clean-up." That was back in 2002 and it was not changed. City Council then said it would be taken care of during the General Plan update process. So, we are requesting again to please reinstate height-averaging on Doheny.

(2) Looking at down-zoning the east side of the 500 block of West Knoll to a zoning that is more compatible with the surrounding neighborhood (i.e., R1b). FYI - the City has done this in the past (e.g., north side of Rangely Ave.), and would not be setting any negative precedent by doing so.

I appreciate your consideration. Also, if you could please reply to confirm receipt.

Thank you,

Lauren Meister

--

Lauren Meister
President, WHWRA

Phone: 310-659-3379

Fax: 310-659-3380

Email: president@whwra.org



WHWRA... where neighborhood matters

For news about your neighborhood now, visit...
<http://www.whwra.org>

If you wish to be removed from the WHWRA email list, please reply to president@whwra.org and type "UNSUBSCRIBE" in the subject line.

The information in this e-mail is confidential and may be legally privileged. It is intended solely for the addressee and access to this e-mail by anyone else is unauthorized. If you have received it in error, please contact Lauren Meister immediately (email president@whwra.org or phone 1.310.659.3379). Thank you.



October 29, 2009

Submitted electronically

Ms. Bianca Siegl, Associate Planner
City of West Hollywood
Community Development Department
8300 Santa Monica Boulevard
West Hollywood, CA 90069
Email: bsiegl@weho.org

Re: City of West Hollywood General Plan Update—Notice of Preparation

Dear Ms. Siegl:

On behalf of the Los Angeles Conservancy, thank you for the opportunity to comment on the Notice of Preparation for the City of West Hollywood General Plan update. The Los Angeles Conservancy is the largest local preservation organization in the United States, with 7,000 members throughout the Los Angeles area. Established in 1978, the Conservancy works to preserve and revitalize the significant architectural heritage of Los Angeles County through advocacy and education.

West Hollywood has long been praised for the community's commitment and dedication to historic preservation. In 2007, the National Trust named West Hollywood one of America's "Dozen Distinctive Destinations" in recognition of the city's preservation efforts and historic sites. In 2008, the Los Angeles Conservancy awarded West Hollywood the grade of "A" on its Preservation Report Card, which grades jurisdictions on their ability to protect privately owned historic resources.¹ West Hollywood was one of only seven cities countywide to receive an "A."

The Conservancy sees the General Plan Update, which will guide the city's growth and development for the next twenty years, as an opportunity to strengthen West Hollywood's already notable Historic Preservation program. In addition to comments directed at the Historic Preservation Element, the Conservancy urges the city to integrate historic preservation-related goals and policies into the Land Use and Sustainability Elements that will serve to enhance West Hollywood's commitment to maintaining neighborhood character and encouraging alternative methods of attaining sustainability.

The Conservancy provides the following comments on the Notice of Preparation for the city's General Plan Update:

¹ Los Angeles Conservancy. 2008 Los Angeles County Preservation Report Card.
http://www.laconservancy.org/issues/LAC_ReportCard08_corrected.pdf

Historic Preservation Element

* **Establish goal for regularly occurring updates of the city's Historic Resource Survey.** The Conservancy applauds the City of West Hollywood for its ongoing efforts to update the city's comprehensive Historic Resource Survey, which was first completed in 1986-87. Future Historic Resource Survey updates should include single-family and commercial properties, which have not been surveyed in over twenty years. This will be critical to provide accurate and complete information about the city's diverse historic resources.

Fortunately, West Hollywood's small size of 1.9 square miles enables more frequent updates to the city's Historic Resource Survey. The Historic Preservation Element should set a clear goal for regularly occurring updates of the Historic Resource Survey.

* **Adopt policy to establish review by the Historic Preservation Commission of all structures at least 50 years of age or older for which applications for demolition permits have been made.** This forward thinking policy affords the City the opportunity to review and potentially protect significant local resources that have not received landmark designation and may not yet appear on the city's Historic Resource Survey, including those that have attained significance since the last survey was completed. (The City of Santa Monica has adopted this policy.)

* **Adopt policy that enables local design review by the Historic Preservation Commission for local properties listed solely in the California Register of Historical Resources or the National Register of Historic Places.** Unless already protected through local landmark designation, historic resources listed in either the California Register or National Register do not ordinarily receive local design review and can be susceptible to inappropriate alterations or demolition. Because of the higher threshold of significance required for designation in these registration programs, the city should adopt a policy to ensure comparable protections alongside resources designated as local West Hollywood landmarks. (The City of Pasadena has adopted this policy.)

Land Use Element

The Historic Resource Inventory and the city's 1998 Historic Preservation Element should be recognized as important underlying policy documents in the Land Use Element. The Land Use Element should guide property owners as stewards of the past as well as the future, and, as appropriate, refer directly to the Historic Preservation Element.

The Notice of Preparation states that "the General Plan update will develop policies for neighborhood preservation and enhancement."² The role of historic preservation in preserving neighborhoods, defining urban form and character, achieving a sustainable community, and encouraging small, local, community serving businesses should be a

² Notice of Preparation. City of West Hollywood General Plan Update. Sept. 30, 2009.

fundamental strategy in realizing the goals of the Land Use Element and be clearly endorsed in that document.

Sustainability Element

Likewise, a clear connection should be established between historic preservation and sustainability in the Sustainability Element. As stated by the National Trust for Historic Preservation:

Historic preservation is an effective tool for valuing and protecting our environmental resources, including those that have already been expended as well as those not yet used. Because it encourages us to reuse sound older buildings instead of abandoning or demolishing them.... preservation is “recycling” on a grand scale.³

As such, the Sustainability Element should include specific language that both highlights and promotes historic preservation and the reuse of the city’s older building stock as ways of attaining the goals that are set forth in this document.

Thank you for the opportunity to comment on West Hollywood’s General Plan Update. Should you have any questions, please contact me at 213-430-4203 or mbuhler@laconservancy.org.

Sincerely,



Mike Buhler
Director of Advocacy

³ National Trust for Historic Preservation, Smart Growth Network. “Historic Preservation and Sustainability.” <http://www.smartgrowth.org/library/articles.asp?art=3468&res=1024>



COUNTY SANITATION DISTRICTS OF LOS ANGELES COUNTY

1955 Workman Mill Road, Whittier, CA 90601-1400
Mailing Address: P.O. Box 4998, Whittier, CA 90607-4998
Telephone: (562) 699-7411, FAX: (562) 699-5422
www.lacsd.org

STEPHEN R. MAGUIN
Chief Engineer and General Manager

October 7, 2009

File No: 04-00.04-00

Ms. Bianca Siegl, Associate Planner
Community Development Department
City of West Hollywood
8300 Santa Monica Boulevard
West Hollywood, CA 90069-6216

Dear Ms. Siegl:

City of West Hollywood General Plan Update

The County Sanitation Districts of Los Angeles County (Districts) received a Notice of Preparation of a Draft Environmental Impact Report for the subject project on October 5, 2009. The City of West Hollywood (City) is located within the jurisdictional boundaries of District No. 4. We offer the following comments regarding sewerage service:

1. The Districts own, operate, and maintain only the large trunk sewers that form the backbone of the regional wastewater conveyance system. Local collector and/or lateral sewer lines are the responsibility of the jurisdiction in which they are located. As such, the Districts cannot comment on any deficiencies in the sewerage system in the City except to state that presently no deficiencies exist in Districts' facilities that serve the City.
2. Wastewater flow from some areas of the City is conveyed through local sewer lines, Districts' trunk sewers, and City of Los Angeles (CLA) sewers, while wastewater flow from other areas is conveyed through local sewer lines and CLA sewers only. All wastewater flow from the City is treated by the CLA Hyperion Treatment System. Information regarding sewerage service for the City should also be directed to the City of Los Angeles' Department of Public Works.
3. The Districts are authorized by the California Health and Safety Code to charge a fee for the privilege of connecting (directly or indirectly) to the Districts' Sewerage System or increasing the strength or quantity of wastewater attributable to a particular parcel or operation already connected. This connection fee is a capital facilities fee that is imposed in an amount sufficient to construct an incremental expansion of the Sewerage System to accommodate proposed projects. Payment of a connection fee is required before a permit to connect to the sewer is issued. For a copy of the Connection Fee Information Sheet, go to www.lacsd.org, Information Center, Will Serve Program, Obtain Will Serve Letter, and click on the appropriate link on page 2. For more specific information regarding the connection fee application procedure and fees, please contact the Connection Fee Counter at extension 2727.

4. In order for the Districts to conform to the requirements of the Federal Clean Air Act (CAA), the design capacities of the Districts' wastewater treatment facilities are based on the regional growth forecast adopted by the Southern California Association of Governments (SCAG). Specific policies included in the development of the SCAG regional growth forecast are incorporated into clean air plans, which are prepared by the South Coast and Antelope Valley Air Quality Management Districts in order to improve air quality in the South Coast and Mojave Desert Air Basins as mandated by the CAA. All expansions of Districts' facilities must be sized and service phased in a manner that will be consistent with the SCAG regional growth forecast for the counties of Los Angeles, Orange, San Bernardino, Riverside, Ventura, and Imperial. The available capacity of the Districts' treatment facilities will, therefore, be limited to levels associated with the approved growth identified by SCAG. As such, this letter does not constitute a guarantee of wastewater service, but is to advise you that the Districts intend to provide this service up to the levels that are legally permitted and to inform you of the currently existing capacity and any proposed expansion of the Districts' facilities.

If you have any questions, please contact the undersigned at (562) 908-4288, extension 2717.

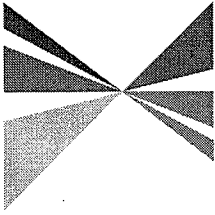
Very truly yours,

Stephen R. Maguin



Ruth I. Frazen
Customer Service Specialist
Facilities Planning Department

RIF:rf



ASSOCIATION OF GOVERNMENTS

Main Office

818 West Seventh Street
12th Floor
Los Angeles, California
90017-3435

t (213) 236-1800
f (213) 236-1825

www.scag.ca.gov

Officers

- President
Jon Edney, El Centro
- First Vice President
Larry McCallon, Highland
- Second Vice President
Pam O'Connor, Santa Monica
- Immediate Past President
Richard Dixon, Lake Forest

Executive/Administration Committee Chair

Jon Edney, El Centro

Policy Committee Chairs

- Community, Economic and Human Development
Carl Morehouse, Ventura
- Energy & Environment
Keith Hanks, Azusa
- Transportation
Mike Ten, South Pasadena

October 27, 2009

Ms. Bianca Siegl
Associate Planner
City of West Hollywood
Community Development Department
8300 Santa Monica Boulevard
West Hollywood, CA 90069
bsiegl@weho.org

RE: SCAG Comments on the Notice of Preparation of a Draft Program Environmental Impact Report for the City of West Hollywood General Plan Update [I20090599]

Dear Ms. Siegl,

Thank you for submitting the **Notice of Preparation of a Draft Program Environmental Impact Report (DPEIR) for the City of West Hollywood General Plan Update [I20090599]** to the Southern California Association of Governments (SCAG) for review and comment. SCAG is the authorized regional agency for Inter-Governmental Review of Programs proposed for federal financial assistance and direct development activities, pursuant to Presidential Executive Order 12372 (replacing A-95 Review). Additionally, pursuant to Public Resources Code Section 21083(d) SCAG reviews Environmental Impact Reports of projects of regional significance for consistency with regional plans per the California Environmental Quality Act Guidelines, Sections 15125(d) and 15206(a)(1). SCAG is also the designated Regional Transportation Planning Agency and as such is responsible for both preparation of the Regional Transportation Plan (RTP) and Regional Transportation Improvement Program (RTIP) under California Government Code Section 65080 and 65082.

SCAG staff has reviewed this project and determined that the proposed project is regionally significant per California Environmental Quality Act (CEQA) Guidelines, Sections 15125 and/or 15206. The proposed project is the comprehensive update and implementation of the City of West Hollywood General Plan.

Policies of SCAG's Regional Transportation Plan (RTP) and Compass Growth Visioning (CGV) that may be applicable to your project are outlined in the attachment. The RTP, CGV, and table of policies can be found on the SCAG web site at: <http://scag.ca.gov/igr>. For ease of review, we would encourage you to use a side-by-side comparison of all SCAG policies with a discussion of the consistency, non-consistency or non-applicability of the policy and supportive analysis in a table format (example attached).

The attached policies are meant to provide guidance for considering the proposed project within the context of our regional goals and policies. We also encourage the use of the SCAG List of Mitigation Measures extracted from the RTP to aid with demonstrating consistency with regional plans and policies. **Please provide a minimum of 45 days for SCAG to review the DPEIR and associated plans when these documents are available.** If you have any questions regarding the attached comments, please contact Bernard Lee at (213) 236-1800 or lee@scag.ca.gov. Thank you.

Sincerely,

Jacob Lieb, Manager
Assessment, Housing & EIR

DOCS# 154335

**COMMENTS ON THE NOTICE OF PREPARATION OF A
DRAFT PROGRAM ENVIRONMENTAL IMPACT REPORT FOR THE
CITY OF WEST HOLLYWOOD GENERAL PLAN UPDATE
[SCAG NO. I20090599]**

PROJECT LOCATION

The project covers the entire City of West Hollywood, which is located in Los Angeles County, California.

PROJECT DESCRIPTION

The proposed project is the comprehensive update and implementation of the City of West Hollywood General Plan. West Hollywood is a built out city with limited room for new development or physical changes. The focus of the General Plan update is on preserving and enhancing the quality of life for residents while also allowing new development that supports the community's vision for the future.

The General Plan establishes a comprehensive community vision for West Hollywood with regard to land use, housing, circulation, open space/conservation, noise, economic development, public safety, community services and governance. As a blueprint for the future, the plan must contain policies and programs designed to provide decision-makers with a solid basis for decisions related to land use and development. The General Plan is founded upon the community's vision for West Hollywood and expresses the community's long-term goals.

To achieve the vision of the community, the General Plan defines long-term community goals and decision-making policies through text and maps in each of the elements. The General Plan update will also include implementation programs describing actions or strategies to help achieve the community's vision. The recommended implementation programs serve as the basis for future programming decisions related to the assignment of staff and expenditure of City funds.

The General Plan update is currently under development. Based on the preliminary work on the General Plan update, the document will address three basic questions.

- 1) How do we preserve and enhance the neighborhoods and residential areas in West Hollywood?
- 2) How does the City enhance West Hollywood's boulevards and districts in a way that improves the quality of life in the City, relieves development pressure on residential neighborhoods, maintains economic development, improves mobility, encourages transit-oriented development, and enhances the City?
- 3) How do we improve and enhance the quality of life and the identity of the City through General Plan programs and policies?

Topics that will be addressed in the General Plan update include the following:

- Land Use
- Transportation
- Housing
- Historic Preservation
- Sustainability
- Human Services and Education
- Arts and Culture
- Parks and Recreation
- Health and Active Living
- Governance

- Public Safety

CONSISTENCY WITH REGIONAL TRANSPORTATION PLAN

Regional Growth Forecasts

The DPEIR should reflect the most current SCAG forecasts, which are the 2008 RTP (May 2008) Population, Household and Employment forecasts. The forecasts for your region, subregion, and city are as follows:

Adopted SCAG Regionwide Forecasts¹

| | <u>2010</u> | <u>2015</u> | <u>2020</u> | <u>2025</u> | <u>2030</u> | <u>2035</u> |
|------------|-------------|-------------|-------------|-------------|-------------|-------------|
| Population | 19,418,344 | 20,465,830 | 21,468,948 | 22,395,121 | 23,255,377 | 24,057,286 |
| Households | 6,086,986 | 6,474,074 | 6,840,328 | 7,156,645 | 7,449,484 | 7,710,722 |
| Employment | 8,349,453 | 8,811,406 | 9,183,029 | 9,546,773 | 9,913,376 | 10,287,125 |

Adopted WCCOG Subregion Forecasts¹

| | <u>2010</u> | <u>2015</u> | <u>2020</u> | <u>2025</u> | <u>2030</u> | <u>2035</u> |
|------------|-------------|-------------|-------------|-------------|-------------|-------------|
| Population | 238,853 | 241,697 | 244,876 | 247,938 | 250,890 | 253,719 |
| Households | 116,180 | 117,655 | 119,209 | 120,423 | 121,595 | 122,561 |
| Employment | 255,625 | 260,054 | 262,882 | 266,208 | 269,760 | 273,161 |

Adopted City of West Hollywood Forecasts¹

| | <u>2010</u> | <u>2015</u> | <u>2020</u> | <u>2025</u> | <u>2030</u> | <u>2035</u> |
|------------|-------------|-------------|-------------|-------------|-------------|-------------|
| Population | 38,223 | 38,515 | 38,863 | 39,196 | 39,515 | 39,821 |
| Households | 23,718 | 24,001 | 24,298 | 24,531 | 24,755 | 24,940 |
| Employment | 32,185 | 32,825 | 33,233 | 33,714 | 34,227 | 34,719 |

1. The 2008 RTP growth forecast at the regional, subregional, and city level was adopted by the Regional Council in May 2008. City totals are the sum of small area data and should be used for advisory purposes only.

The **2008 Regional Transportation Plan (RTP)** also has goals and policies that are pertinent to this proposed project. This RTP links the goal of sustaining mobility with the goals of fostering economic development, enhancing the environment, reducing energy consumption, promoting transportation-friendly development patterns, and encouraging fair and equitable access to residents affected by socio-economic, geographic and commercial limitations. The RTP continues to support all applicable federal and state laws in implementing the proposed project. Among the relevant goals and policies of the RTP are the following:

Regional Transportation Plan Goals:

- RTP G1** *Maximize mobility and accessibility for all people and goods in the region.*
- RTP G2** *Ensure travel safety and reliability for all people and goods in the region.*
- RTP G3** *Preserve and ensure a sustainable regional transportation system.*
- RTP G4** *Maximize the productivity of our transportation system.*
- RTP G5** *Protect the environment, improve air quality and promote energy efficiency.*
- RTP G6** *Encourage land use and growth patterns that complement our transportation investments.*
- RTP G7** *Maximize the security of our transportation system through improved system monitoring, rapid recovery planning, and coordination with other security agencies.*

GROWTH VISIONING

The fundamental goal of the **Compass Growth Visioning** effort is to make the SCAG region a better place to live, work and play for all residents regardless of race, ethnicity or income class. Thus, decisions regarding growth, transportation, land use, and economic development should be made to promote and sustain for future generations the region's mobility, livability and prosperity. The following "Regional Growth Principles" are proposed to provide a framework for local and regional decision making that improves the quality of life for all SCAG residents. Each principle is followed by a specific set of strategies intended to achieve this goal.

Principle 1: Improve mobility for all residents.

- GV P1.1** *Encourage transportation investments and land use decisions that are mutually supportive.*
- GV P1.2** *Locate new housing near existing jobs and new jobs near existing housing.*
- GV P1.3** *Encourage transit-oriented development.*
- GV P1.4** *Promote a variety of travel choices*

Principle 2: Foster livability in all communities.

- GV P2.1** *Promote infill development and redevelopment to revitalize existing communities.*
- GV P2.2** *Promote developments, which provide a mix of uses.*
- GV P2.3** *Promote "people scaled," walkable communities.*
- GV P2.4** *Support the preservation of stable, single-family neighborhoods.*

Principle 3: Enable prosperity for all people.

- GV P3.1** *Provide, in each community, a variety of housing types to meet the housing needs of all income levels.*
- GV P3.2** *Support educational opportunities that promote balanced growth.*
- GV P3.3** *Ensure environmental justice regardless of race, ethnicity or income class.*
- GV P3.4** *Support local and state fiscal policies that encourage balanced growth*
- GV P3.5** *Encourage civic engagement.*

Principle 4: Promote sustainability for future generations.

- GV P4.1** *Preserve rural, agricultural, recreational, and environmentally sensitive areas*
- GV P4.2** *Focus development in urban centers and existing cities.*
- GV P4.3** *Develop strategies to accommodate growth that uses resources efficiently, eliminate pollution and significantly reduce waste.*
- GV P4.4** *Utilize "green" development techniques*

CONCLUSION

As the clearinghouse for regionally significant projects per Executive Order 12372, SCAG reviews the consistency of local plans, projects, and programs with regional plans. This activity is based on SCAG's responsibilities as a regional planning organization pursuant to state and federal laws and regulations. Guidance provided by these reviews is intended to assist local agencies and project sponsors to take actions that contribute to the attainment of regional goals and policies.

All feasible measures needed to mitigate any potentially negative regional impacts associated with the proposed project should be implemented and monitored, as required by CEQA. We recommend that you review the SCAG List of Mitigation Measures for additional guidance, and encourage you to follow them, where applicable to your project. The SCAG List of Mitigation Measures may be found here:

http://www.scag.ca.gov/igr/documents/SCAG_IGRMMRP_2008.pdf

SUGGESTED SIDE BY SIDE FORMAT - COMPARISON TABLE OF SCAG POLICIES

For ease of review, we would encourage the use of a side-by-side comparison of all SCAG policies with a discussion of the consistency, non-consistency or not applicable of the policy and supportive analysis in a table format. All policies and goals must be evaluated as to impacts. Suggested format is as follows:

The complete table can be found at: <http://www.scag.ca.gov/igr/>

- Click on "**Demonstrating Your Project's Consistency With SCAG Policies**"
- Scroll down to "**Table of SCAG Policies for IGR**"

| SCAG Regional Transportation Plan Goals and Compass Growth Visioning Principles | | |
|---|--|---|
| Regional Transportation Plan Goals | | |
| Goal/ Principle Number | Policy Text | Statement of Consistency, Non-Consistency, or Not Applicable |
| RTP G1 | Maximize mobility and accessibility for all people and goods in the region. | <i>Consistent: Statement as to why</i> <i>Not-Consistent: Statement as to why</i> <i>or</i> <i>Not Applicable: Statement as to why</i> |
| RTP G2 | Ensure travel safety and reliability for all people and goods in the region. | <i>Consistent: Statement as to why</i> <i>Not-Consistent: Statement as to why</i> <i>or</i> <i>Not Applicable: Statement as to why</i> |
| RTP G3 | Preserve and ensure a sustainable regional transportation system. | <i>Consistent: Statement as to why</i> <i>Not-Consistent: Statement as to why</i> <i>or</i> <i>Not Applicable: Statement as to why</i> |
| Etc. | Etc. | Etc. |



South Coast Air Quality Management District

21865 Copley Drive, Diamond Bar, CA 91765-4178
(909) 396-2000 • www.aqmd.gov



October 9, 2009

Ms. Bianca Siegl, Associate Planner
City of West Hollywood
Community Development Department
8300 Santa Monica Boulevard
West Hollywood, CA 90069

Dear Ms. Siegl:

Notice of Preparation of a Draft Environmental Impact Report (Draft EIR) for the City of West Hollywood General Plan Update

The South Coast Air Quality Management District (SCAQMD) appreciates the opportunity to comment on the above-mentioned document. The SCAQMD's comments are recommendations regarding the analysis of potential air quality impacts from the proposed project that should be included in the draft environmental impact report (EIR). Please send the SCAQMD a copy of the Draft EIR upon its completion. **In addition, please send with the draft EIR all appendices or technical documents related to the air quality analysis and electronic versions of all air quality modeling and health risk assessment files. Electronic files include spreadsheets, database files, input files, output files, etc., and does not mean Adobe PDF files. Without all files and supporting air quality documentation, the SCAQMD will be unable to complete its review of the air quality analysis in a timely manner. Any delays in providing all supporting air quality documentation will require additional time for review beyond the end of the comment period.**

Air Quality Analysis

The SCAQMD adopted its California Environmental Quality Act (CEQA) Air Quality Handbook in 1993 to assist other public agencies with the preparation of air quality analyses. The SCAQMD recommends that the Lead Agency use this Handbook as guidance when preparing its air quality analysis. Copies of the Handbook are available from the SCAQMD's Subscription Services Department by calling (909) 396-3720. Alternatively, the lead agency may wish to consider using the California Air Resources Board (CARB) approved URBEMIS 2007 Model. This model is available on the SCAQMD Website at: www.urbemis.com.

The Lead Agency should identify any potential adverse air quality impacts that could occur from all phases of the project and all air pollutant sources related to the project. Air quality impacts from both construction (including demolition, if any) and operations should be calculated. Construction-related air quality impacts typically include, but are not limited to, emissions from the use of heavy-duty equipment from grading, earth-loading/unloading, paving, architectural coatings, off-road mobile sources (e.g., heavy-duty construction equipment) and on-road mobile sources (e.g., construction worker vehicle trips, material transport trips). Operation-related air quality impacts may include, but are not limited to, emissions from stationary sources (e.g., boilers), area sources (e.g., solvents and coatings), and vehicular trips (e.g., on- and off-road tailpipe emissions and entrained dust). Air quality impacts from indirect sources, that is, sources that generate or attract vehicular trips should be included in the analysis.

The SCAQMD has developed a methodology for calculating PM_{2.5} emissions from construction and operational activities and processes. In connection with developing PM_{2.5} calculation methodologies, the SCAQMD has also developed both regional and localized significance thresholds. The SCAQMD requests that the lead agency quantify PM_{2.5} emissions and compare the results to the recommended PM_{2.5} significance thresholds. Guidance for calculating PM_{2.5} emissions and PM_{2.5} significance thresholds can be found at the following internet address:
http://www.aqmd.gov/ceqa/handbook/PM2_5/PM2_5.html.

In addition to analyzing regional air quality impacts the SCAQMD recommends calculating localized air quality impacts and comparing the results to localized significance thresholds (LSTs). LST's can be used in addition to the recommended regional significance thresholds as a second indication of air quality impacts when preparing a CEQA document. Therefore, when preparing the air quality analysis for the proposed project, it is recommended that the lead agency perform a localized significance analysis by either using the LSTs developed by the SCAQMD or performing dispersion modeling as necessary. Guidance for performing a localized air quality analysis can be found at <http://www.aqmd.gov/ceqa/handbook/LST/LST.html>.

In the event that the proposed project generates or attracts vehicular trips, especially heavy-duty diesel-fueled vehicles, it is recommended that the lead agency perform a mobile source health risk assessment. Guidance for performing a mobile source health risk assessment ("Health Risk Assessment Guidance for Analyzing Cancer Risk from Mobile Source Diesel Idling Emissions for CEQA Air Quality Analysis") can be found on the SCAQMD's CEQA web pages at the following internet address: http://www.aqmd.gov/ceqa/handbook/mobile_toxic/mobile_toxic.html. An analysis of all toxic air contaminant impacts due to the decommissioning or use of equipment potentially generating such air pollutants should also be included.

Mitigation Measures

In the event that the project generates significant adverse air quality impacts, CEQA requires that all feasible mitigation measures that go beyond what is required by law be utilized during project construction and operation to minimize or eliminate significant adverse air quality impacts. To assist the Lead Agency with identifying possible mitigation measures for the project, please refer to Chapter 11 of the SCAQMD CEQA Air Quality Handbook for sample air quality mitigation measures. Additional mitigation measures can be found on the SCAQMD's CEQA web pages at the following internet address: www.aqmd.gov/ceqa/handbook/mitigation/MM_intro.html Additionally, SCAQMD's Rule 403 – Fugitive Dust, and the Implementation Handbook contain numerous measures for controlling construction-related emissions that should be considered for use as CEQA mitigation if not otherwise required. Other measures to reduce air quality impacts from land use projects can be found in the SCAQMD's Guidance Document for Addressing Air Quality Issues in General Plans and Local Planning. This document can be found at the following internet address: <http://www.aqmd.gov/prdas/aqguide/aqguide.html>. In addition, guidance on siting incompatible land uses can be found in the California Air Resources Board's Air Quality and Land Use Handbook: A Community Perspective, which can be found at the following internet address: <http://www.arb.ca.gov/ch/handbook.pdf>. CARB's Land Use Handbook is a general reference guide for evaluating and reducing air pollution impacts associated with new projects that go through the land use decision-making process. Pursuant to state CEQA Guidelines §15126.4 (a)(1)(D), any impacts resulting from mitigation measures must also be discussed.

Data Sources

SCAQMD rules and relevant air quality reports and data are available by calling the SCAQMD's Public Information Center at (909) 396-2039. Much of the information available through the Public Information Center is also available via the SCAQMD's World Wide Web Homepage (<http://www.aqmd.gov>).

The SCAQMD is willing to work with the Lead Agency to ensure that project-related emissions are accurately identified, categorized, and evaluated. Please call Daniel Garcia, Air Quality Specialist, CEQA Section, at (909) 396-3304 if you have any questions regarding this letter.

Sincerely,



Susan Nakamura

Planning Manager

Planning, Rule Development and Area Sources

SN:DG:AK

LAC091001-11AK

Control Number

LAW OFFICES OF
SONGSTAD & RANDALL LLP

2201 DUPONT DRIVE, SUITE 100

IRVINE, CALIFORNIA 92612

TELEPHONE (949) 757-1600

FACSIMILE (949) 757-1613

October 28, 2009

BY FEDERAL EXPRESS

Bianca Siegl, Associate Planner
City of West Hollywood
Community Development Department
8300 Santa Monica Boulevard
West Hollywood, CA 90069

**Re: Response to Notice of Preparation
City of West Hollywood (“City”); General Plan Update EIR**

Dear Ms. Siegl:

The following comments, relative to the scope and content of information to be included and analyzed in the Environmental Impact Report for the City of West Hollywood’s General Plan Update, are submitted on behalf of Fritz B. Hoelscher, Trustee, the owner of 1045 and 1047 N. Crescent Heights Blvd. and the La Ventana Apartments, located at 1031 N. Crescent Heights Blvd., West Hollywood, California.

The comments are as follows:

Chapter I: Community Development Element

Land Use Compatibility Policy Suggestions

Goal 1: Ensure that the distinct character of West Hollywood’s neighborhoods especially along major streets and commercial corridors are respected and reflected in all new development, redevelopment, and infill development.

Policy 1a: Protect sensitive receptors, such as residential areas, hotels, hospitals, schools, places of worship, etc. from the effects of potentially incompatible uses. Where new commercial or industrial development is allowed adjacent to residential areas, maintain standards for circulation, noise, setbacks, buffer areas, landscaping and architecture, which ensure compatibility between the uses.

Policy 1b: Assure that the type and intensity of land use, as well as improvements for the proposed project, are compatible and consistent with that of the immediate neighborhood, so as not to cause a disturbance or a nuisance to existing development.

Chapter II: Infrastructure and Community Services Element

Circulation Policy Suggestions

Policy 1: Consider use of roundabouts at high-collision intersections and/or locations considered for signalization.

Policy 2: Prepare citywide site access management plan to guide development and encourage consolidation of site access driveways on roadways throughout the City.

Policy 3: Prepare cost/benefit review of potential street widenings when balancing air quality, noise, transportation, life-cycle costs, transit, livability, pedestrian environment, sensitive receptors, and need for right-of-way acquisition.

Policy 4: Consider shared parking opportunities between existing or proposed compatible land uses.

Policy 5: Consider reduced parking code requirement for highly urbanized areas or transit-oriented development areas.

Goal 1: Amend City Circulation Element to encourage dynamic and flexible mobility system that supports use of vehicles providing immediate reductions in Greenhouse Gas emissions, air pollutants, and fossil-fuel use. Examples of low/non-polluting vehicles include electric cycles, personal transporters, neighborhood electric vehicles, medium speed electric vehicles, commuter electrics, and touring vehicles.

Policy 1a: Consider modified parking space size for local use vehicles.

Chapter III: Environmental Resources Element

Air Quality Policy Suggestions

Policy 1a: Ensure that projects that generate an increase in vehicular trips do not exceed state thresholds for increased particulate matter in localized areas.

Chapter IV: Hazards Element

Hazardous Materials/Cleanup Policy Suggestions

Goal 1: Encourage and enable transportation behavior that improves air quality and respiratory health.

Policy 1a: The City will collaborate with transportation agencies, utilities, and developers to minimize fugitive dust and emissions from construction and maintenance activities.

Goal 2: Promote measures that will be effective in reducing emissions during construction activities.

Goal 3: Minimize risks to life, property, and environment associated with producing, using, storing, or transporting hazardous materials.

Policy 3a: The City will ensure that construction activities follow existing South Coast Air Quality Management District (SCAQMD) rules and regulations.

Policy 3b: All construction equipment for public and private projects will also comply with CARB's vehicle standards. For projects that may exceed daily construction emissions established by the SCAQMD, Best Available Control Measures will be incorporated to reduce construction emissions to below daily emission standards established by the SCAQMD.

Policy 3c: For projects which may have an adverse impact on adjacent land uses containing sensitive receptors, project proponents will be required to prepare and implement a Construction Management Plan which will include Best Available Control Measures among others. Appropriate control measures will be determined on a project by project basis, and should be specific to the pollutant for which the daily threshold is exceeded. Such control measures may include the following, among others:

- Minimizing simultaneous operation of multiple construction equipment units.
- Implementation of SCAQMD Rule 403, *Fugitive Dust Control Measures*.
- Watering the construction area to minimize fugitive dust.
- Require that off-road diesel powered vehicles used for construction shall be new low emission vehicles, or use retrofit emission control devices, such as diesel oxidation catalysts and diesel particulate filters verified by the California Air Resources Board.
- Minimizing idling time by construction vehicles.

Policy 3d: The City shall minimize stationary source pollution through the following:

- Ensure that industrial and commercial land uses are meeting existing South Coast Air Quality Management District air quality thresholds by adhering to established rules and regulations.
- Encourage the use of new technology to neutralize harmful criteria pollutants from stationary sources.
- Reduce exposure of the City's sensitive receptors to poor air quality nodes through smart land use decisions.

Goal 4: Minimize the threat to public health and safety and to the environment posed by a release of hazardous materials.

Policy 4a: Identify hazardous materials sites, and ensure that the sites are cleaned in conformance with applicable federal and state laws prior to the establishment of new land uses.

Policy 4b: Strictly enforce Federal, State, and local laws and regulations when remediating a site known to contain hazardous materials, especially if the site is to be used for future residential, commercial, or retail uses.

Policy 4c: Ensure buildings and sites are investigated for the presence of hazardous materials and/or waste contamination before development for which City discretionary approval is required. The City shall ensure appropriate measures are taken to protect the health and safety of all possible users and adjacent properties.

Policy 4d: Prior to new construction, rigorously monitor hazardous site conditions to ensure that hazardous sites have been remediated in accordance with Federal, State, and local laws and regulations.

Policy 4e: Continue to monitor the operations of businesses and individuals that handle hazardous materials through the planning and business permit processes.

Policy 4f: Create and periodically review appropriate ordinances or emergency plans which regulate the storage and handling of hazardous materials to conform to the standards and definitions of the State and other regulatory agencies.

Policy 4g: Inform future residents and businesses about former hazardous sites and the dangers of hazardous materials.

Policy 4h: Maintain cooperative relationships with the chemical handlers, response agencies, and community representatives to ensure an informed and coordinated response to chemical emergencies.

Policy 4i: Provide information on available non-hazardous product alternatives, proper storage, management, and disposal of hazardous wastes on the City's website, and at City Hall and other public facilities, as necessary.

Noise Policy Suggestions

Policy 1a: Require that development projects, when constructed, do not result in noise levels that exceed an interior threshold of 45 decibels or an exterior threshold of 65 decibels if they are located adjacent to residential uses.

Policy 2: Require that development projects, when constructed, do not result in noise levels that exceed an interior threshold of 50 decibels or an exterior threshold of 70 decibels if they are located adjacent to commercial or retail uses.

Policy 3: Require appropriate noise mitigation for projects which may exceed interior and exterior thresholds for residential and commercial uses.

Chapter V: Historic Preservation

No suggested policies.

Chapter VI: Safety Element

Safety Policy Suggestions

No suggested policies.

We thank you for the opportunity to provide these comments relative to the City's preparation of an EIR. Should you have any questions in connection with this submission I can be reached by telephone at 949-757-1600 extension 115 or by e-mail at tcarlyle@sr-firm.com should you have any questions.

Very truly yours,


Timothy D. Carlyle
of SONGSTAD & RANDALL LLP

APPENDIX B

AIR QUALITY TECHNICAL DATA

Urbemis 2007 Version 9.2.4

Combined Summer Emissions Reports (Pounds/Day)

File Name: C:\Work\Projects\West Hollywood\EIR\WeHo Area Sources.urb924

Project Name: WeHo Area Sources

Project Location: Los Angeles County

On-Road Vehicle Emissions Based on: Version : Emfac2007 V2.3 Nov 1 2006

Off-Road Vehicle Emissions Based on: OFFROAD2007

Summary Report:

AREA SOURCE EMISSION ESTIMATES

| | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|-------------------------------|------------|------------|-----------|------------|-------------|--------------|------------|
| TOTALS (lbs/day, unmitigated) | 250.94 | 74.64 | 54.44 | 0.00 | 0.17 | 0.17 | 92,664.87 |

SUM OF AREA SOURCE AND OPERATIONAL EMISSION ESTIMATES

| | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|-------------------------------|------------|------------|-----------|------------|-------------|--------------|------------|
| TOTALS (lbs/day, unmitigated) | 250.94 | 74.64 | 54.44 | 0.00 | 0.17 | 0.17 | 92,664.87 |

Area Source Unmitigated Detail Report:

AREA SOURCE EMISSION ESTIMATES Summer Pounds Per Day, Unmitigated

| <u>Source</u> | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|-------------------------------|------------|------------|-----------|------------|-------------|--------------|------------|
| Natural Gas | 5.61 | 74.52 | 45.17 | 0.00 | 0.14 | 0.14 | 92,648.02 |
| Hearth - No Summer Emissions | | | | | | | |
| Landscape | 0.74 | 0.12 | 9.27 | 0.00 | 0.03 | 0.03 | 16.85 |
| Consumer Products | 220.08 | | | | | | |
| Architectural Coatings | 24.51 | | | | | | |
| TOTALS (lbs/day, unmitigated) | 250.94 | 74.64 | 54.44 | 0.00 | 0.17 | 0.17 | 92,664.87 |

Area Source Changes to Defaults

Percentage of residences with wood stoves changed from 10% to 0%

Percentage of residences with wood fireplaces changed from 5% to 0%

Percentage of residences with natural gas fireplaces changed from 85% to 100%

Urbemis 2007 Version 9.2.4

Combined Summer Emissions Reports (Pounds/Day)

File Name: P:\2009\09120175_WehoGPEIR\4.0 Documents_Refs\4.7 Draft Docs\Air Quality\WeHo Mobile.urb924

Project Name: Weho Mobile Source

Project Location: Los Angeles County

On-Road Vehicle Emissions Based on: Version : Emfac2007 V2.3 Nov 1 2006

Off-Road Vehicle Emissions Based on: OFFROAD2007

Summary Report:

OPERATIONAL (VEHICLE) EMISSION ESTIMATES

| | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|-------------------------------|------------|------------|-----------|------------|-------------|--------------|------------|
| TOTALS (lbs/day, unmitigated) | 143.73 | 142.18 | 1,729.38 | 5.84 | 954.00 | 184.34 | 575,400.21 |

SUM OF AREA SOURCE AND OPERATIONAL EMISSION ESTIMATES

| | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|-------------------------------|------------|------------|-----------|------------|-------------|--------------|------------|
| TOTALS (lbs/day, unmitigated) | 143.73 | 142.18 | 1,729.38 | 5.84 | 954.00 | 184.34 | 575,400.21 |

Operational Unmitigated Detail Report:

OPERATIONAL EMISSION ESTIMATES Summer Pounds Per Day, Unmitigated

| <u>Source</u> | <u>ROG</u> | <u>NOX</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM25</u> | <u>CO2</u> |
|-------------------------------|------------|------------|-----------|------------|-------------|-------------|------------|
| General office building | 143.73 | 142.18 | 1,729.38 | 5.84 | 954.00 | 184.34 | 575,400.21 |
| TOTALS (lbs/day, unmitigated) | 143.73 | 142.18 | 1,729.38 | 5.84 | 954.00 | 184.34 | 575,400.21 |

Operational Settings:

Does not include correction for passby trips

Does not include double counting adjustment for internal trips

Analysis Year: 2035 Temperature (F): 80 Season: Summer

Emfac: Version : Emfac2007 V2.3 Nov 1 2006

Summary of Land Uses

| Land Use Type | Acreage | Trip Rate | Unit Type | No. Units | Total Trips | Total VMT |
|-------------------------|---------|-----------|------------|-----------|-------------|------------|
| General office building | | 54.37 | 1000 sq ft | 1,000.00 | 54,370.00 | 553,350.66 |
| | | | | | 54,370.00 | 553,350.66 |

Vehicle Fleet Mix

| Vehicle Type | Percent Type | Non-Catalyst | Catalyst | Diesel |
|-------------------------------------|--------------|--------------|----------|--------|
| Light Auto | 50.2 | 0.0 | 100.0 | 0.0 |
| Light Truck < 3750 lbs | 6.8 | 0.0 | 100.0 | 0.0 |
| Light Truck 3751-5750 lbs | 24.0 | 0.0 | 100.0 | 0.0 |
| Med Truck 5751-8500 lbs | 10.9 | 0.0 | 100.0 | 0.0 |
| Lite-Heavy Truck 8501-10,000 lbs | 1.8 | 0.0 | 83.3 | 16.7 |
| Lite-Heavy Truck 10,001-14,000 lbs | 0.5 | 0.0 | 60.0 | 40.0 |
| Med-Heavy Truck 14,001-33,000 lbs | 1.1 | 0.0 | 18.2 | 81.8 |
| Heavy-Heavy Truck 33,001-60,000 lbs | 0.5 | 0.0 | 0.0 | 100.0 |
| Other Bus | 0.1 | 0.0 | 0.0 | 100.0 |
| Urban Bus | 0.1 | 0.0 | 0.0 | 100.0 |
| Motorcycle | 2.6 | 34.6 | 65.4 | 0.0 |
| School Bus | 0.1 | 0.0 | 0.0 | 100.0 |
| Motor Home | 1.3 | 0.0 | 92.3 | 7.7 |

Travel Conditions

| | Residential | | | Commercial | | |
|---------------------------------------|-------------|-----------|------------|------------|----------|----------|
| | Home-Work | Home-Shop | Home-Other | Commute | Non-Work | Customer |
| Urban Trip Length (miles) | 12.7 | 7.0 | 9.5 | 13.3 | 7.4 | 8.9 |
| Rural Trip Length (miles) | 17.6 | 12.1 | 14.9 | 15.4 | 9.6 | 12.6 |
| Trip speeds (mph) | 30.0 | 30.0 | 30.0 | 30.0 | 30.0 | 30.0 |
| % of Trips - Residential | 32.9 | 18.0 | 49.1 | | | |
| % of Trips - Commercial (by land use) | | | | | | |
| General office building | | | | 35.0 | 17.5 | 47.5 |

Combined Winter Emissions Reports (Pounds/Day)

File Name: C:\Work\Projects\West Hollywood\EIR\WeHo Area Sources.urb924

Project Name: WeHo Area Sources

Project Location: Los Angeles County

On-Road Vehicle Emissions Based on: Version : Emfac2007 V2.3 Nov 1 2006

Off-Road Vehicle Emissions Based on: OFFROAD2007

Summary Report:

AREA SOURCE EMISSION ESTIMATES

| | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|-------------------------------|------------|------------|-----------|------------|-------------|--------------|------------|
| TOTALS (lbs/day, unmitigated) | 251.59 | 98.24 | 55.26 | 0.15 | 2.06 | 2.04 | 122,930.37 |

SUM OF AREA SOURCE AND OPERATIONAL EMISSION ESTIMATES

| | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|-------------------------------|------------|------------|-----------|------------|-------------|--------------|------------|
| TOTALS (lbs/day, unmitigated) | 251.59 | 98.24 | 55.26 | 0.15 | 2.06 | 2.04 | 122,930.37 |

Area Source Unmitigated Detail Report:

AREA SOURCE EMISSION ESTIMATES Winter Pounds Per Day, Unmitigated

| <u>Source</u> | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|--------------------------------------|---------------|--------------|--------------|-------------|-------------|--------------|-------------------|
| Natural Gas | 5.61 | 74.52 | 45.17 | 0.00 | 0.14 | 0.14 | 92,648.02 |
| Hearth | 1.39 | 23.72 | 10.09 | 0.15 | 1.92 | 1.90 | 30,282.35 |
| Landscaping - No Winter Emissions | | | | | | | |
| Consumer Products | 220.08 | | | | | | |
| Architectural Coatings | 24.51 | | | | | | |
| TOTALS (lbs/day, unmitigated) | 251.59 | 98.24 | 55.26 | 0.15 | 2.06 | 2.04 | 122,930.37 |

Area Source Changes to Defaults

Percentage of residences with wood stoves changed from 10% to 0%

Percentage of residences with wood fireplaces changed from 5% to 0%

Percentage of residences with natural gas fireplaces changed from 85% to 100%

Urbemis 2007 Version 9.2.4

Combined Winter Emissions Reports (Pounds/Day)

File Name: P:\2009\09120175_WehoGPEIR\4.0 Documents_Refs\4.7 Draft Docs\Air Quality\WeHo Mobile.urb924

Project Name: Weho Mobile Source

Project Location: Los Angeles County

On-Road Vehicle Emissions Based on: Version : Emfac2007 V2.3 Nov 1 2006

Off-Road Vehicle Emissions Based on: OFFROAD2007

Summary Report:

OPERATIONAL (VEHICLE) EMISSION ESTIMATES

| | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|-------------------------------|------------|------------|-----------|------------|-------------|--------------|------------|
| TOTALS (lbs/day, unmitigated) | 163.23 | 171.49 | 1,618.25 | 4.86 | 954.00 | 184.34 | 520,166.77 |

SUM OF AREA SOURCE AND OPERATIONAL EMISSION ESTIMATES

| | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|-------------------------------|------------|------------|-----------|------------|-------------|--------------|------------|
| TOTALS (lbs/day, unmitigated) | 163.23 | 171.49 | 1,618.25 | 4.86 | 954.00 | 184.34 | 520,166.77 |

Operational Unmitigated Detail Report:

OPERATIONAL EMISSION ESTIMATES Winter Pounds Per Day, Unmitigated

| <u>Source</u> | ROG | NOX | CO | SO2 | PM10 | PM25 | CO2 |
|-------------------------------|--------|--------|----------|------|--------|--------|------------|
| General office building | 163.23 | 171.49 | 1,618.25 | 4.86 | 954.00 | 184.34 | 520,166.77 |
| TOTALS (lbs/day, unmitigated) | 163.23 | 171.49 | 1,618.25 | 4.86 | 954.00 | 184.34 | 520,166.77 |

Operational Settings:

Does not include correction for passby trips
 Does not include double counting adjustment for internal trips
 Analysis Year: 2035 Temperature (F): 60 Season: Winter
 Emfac: Version : Emfac2007 V2.3 Nov 1 2006

Summary of Land Uses

| Land Use Type | Acreage | Trip Rate | Unit Type | No. Units | Total Trips | Total VMT |
|-------------------------|---------|-----------|------------|-----------|-------------|------------|
| General office building | | 54.37 | 1000 sq ft | 1,000.00 | 54,370.00 | 553,350.66 |
| | | | | | 54,370.00 | 553,350.66 |

Vehicle Fleet Mix

| Vehicle Type | Percent Type | Non-Catalyst | Catalyst | Diesel |
|-------------------------------------|--------------|--------------|----------|--------|
| Light Auto | 50.2 | 0.0 | 100.0 | 0.0 |
| Light Truck < 3750 lbs | 6.8 | 0.0 | 100.0 | 0.0 |
| Light Truck 3751-5750 lbs | 24.0 | 0.0 | 100.0 | 0.0 |
| Med Truck 5751-8500 lbs | 10.9 | 0.0 | 100.0 | 0.0 |
| Lite-Heavy Truck 8501-10,000 lbs | 1.8 | 0.0 | 83.3 | 16.7 |
| Lite-Heavy Truck 10,001-14,000 lbs | 0.5 | 0.0 | 60.0 | 40.0 |
| Med-Heavy Truck 14,001-33,000 lbs | 1.1 | 0.0 | 18.2 | 81.8 |
| Heavy-Heavy Truck 33,001-60,000 lbs | 0.5 | 0.0 | 0.0 | 100.0 |
| Other Bus | 0.1 | 0.0 | 0.0 | 100.0 |
| Urban Bus | 0.1 | 0.0 | 0.0 | 100.0 |
| Motorcycle | 2.6 | 34.6 | 65.4 | 0.0 |
| School Bus | 0.1 | 0.0 | 0.0 | 100.0 |

| | | | | | | | | |
|---------------------------------------|-----------|--------------------------|------------|----------|--|------------|--|----------|
| Motor Home | | 1.3 | | 0.0 | | 92.3 | | 7.7 |
| | | <u>Travel Conditions</u> | | | | | | |
| | | Residential | | | | Commercial | | |
| | Home-Work | Home-Shop | Home-Other | Commuter | | Non-Work | | Customer |
| Urban Trip Length (miles) | 12.7 | 7.0 | 9.5 | 13.3 | | 7.4 | | 8.9 |
| Rural Trip Length (miles) | 17.6 | 12.1 | 14.9 | 15.4 | | 9.6 | | 12.6 |
| Trip speeds (mph) | 30.0 | 30.0 | 30.0 | 30.0 | | 30.0 | | 30.0 |
| % of Trips - Residential | 32.9 | 18.0 | 49.1 | | | | | |
| | | | | | | | | |
| % of Trips - Commercial (by land use) | | | | | | | | |
| General office building | | | | 35.0 | | 17.5 | | 47.5 |

Urbemis 2007 Version 9.2.4

Combined Annual Emissions Reports (Tons/Year)

File Name: C:\Work\Projects\West Hollywood\EIR\WeHo Area Sources.urb924

Project Name: WeHo Area Sources

Project Location: Los Angeles County

On-Road Vehicle Emissions Based on: Version : Emfac2007 V2.3 Nov 1 2006

Off-Road Vehicle Emissions Based on: OFFROAD2007

Summary Report:

AREA SOURCE EMISSION ESTIMATES

| | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|---------------------------------|------------|------------|-----------|------------|-------------|--------------|------------|
| TOTALS (tons/year, unmitigated) | 45.79 | 13.63 | 9.94 | 0.00 | 0.04 | 0.04 | 16,926.48 |

SUM OF AREA SOURCE AND OPERATIONAL EMISSION ESTIMATES

| | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|---------------------------------|------------|------------|-----------|------------|-------------|--------------|------------|
| TOTALS (tons/year, unmitigated) | 45.79 | 13.63 | 9.94 | 0.00 | 0.04 | 0.04 | 16,926.48 |

Area Source Unmitigated Detail Report:

AREA SOURCE EMISSION ESTIMATES Annual Tons Per Year, Unmitigated

| <u>Source</u> | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|---------------------------------|------------|------------|-----------|------------|-------------|--------------|------------|
| Natural Gas | 1.02 | 13.60 | 8.24 | 0.00 | 0.03 | 0.03 | 16,908.26 |
| Hearth | 0.01 | 0.01 | 0.01 | 0.00 | 0.00 | 0.00 | 15.14 |
| Landscape | 0.13 | 0.02 | 1.69 | 0.00 | 0.01 | 0.01 | 3.08 |
| Consumer Products | 40.16 | | | | | | |
| Architectural Coatings | 4.47 | | | | | | |
| TOTALS (tons/year, unmitigated) | 45.79 | 13.63 | 9.94 | 0.00 | 0.04 | 0.04 | 16,926.48 |

Area Source Changes to Defaults

Percentage of residences with wood stoves changed from 10% to 0%

Percentage of residences with wood fireplaces changed from 5% to 0%

Percentage of residences with natural gas fireplaces changed from 85% to 100%

Urbemis 2007 Version 9.2.4

Combined Annual Emissions Reports (Tons/Year)

File Name: P:\2009\09120175_WehoGPEIR\4.0 Documents_Refs\4.7 Draft Docs\Air Quality\WeHo Mobile.urb924

Project Name: Weho Mobile Source

Project Location: Los Angeles County

On-Road Vehicle Emissions Based on: Version : Emfac2007 V2.3 Nov 1 2006

Off-Road Vehicle Emissions Based on: OFFROAD2007

Summary Report:

OPERATIONAL (VEHICLE) EMISSION ESTIMATES

| | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|---------------------------------|------------|------------|-----------|------------|-------------|--------------|------------|
| TOTALS (tons/year, unmitigated) | 27.42 | 27.73 | 308.85 | 1.01 | 174.11 | 33.64 | 101,650.50 |

SUM OF AREA SOURCE AND OPERATIONAL EMISSION ESTIMATES

| | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10</u> | <u>PM2.5</u> | <u>CO2</u> |
|---------------------------------|------------|------------|-----------|------------|-------------|--------------|------------|
| TOTALS (tons/year, unmitigated) | 27.42 | 27.73 | 308.85 | 1.01 | 174.11 | 33.64 | 101,650.50 |

Operational Unmitigated Detail Report:

OPERATIONAL EMISSION ESTIMATES Annual Tons Per Year, Unmitigated

| <u>Source</u> | ROG | NOX | CO | SO2 | PM10 | PM25 | CO2 |
|---------------------------------|-------|-------|--------|------|--------|-------|------------|
| General office building | 27.42 | 27.73 | 308.85 | 1.01 | 174.11 | 33.64 | 101,650.50 |
| TOTALS (tons/year, unmitigated) | 27.42 | 27.73 | 308.85 | 1.01 | 174.11 | 33.64 | 101,650.50 |

Operational Settings:

Does not include correction for passby trips
 Does not include double counting adjustment for internal trips
 Analysis Year: 2035 Season: Annual
 Emfac: Version : Emfac2007 V2.3 Nov 1 2006

Summary of Land Uses

| Land Use Type | Acreage | Trip Rate | Unit Type | No. Units | Total Trips | Total VMT |
|-------------------------|---------|-----------|------------|-----------|-------------|------------|
| General office building | | 54.37 | 1000 sq ft | 1,000.00 | 54,370.00 | 553,350.66 |
| | | | | | 54,370.00 | 553,350.66 |

Vehicle Fleet Mix

| Vehicle Type | Percent Type | Non-Catalyst | Catalyst | Diesel |
|-------------------------------------|--------------|--------------|----------|--------|
| Light Auto | 50.2 | 0.0 | 100.0 | 0.0 |
| Light Truck < 3750 lbs | 6.8 | 0.0 | 100.0 | 0.0 |
| Light Truck 3751-5750 lbs | 24.0 | 0.0 | 100.0 | 0.0 |
| Med Truck 5751-8500 lbs | 10.9 | 0.0 | 100.0 | 0.0 |
| Lite-Heavy Truck 8501-10,000 lbs | 1.8 | 0.0 | 83.3 | 16.7 |
| Lite-Heavy Truck 10,001-14,000 lbs | 0.5 | 0.0 | 60.0 | 40.0 |
| Med-Heavy Truck 14,001-33,000 lbs | 1.1 | 0.0 | 18.2 | 81.8 |
| Heavy-Heavy Truck 33,001-60,000 lbs | 0.5 | 0.0 | 0.0 | 100.0 |
| Other Bus | 0.1 | 0.0 | 0.0 | 100.0 |
| Urban Bus | 0.1 | 0.0 | 0.0 | 100.0 |
| Motorcycle | 2.6 | 34.6 | 65.4 | 0.0 |
| School Bus | 0.1 | 0.0 | 0.0 | 100.0 |

Motor Home

1.3

0.0

92.3

7.7

Travel Conditions

Residential

Commercial

| | Home-Work | Home-Shop | Home-Other | Commute | Non-Work | Customer |
|---------------------------------------|-----------|-----------|------------|---------|----------|----------|
| Urban Trip Length (miles) | 12.7 | 7.0 | 9.5 | 13.3 | 7.4 | 8.9 |
| Rural Trip Length (miles) | 17.6 | 12.1 | 14.9 | 15.4 | 9.6 | 12.6 |
| Trip speeds (mph) | 30.0 | 30.0 | 30.0 | 30.0 | 30.0 | 30.0 |
| % of Trips - Residential | 32.9 | 18.0 | 49.1 | | | |
| | | | | | | |
| % of Trips - Commercial (by land use) | | | | | | |
| General office building | | | | 35.0 | 17.5 | 47.5 |

Urbemis 2007 Version 9.2.4

Combined Annual Emissions Reports (Tons/Year)

File Name: C:\Work\Projects\West Hollywood\EIR\WeHo Construction.urb924

Project Name: WeHo Construction

Project Location: Los Angeles County

On-Road Vehicle Emissions Based on: Version : Emfac2007 V2.3 Nov 1 2006

Off-Road Vehicle Emissions Based on: OFFROAD2007

Summary Report:

CONSTRUCTION EMISSION ESTIMATES

| | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10 Dust</u> | <u>PM10 Exhaust</u> | <u>PM10</u> | <u>PM2.5 Dust</u> | <u>PM2.5 Exhaust</u> | <u>PM2.5</u> | <u>CO2</u> |
|-------------------------------------|------------|------------|-----------|------------|------------------|---------------------|-------------|-------------------|----------------------|--------------|------------|
| 2011 TOTALS (tons/year unmitigated) | 2.52 | 3.46 | 4.62 | 0.00 | 1.71 | 0.23 | 1.93 | 0.36 | 0.21 | 0.57 | 682.10 |

Construction Unmitigated Detail Report:

CONSTRUCTION EMISSION ESTIMATES Annual Tons Per Year, Unmitigated

| | <u>ROG</u> | <u>NOx</u> | <u>CO</u> | <u>SO2</u> | <u>PM10 Dust</u> | <u>PM10 Exhaust</u> | <u>PM10</u> | <u>PM2.5 Dust</u> | <u>PM2.5 Exhaust</u> | <u>PM2.5</u> | <u>CO2</u> |
|------------------------------------|------------|------------|-----------|------------|------------------|---------------------|-------------|-------------------|----------------------|--------------|------------|
| 2011 | 2.52 | 3.46 | 4.62 | 0.00 | 1.71 | 0.23 | 1.93 | 0.36 | 0.21 | 0.57 | 682.10 |
| Demolition 01/01/2011-02/28/2011 | 0.02 | 0.15 | 0.11 | 0.00 | 0.00 | 0.01 | 0.01 | 0.00 | 0.01 | 0.01 | 16.90 |
| Fugitive Dust | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| Demo Off Road Diesel | 0.02 | 0.15 | 0.09 | 0.00 | 0.00 | 0.01 | 0.01 | 0.00 | 0.01 | 0.01 | 14.36 |
| Demo On Road Diesel | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| Demo Worker Trips | 0.00 | 0.00 | 0.02 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 2.55 |
| Mass Grading 01/01/2011-02/28/2011 | 0.06 | 0.48 | 0.27 | 0.00 | 1.69 | 0.02 | 1.71 | 0.35 | 0.02 | 0.37 | 48.62 |
| Mass Grading Dust | 0.00 | 0.00 | 0.00 | 0.00 | 1.69 | 0.00 | 1.69 | 0.35 | 0.00 | 0.35 | 0.00 |
| Mass Grading Off Road Diesel | 0.06 | 0.48 | 0.25 | 0.00 | 0.00 | 0.02 | 0.02 | 0.00 | 0.02 | 0.02 | 46.07 |
| Mass Grading On Road Diesel | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| Mass Grading Worker Trips | 0.00 | 0.00 | 0.02 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 2.55 |
| Building 03/01/2011-12/31/2011 | 0.50 | 2.43 | 3.92 | 0.00 | 0.02 | 0.16 | 0.17 | 0.01 | 0.14 | 0.15 | 571.08 |
| Building Off Road Diesel | 0.37 | 1.72 | 1.19 | 0.00 | 0.00 | 0.12 | 0.12 | 0.00 | 0.11 | 0.11 | 177.52 |

4/27/2010 04:17:19 PM

| | | | | | | | | | | | |
|-------------------------------|------|------|------|------|------|------|------|------|------|------|--------|
| Building Vendor Trips | 0.05 | 0.58 | 0.47 | 0.00 | 0.00 | 0.02 | 0.03 | 0.00 | 0.02 | 0.02 | 116.48 |
| Building Worker Trips | 0.07 | 0.13 | 2.26 | 0.00 | 0.01 | 0.01 | 0.02 | 0.00 | 0.01 | 0.01 | 277.08 |
| Asphalt 11/01/2011-12/31/2011 | 0.07 | 0.40 | 0.28 | 0.00 | 0.00 | 0.03 | 0.03 | 0.00 | 0.03 | 0.03 | 40.49 |
| Paving Off-Gas | 0.01 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| Paving Off Road Diesel | 0.06 | 0.38 | 0.22 | 0.00 | 0.00 | 0.03 | 0.03 | 0.00 | 0.03 | 0.03 | 31.21 |
| Paving On Road Diesel | 0.00 | 0.02 | 0.01 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 3.13 |
| Paving Worker Trips | 0.00 | 0.00 | 0.05 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 6.15 |
| Coating 11/01/2011-12/31/2011 | 1.87 | 0.00 | 0.04 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 5.00 |
| Architectural Coating | 1.87 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| Coating Worker Trips | 0.00 | 0.00 | 0.04 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 5.00 |

Phase Assumptions

Phase: Demolition 1/1/2011 - 2/28/2011 - Type Your Description Here

Building Volume Total (cubic feet): 0

Building Volume Daily (cubic feet): 0

On Road Truck Travel (VMT): 0

Off-Road Equipment:

1 Concrete/Industrial Saws (10 hp) operating at a 0.73 load factor for 8 hours per day

1 Rubber Tired Dozers (357 hp) operating at a 0.59 load factor for 1 hours per day

2 Tractors/Loaders/Backhoes (108 hp) operating at a 0.55 load factor for 6 hours per day

Phase: Mass Grading 1/1/2011 - 2/28/2011 - Default Mass Site Grading/Excavation Description

Total Acres Disturbed: 16.47

Maximum Daily Acreage Disturbed: 4.12

Fugitive Dust Level of Detail: Default

20 lbs per acre-day

On Road Truck Travel (VMT): 0

Off-Road Equipment:

1 Graders (174 hp) operating at a 0.61 load factor for 6 hours per day

1 Rubber Tired Dozers (357 hp) operating at a 0.59 load factor for 6 hours per day

1 Tractors/Loaders/Backhoes (108 hp) operating at a 0.55 load factor for 7 hours per day

1 Water Trucks (189 hp) operating at a 0.5 load factor for 8 hours per day

Page: 1

4/27/2010 04:17:19 PM

Phase: Paving 11/1/2011 - 12/31/2011 - Default Paving Description

Acres to be Paved: 4.12

Off-Road Equipment:

- 4 Cement and Mortar Mixers (10 hp) operating at a 0.56 load factor for 6 hours per day
- 1 Pavers (100 hp) operating at a 0.62 load factor for 7 hours per day
- 2 Paving Equipment (104 hp) operating at a 0.53 load factor for 6 hours per day
- 1 Rollers (95 hp) operating at a 0.56 load factor for 7 hours per day
- 1 Tractors/Loaders/Backhoes (108 hp) operating at a 0.55 load factor for 7 hours per day

Phase: Building Construction 3/1/2011 - 12/31/2011 - Default Building Construction Description

Off-Road Equipment:

- 1 Cranes (399 hp) operating at a 0.43 load factor for 6 hours per day
- 2 Forklifts (145 hp) operating at a 0.3 load factor for 6 hours per day
- 1 Generator Sets (49 hp) operating at a 0.74 load factor for 8 hours per day
- 1 Tractors/Loaders/Backhoes (108 hp) operating at a 0.55 load factor for 8 hours per day
- 3 Welders (45 hp) operating at a 0.45 load factor for 8 hours per day

Phase: Architectural Coating 11/1/2011 - 12/31/2011 - Default Architectural Coating Description

Rule: Residential Interior Coatings begins 1/1/2005 ends 6/30/2008 specifies a VOC of 100

Rule: Residential Interior Coatings begins 7/1/2008 ends 12/31/2040 specifies a VOC of 50

Rule: Residential Exterior Coatings begins 1/1/2005 ends 6/30/2008 specifies a VOC of 250

Rule: Residential Exterior Coatings begins 7/1/2008 ends 12/31/2040 specifies a VOC of 100

Rule: Nonresidential Interior Coatings begins 1/1/2005 ends 12/31/2040 specifies a VOC of 250

Rule: Nonresidential Exterior Coatings begins 1/1/2005 ends 12/31/2040 specifies a VOC of 250

APPENDIX C
CULTURAL RESOURCES ASSESSMENT

**CULTURAL RESOURCES ASSESSMENT FOR
THE PROPOSED WEST HOLLYWOOD GENERAL PLAN PROJECT,
WEST HOLLYWOOD
LOS ANGELES COUNTY, CALIFORNIA**

Prepared for:

City of West Hollywood
Community Development Department
8300 Santa Monica Boulevard
West Hollywood, CA 90069

Prepared by:

AECOM
1420 Kettner Blvd., Suite 500
San Diego, CA 92101

Authors:

M. K. Meiser, M.A.
James Wallace, M.A., R.P.A.
Sara Dietler, B.A.

June 2010

USGS 7.5-minute quadrangle: Hollywood, CA
Acreage: Approx. 3.02 acres

Keywords: West Hollywood, Los Angeles County

TABLE OF CONTENTS

| <u>Section</u> | <u>Page</u> |
|---|-------------|
| MANAGEMENT SUMMARY | iii |
| INTRODUCTION | 1 |
| Project Description..... | 1 |
| Project Location | 1 |
| Project Personnel | 4 |
| EXISTING CONDITIONS..... | 5 |
| Environmental Setting | 5 |
| Prehistoric Overview | 5 |
| Ethnographic Overview | 6 |
| Historic Overview | 7 |
| Site-Specific Historic Setting..... | 8 |
| Regulatory Setting | 11 |
| National Historic Preservation Act | 11 |
| National Register of Historic Places | 12 |
| National Historic Landmarks | 12 |
| California Environmental Quality Act..... | 12 |
| CEQA Guidelines, California Code of Regulations Title 14, Section 15064.5.... | 13 |
| California Historical Landmarks..... | 14 |
| California Points of Historical Interest | 15 |
| Public Resources Code 5097.5 | 15 |
| Public Resources Code 5097.98 | 15 |
| Health and Safety Code 7050.5 | 15 |
| Health and Safety Code 8010-8011 | 15 |
| Assembly Bill 2641..... | 16 |
| Senate Bill 18..... | 16 |
| City of West Hollywood Historic Preservation Ordinance..... | 16 |
| Historic Preservation Commission | 16 |
| Criteria for Designation of Cultural Resources | 17 |
| RESEARCH METHODS | 19 |
| Records Search..... | 19 |
| Previous Cultural Resources Investigation Reports..... | 19 |
| Previously Recorded Cultural Resources Site Records | 20 |
| National Register of Historic Places | 21 |
| California State Historic Resources Inventory | 22 |
| City of West Hollywood Designated Historical Resources | 22 |
| Native American Contact Program..... | 26 |
| Senate Bill 18 Consultation | 26 |

| | |
|--|----|
| RESULTS AND RECOMMENDATIONS | 27 |
| Results..... | 27 |
| Recommendations for Further Work | 27 |
| REFERENCES | 29 |

ATTACHMENTS

- A Resumes of Key Personnel
- B California State Historic Resources Inventory Listings for City of Hollywood;
City of West Hollywood Designated Historical Resources

LIST OF FIGURES

| <u>Figure</u> | | <u>Page</u> |
|----------------------|--|--------------------|
| 1 | Regional and Vicinity Map..... | 2 |
| 2 | Planning Area Location Map | 3 |
| 3 | Designated Historical Resources in the City of West Hollywood..... | 25 |

LIST OF TABLES

| <u>Table</u> | | <u>Page</u> |
|---------------------|--|--------------------|
| 1 | Previous Cultural Resources Investigation Reports..... | 19 |
| 2 | Previously Recorded Cultural Resources Site Records | 21 |
| 3 | Historic Properties listed in the NRHP | 21 |
| 4 | Historical Resources Designated by the City of West Hollywood..... | 22 |

MANAGEMENT SUMMARY

AECOM conducted this cultural resources assessment for the City of West Hollywood (City) in support of the General Plan Update Environmental Impact Report. The assessment consists of a description of the project, the environmental and regulatory setting of the planning area, and cultural resources found within the planning area. It contains a brief discussion of cultural resources management in relation to the appropriate treatment of the City's cultural resources.

A records search was conducted at the South Central Coastal Information Center (SCCIC) in Fullerton, California, on February 4, 2010. The records search revealed 28 cultural resource investigations previously conducted within or intersecting West Hollywood. These investigations included 12 SCCIC records search studies and 16 cultural resources surveys.

The records search provided site records for 17 properties and districts. The California State Historic Resources Inventory listed 257 historic resources documented in either historic surveys or project reviews, of which 121 were evaluated as having potential local, state, or national significance. The City has 77 locally designated historical resources on file, with 17 of these listed in the National Register of Historic Places (NRHP).

No archaeological resources were identified within the planning area. However, the planning area is located within the Los Angeles basin, part of the Los Angeles–Santa Ana prairies, a sensitive setting that was seasonally exploited by indigenous peoples prehistorically. While the area has undergone extensive development in the 20th century, the planning area possesses a high potential to contain buried cultural resources, including historic and prehistoric artifacts and features and human remains.

The Native American Heritage Commission (NAHC) conducted a check of its Sacred Lands File for the affected planning area on February 11, 2010. The search failed to indicate “the presence of Native American cultural resources in the immediate project area.” However, the absence of specific site information in the Sacred Lands File does not preclude the possibility of cultural resources within the planning area. Contact letters were sent to individuals listed by the NAHC as potentially having an interest in the project. No comments have been received to date.

In 2007, West Hollywood was designated as one of the National Trust for Historic Preservation's Dozen Distinctive Destinations, an annual list of unique and preserved communities in the United States. West Hollywood's designated resources include several residential, hotel, and other commercial buildings, and historic districts. The R.M. Schindler House, the Lloyd Wright Home and Studio, the Savoy Plaza, the North Harper Historic District, and Sunset Tower are all listed in the NRHP for their distinctive architectural features. Other historic landmarks include the Sunset Strip, the Pacific Design Center, the Pickford Fairbanks Studio, the United Artists Studio, the Cristofelles Lace Factory, and several large apartment buildings. These landmarks reflect the significant historical development of West Hollywood, particularly from the 1900s through the 1920s.

INTRODUCTION

AECOM conducted this cultural resources assessment for the City of West Hollywood (City) in support of the General Plan Update Environmental Impact Report. The assessment consists of a description of the project, the environmental and regulatory setting of the planning area, and cultural resources found within the planning area. It contains a brief discussion of cultural resources management in relation to the appropriate treatment of the City's cultural resources.

PROJECT DESCRIPTION

California state law requires each city to adopt a comprehensive, long-term general plan to guide the physical development of the city and any land outside of the city boundaries that bears a relationship to its planning activities. General plans should be updated approximately every 20 years to reflect current conditions, legislation, and community desires. In August 2007, the City initiated a collaborative program to comprehensively update its General Plan for the first time since adoption in 1988. The update program built on the vision established in the City's first General Plan and responded to evolving community needs and objectives. The current proposed project is the adoption and implementation of the General Plan and associated Climate Action Plan.

PROJECT LOCATION

West Hollywood is located in western Los Angeles County (County), about 8 miles northwest of downtown Los Angeles, within a highly urbanized area of the greater Los Angeles region. Densely developed, West Hollywood lies at the base of the Hollywood Hills. Major east-west roadways are Santa Monica Boulevard, Sunset Boulevard, and, to a lesser extent, Melrose Avenue and Beverly Boulevard. No freeways directly access the City, with the nearest freeway, State Route 101, located more than 2 miles to the east and accessed via either Santa Monica Boulevard in Los Angeles or Highland Avenue near the Hollywood Bowl. The City is served by major bus lines operated by the Metropolitan Transit Authority of Los Angeles County (Metro). Metro operates buses through West Hollywood that provide connections throughout the Los Angeles basin. West Hollywood also operates its own bus system, the Cityline bus system.

The City is 1.9 square miles and approximately 1,216 acres, and supported a population of approximately 37,348 people as of 2008 (Department of Finance 2009). The planning area for West Hollywood consists solely of areas within the City limits and is identical to the City's jurisdictional boundary (Figures 1 and 2). Since all land surrounding the City is under the jurisdiction of other cities, West Hollywood does not have a sphere of influence or any planning authority outside of its jurisdictional boundaries.

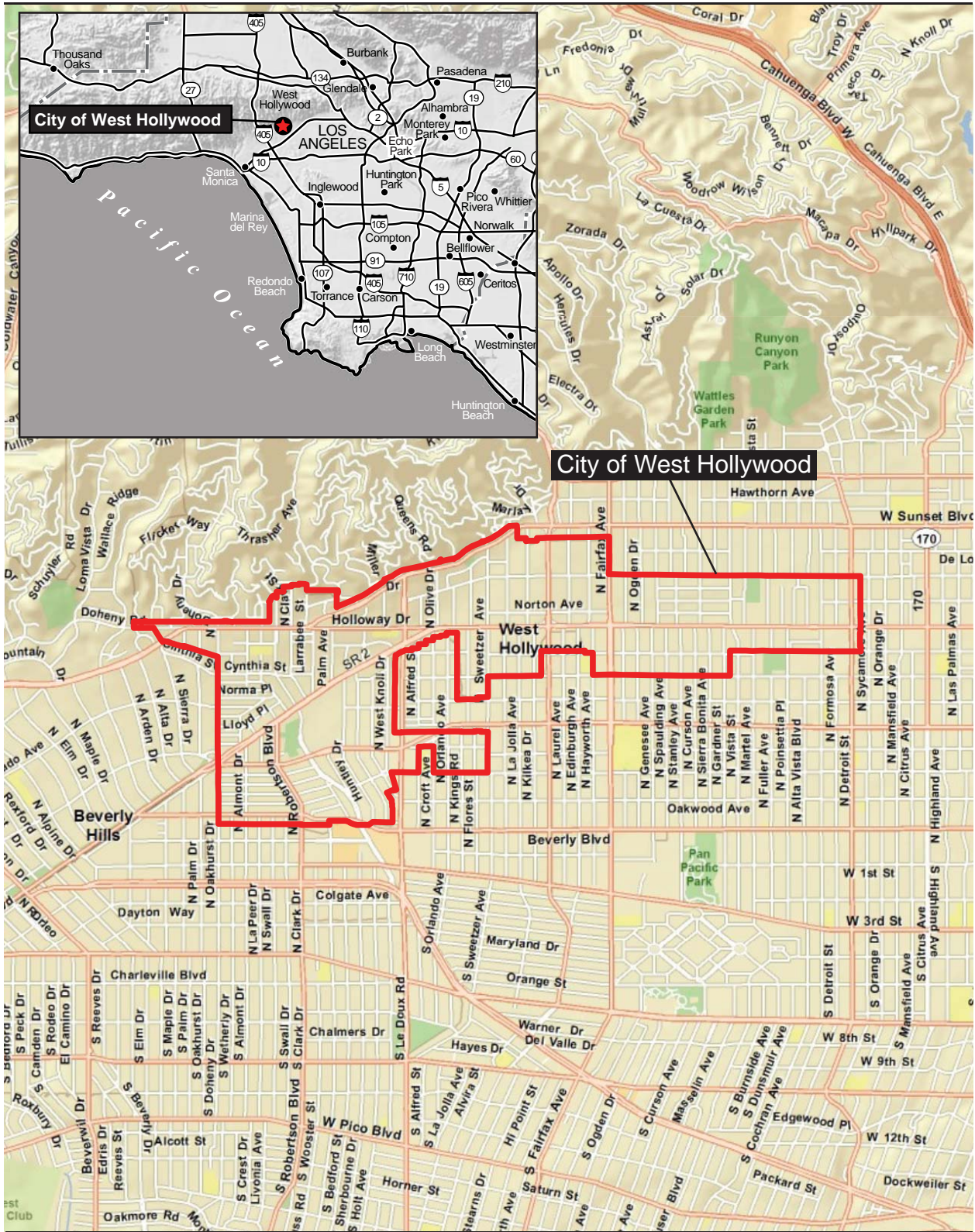
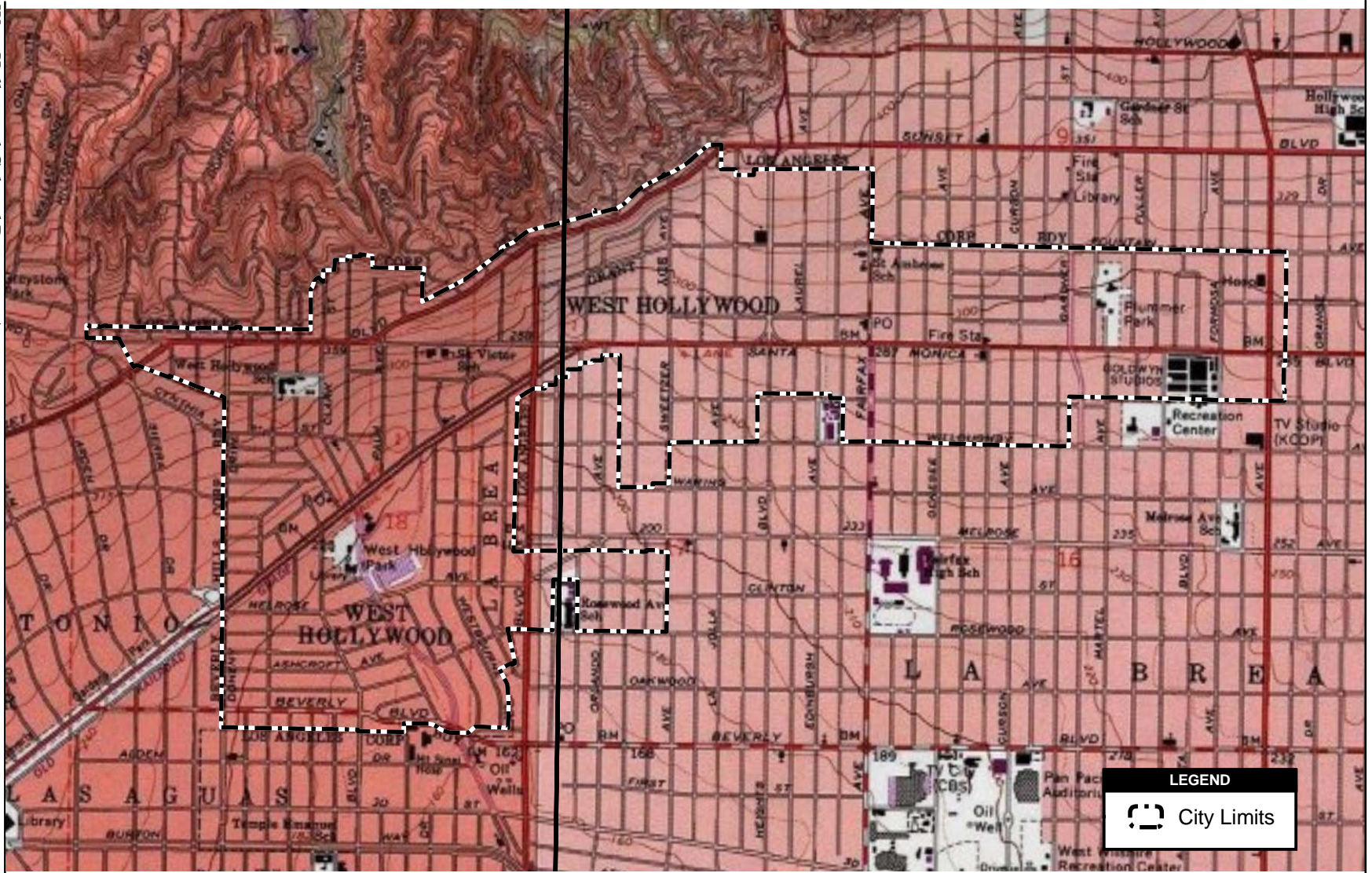
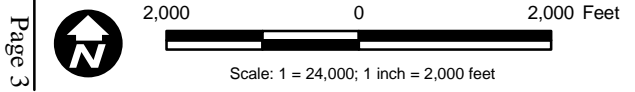


Figure 1
Regional and Vicinity Map



Source: City of West Hollywood 2010; USGS 7.5' Quadrangle Beverly Hills, Calif. 1981, Hollywood, Calif. 1981

Figure 2
Planning Area Location Map



PROJECT PERSONNEL

M. K. Meiser, M.A., conducted archival research and is the primary author of this report. James Wallace, M.A., R.P.A., conducted the records search at the South Central Coastal Information Center (SCCIC) on February 4, 2010, and contributed research and content to this report. Further research and content were contributed by Sara Dietler. Rebecca Apple, M.A., R.P.A., provided senior review for this report. Resumes of key personnel are provided in Attachment A.

EXISTING CONDITIONS

ENVIRONMENTAL SETTING

The planning area is located within the Los Angeles basin, just south of the Santa Monica Mountains. It is approximately 10 miles east of the Pacific Ocean (Maki 1995). The Mediterranean climate consists of warm, dry summers and cool, wet winters.

Before the Los Angeles River was paved, its course took it west of Los Angeles, flowing through the Hollywood area, emptying at Santa Monica Bay. The river's overflow created a marshland that covered large parts of present-day Hollywood and Beverly Hills (Gumprecht 1999). The region, part of the Los Angeles–Santa Ana prairies, once supported food resources such as acorns; sage; yucca; deer; small rodents; cactus fruit; and other plants, animals, and birds associated with freshwater marshes, which were seasonally exploited by indigenous peoples (McCawley 1996).

In the early 19th century, the location of present-day West Hollywood was part of the Rancho La Brea land grant and was used for cattle and sheep grazing. During the latter part of the 19th century, the land was developed for agricultural use. Sections of present-day West Hollywood were subdivided and farmed. Local farmers grew peas, beans, chilies, fruits, and vegetables to serve the growing Los Angeles market (City 2007a).

Currently, West Hollywood is one of the most densely populated and developed areas in the Greater Los Angeles Region. No significant original native chaparral or grassland vegetation, or associated native wildlife, exists within the City (City 1988).

Prehistoric Overview

While people are known to have inhabited Southern California beginning at least 13,000 years Before Present (B.P.) (Arnold et al. 2004), the first evidence of human occupation in the Los Angeles area dates to at least 9000 B.P. and is associated with a period known as the Millingstone horizon (Wallace 1955; Warren 1968). Departing from the subsistence strategies of their nomadic big-game hunting predecessors, Millingstone populations established more permanent settlements. Settlements were located primarily on the coast and in the vicinity of estuaries, lagoons, lakes, streams, and marshes where a variety of resources, including seeds, fish, shellfish, small mammals, and birds, were exploited. Early Millingstone occupations are typically identified by the presence of handstones (manos) and millingstones (metates), while those Millingstone occupations dating later than 5000 B.P. contain a mortar and pestle complex as well, signifying the exploitation of acorns in the region.

Although many aspects of Millingstone culture persisted, by 3500 B.P., a number of socioeconomic changes occurred (Erlandson 1994; Wallace 1955; Warren 1968). These changes are associated with the period known as the Intermediate horizon (Wallace 1955). Increasing population size necessitated the intensification of existing terrestrial and marine resources

(Erlandson 1994). This was accomplished in part through use of the circular shell fishhook on the coast and more abundant and diverse hunting equipment. Evidence for shifts in settlement patterns has been noted at a variety of locations at this time and is seen by many researchers as reflecting increasingly territorial and sedentary populations. The Intermediate horizon marks a period in which specialization in labor emerged, trading networks became an increasingly important means by which both utilitarian and nonutilitarian materials were acquired, and travel routes were extended. Archaeological evidence suggests that the margins of numerous rivers, marshes, and swamps within the Los Angeles River Drainage served as ideal locations for prehistoric settlement during this period. These well-watered areas contained a rich collection of resources and are likely to have been among the more heavily trafficked travel routes.

The Late Prehistoric period, spanning from approximately 1500 B.P. to the Spanish mission era, is the period associated with the florescence of the contemporary Native American group who the Spanish referred to as the Gabrielino (Wallace 1955). Occupying the southern Channel Islands and adjacent mainland areas of Los Angeles and Orange counties, the Gabrielino are reported to have been second only to their Chumash neighbors in terms of population size, regional influence, and degree of sedentism (Bean and Smith 1978). The Gabrielino are estimated to have numbered around 5,000 in the pre-contact period (Kroeber 1925), and maps produced by early explorers indicate that at least 26 Gabrielino villages were within proximity to known Los Angeles River courses, while an additional 18 villages were reasonably close to the river (Gumprecht 1999). Subsistence consisted of hunting, fishing, and gathering. Small terrestrial game were hunted with deadfalls, rabbit drives, and by burning undergrowth, while larger game such as deer were hunted using bows and arrows. Fish were taken by hook and line, nets, traps, spears, and poison (Bean and Smith 1978; Reid 1939 [1852]). The primary plant resources were the acorn, gathered in the fall and processed in mortars and pestles, and various seeds that were harvested in late spring and summer and ground with manos and metates. The seeds included chia and other sages, various grasses, and islay or holly leafed-cherry (Reid 1939 [1852]).

Ethnographic Overview

Native Americans prehistorically inhabited the region and occupied a vast area of territory, including the entire Los Angeles basin and the Pacific Coast from Aliso Creek to Topanga Creek. As the population was distributed over diverse environmental habitats, strategies for food collection were varied. They maintained a sophisticated level of social organization in their chiefdoms. Relatively wealthy and populous thanks to an accessible variety of natural resources, their trade network extended as far as the San Joaquin Valley, the Colorado River, and Baja California. Their decorative arts and ritual ornaments using shell inlay in asphaltum, rare minerals, and soapstone were cultural trademarks of this group.

After the establishment of the Spanish Mission San Gabriel in 1771, the Native Americans were forcibly baptized and became known as the Gabrielino. Native villages and activities were disrupted with the introduction of mission life and agricultural practices that altered the landscape and the distribution of natural resources. By the time mission lands were secularized in 1834, there were approximately 1,000 neophytes living at Mission San Gabriel, and the native

population had been decimated by European diseases. With secularization and Mexican control of the missions, the missions and their holdings were liquidated. By the time the United States annexed California in 1848, most of the Gabrielino population had fled the region. Few Gabrielino survived against smallpox, starvation, and violence into the 20th century.

Historic Overview

Spanish explorers made brief visits to Gabrielino territory in both 1542 and 1602; on both occasions, the two groups exchanged trade items (McCawley 1996). Sustained contact with Europeans did not commence until the onset of the Spanish period, which began in 1769 when Gaspar de Portola and a small Spanish contingent began their exploratory journey along the California coast from San Diego to Monterey. Passing through the Los Angeles area, they reached the San Gabriel Valley on August 2 and traveled west through a pass between two hills where they encountered the Los Angeles River and camped on its east bank near the present-day North Broadway Bridge. Father Juan Crespi's diaries indicate that on that day they "entered a spacious valley, well grown with cottonwoods and alders, among which ran a beautiful river. This plain where the river runs is very extensive and...is the most suitable site for a large settlement" (The River Project 2001). He goes on to describe this "green, lush valley"; its "very full flowing, wide river"; the "riot of color" in the hills; and the abundance of native grapevines, wild roses, grizzly, antelope, quail, and steelhead trout. Crespi observed that the soil was rich and "capable of supporting every kind of grain and fruit which may be planted." The river was named El Rio y Valle de Nuestra Senora la Reina de los Angeles de la Porciuncula.

A string of 21 missions was established in the years that followed the Portola expedition. By the early 1800s, the majority of the surviving Gabrielino population had entered the mission system, under the jurisdiction of Mission San Gabriel or Mission San Fernando. Mission life offered the Indians security in a time when their traditional trade and political alliances were failing and epidemics and subsistence instabilities were increasing (Jackson 1999). This lifestyle change also brought with it significant negative consequences for Gabrielino health and cultural integrity, however.

On September 4, 1781, 12 years after Crespi's initial visit, the El Pueblo de la Reina de los Angeles was established not far from the site where Portola and his men camped. Watered by the river's ample flow and the area's rich soils, the original pueblo occupied 28 square miles and consisted of a central square surrounded by 12 houses and a series of 36 agricultural fields occupying 250 acres plotted to the east between the town and the river. By 1786, the flourishing pueblo attained self-sufficiency and funding by the Spanish government ceased. Fed by a steady supply of water and an expanding irrigation system, agriculture and ranching grew, and by the early 1800s, the pueblo produced 47 cultigens (Gumprecht 1999).

Alta California became a state when Mexico won its independence from Spain in 1821, and Los Angeles selected its first city council the following year. The authority of the California missions gradually declined, culminating with their secularization in 1834. Native Americans who had become dependent on the missions were disenfranchised, and most Gabrielino neophytes either fled to the north or sought work as laborers for nearby private land owners. Former mission lands

were quickly divided and granted to private citizens for use as agricultural and pastoral land (Reid 1939 [1852]).

As the possibility of a takeover of California by the United States loomed large in the 1840s, the Mexican government increased the number of land grants in an effort to keep the land in Mexican hands. More than 600 rancho grants were made between 1833 and 1846. The planning area falls within the 4,439-acre Rancho La Brea, granted to Antonio Jose Rocha and Nemisio Dominquez on January 6, 1828 (Kielbasa 1997).

The United States took control of California after the Mexican-American War of 1846, seizing Monterey, San Francisco, San Diego, and Los Angeles with little resistance. Los Angeles soon slipped from American control, and was retaken in 1847. Approximately 600 U.S. sailors, marines, Army dragoons, and mountain men converged under the leadership of Colonel Stephen W. Kearney and Commodore Robert F. Stockton in early January of that year to challenge the California resistance, which was led by General Jose Maria Flores. The American party crossed the San Gabriel River and scored a decisive victory over the Californians, effectively ending the war and opening the door for increased American immigration (Takahashi 1980).

The population of California continued to grow with the expansion of the railroads. The Southern Pacific Railroad extended its line from San Francisco to Los Angeles in 1876. Newcomers continued to pour into Los Angeles and the population nearly doubled between 1870 and 1880. The completion of the second transcontinental line, the Santa Fe, took place in 1886, causing a fare war that drove fares to an unprecedented low. More settlers continued to head west and the demand for real estate skyrocketed. The Los Angeles population rose from 11,000 in 1880 to 50,000 by 1890 (Meyer 1981:45). The San Pedro, Los Angeles, and Salt Lake Railroad (later incorporated into the Union Pacific system) was built in 1905. During the first three decades of the 20th century, more than 2 million people moved to Los Angeles County, transforming it from a largely agricultural region into a major metropolitan area (Gumprecht 1999).

Site-Specific Historic Setting

The planning area was very likely host to the Gabrielino prior to the 18th century. They would have exploited locally available resources such as acorns; sage; yucca; deer; small rodents; cactus fruit; and other plants, animals, and birds associated with freshwater marshes (McCawley 1996). The area was granted to Senor Moreno in 1775 and was most likely used by Spanish settlers for cattle and sheep grazing (CPPOA 2007). During the latter half of the 19th century, the area was primarily used for farming. The land was subdivided into large lots, allowing residents to grow crops such as peas, beans, chilies, fruits, and vegetables for the growing Los Angeles market (City 2007a).

West Hollywood was once part of the 4,439-acre Rancho La Brea, granted to Antonio Jose Rocha and Nemisio Dominquez on January 6, 1828. The former area of Rancho La Brea would currently be bounded (roughly) by Wilshire Boulevard in the south, Cynthia Street to the west, Sunset Boulevard to the north, and Gower Street in the east (Kielbasa 1997). After receiving title

to part of Rancho La Brea as payment for legal services, Henry Hancock and his brother purchased the rest of Rancho La Brea from the son of Antonio Jose Rocha in 1860. By the 1870s, Hancock was exploiting the vast petroleum reserves present in the area. In the early 1860s, Hancock devised a scheme to use camels to deliver mail cross-country. Camels and camel handlers were brought in from Turkey and Egypt (Kielbasa 1997).

George Caralambo (also known as Greek George and, later, George Allen), who had come to America in 1855 to serve as a camel driver for the military, was hired by Hancock as a camel driver. Hancock gave Caralambo permission to build a farmhouse and camel stables in the northwest part of Rancho La Brea, located within present-day West Hollywood. When the cross-country mail service plan failed, Caralambo released the camels into the local area. The camels continued to roam freely for nearly 30 years (Kielbasa 1997). Caralambo built an adobe in the vicinity of Santa Monica Boulevard and Kings Road, and continued to work for Hancock as a ranch hand into the 1870s. In 1874, Caralambo alerted the local sheriff that the infamous bandit Tiburcio Vasquez was hiding out on his farm and claimed a \$15,000 reward (Kielbasa 1997).

In 1894, Moses Sherman purchased land at the corner of San Vicente Boulevard and Santa Monica Boulevard. This became the location of the Los Angeles Railway Company powerhouse and maintenance shop buildings (currently the site of the Pacific Design Center). Many workers and their families moved to the area and, by 1912, the town of Sherman was a burgeoning community (City 2007a, 2007b; West Hollywood Marketing and Visitors Bureau 2007).

In the 1910s, the movie industry moved into the area, and several silent-era movie studios were established in Sherman. One of Hollywood's first movie studios opened on a lot on the southwest corner of Santa Monica Boulevard and Formosa Avenue. By 1922, the studio was owned by Mary Pickford and Douglas Fairbanks. The studio later became known as Samuel Goldwyn Studio and is currently called The Lot Studios (Terry A. Hayes Associates LLC 2006).

Sherman continued to grow, spreading north. Although the neighboring community of Hollywood was annexed to the City of Los Angeles in 1910, Sherman residents voted against annexation in 1924. The following year, the town changed its name to West Hollywood, a move that recognized their ties to the neighboring community but reiterated their separate identity (ARG 2008). Since the area was not part of the City of Los Angeles, and therefore not subject to Los Angeles city laws, the area became a haven for bootleggers and gamblers in the 1920s. Unincorporated West Hollywood, with its loose county regulations, was viewed as the perfect venue for the development of entertainment-related nightlife. Many nightclubs and casinos flourished along the Sunset Strip at this time (ARG 2008). On a broader scale, the repeal of Prohibition precipitated later closing times for bars, as well as new laws permitting the mixing of drinks and dancing (Federal Writers Project 1941).

Zoning changes in the 1930s allowed for new development along the major thoroughfare of Sunset Boulevard, including new retail areas, such as Sunset Plaza, and additional nightclubs (West Hollywood Marketing and Visitors Bureau 2007). Throughout the 1930s and 1940s, nightclubs such as the Trocadero, the Mocambo, and Ciro's were popular entertainment spots for Hollywood film stars. These clubs were viewed as places to see and be seen. The thoroughfare

itself, Sunset Boulevard, known as the “Sunset Strip,” became famous for its film industry patronage (Hancock 1949; ARG 2008).

Several factors led to a decline in the Sunset Strip’s nightlife during the 1950s. Changing expectations allowed celebrities, no longer under stringent studio contracts, to socialize more privately (West Hollywood Marketing and Visitors Bureau 2007). The introduction of television provided in-home entertainment, and popular headline acts like Dean Martin and Frank Sinatra began to vacate the Sunset Strip in favor of more lucrative Las Vegas casino contracts. With the departure of popular headline acts, nightclubs became infused with the progressive jazz and folk music scene during this period of decline.

Meanwhile, the rock ‘n’ roll music phenomenon was emerging. At its onset, New York City maintained its traditional role as the epicenter of American music. By the early 1960s, however, that role was shifting west to the greater Los Angeles area. The music industry received a tremendous jolt from the emergence of the Beatles in 1964, who signed with the American music company Capitol Records, based in Hollywood. New ideas also emerged in the local record-making industry when both Phil Spector (with his label Philles Records) and Brian Wilson (of the Beach Boys) began to use movie industry recording studios to make popular music by the early 1960s. Rock music inspired a brief renaissance of nightlife on Sunset Strip but, by the late 1960s, hippie culture dominated the Strip and eventually the nightclub scene waned again. This was due in part to a failed business coup by the Los Angeles County Supervisor to redevelop the Sunset Strip into a financial district. Despite this, the Strip remained a viable draw for the record business, largely because of its billboard landscape that helped to publicize and promote records (Priore 2007).

In addition to the music industry, the design industry took root locally from the 1920s. Architects designed iconic buildings in the popular Spanish Colonial Revival and Art Deco styles. Most notably, the radical Modern style, pioneered by Rudolph Schindler, arguably began in West Hollywood. The Schindler House, built in 1922, was constructed of tilt up concrete panels and consisted of glass and open space. Located on Kings Road, the Schindler House began a trend of progressive architectural design in West Hollywood and influenced California architecture for the rest of the century. This local trend of progressive architecture continued through the popularity of the mid-century Modern style and culminated in the Pacific Design Center (PDC), designed by Argentine architect Cesar Pelli in 1975. The PDC blue building was completed in 1975, the green building in 1988, and the recent red building in 2009.

Socially, West Hollywood continued to attract residents interested in a tolerant environment removed from restrictive laws of both the City and County of Los Angeles. From the late 1960s, the gay community developed a strong and influential base as West Hollywood progressively reversed anti-gay laws and supported equal rights. As the gay movement gained momentum after the Stonewall riots in New York on June 28, 1969, West Hollywood became a center for gay culture and activism. The gay population grew significantly, influencing local policies, particularly after the City was incorporated in 1984. The establishment of domestic partnerships offered a local alternative to marriage that recognized both same-sex and opposite-sex unions.

Incorporation of the City was spurred by resistance to the County's plan to remove rent control restrictions. Fearing rapid rent inflation, residents and the Community for Economic Survival banded together to vote for incorporation. West Hollywood adopted one of the strongest rent control laws in the nation and continued to pass local ordinances in support of equal rights, environmental sustainability, and social responsibility.

Historically, physical development of West Hollywood has been a mix of residential, commercial, and light industrial buildings, including movie studios, modest homes, and iconic architectural masterworks. Prior to the 1920s, the area was largely undeveloped (Los Angeles Public Library [LAPL] 1906–1950, Vol. 10, 1919, Sheet 0c). U.S. Geological Survey (USGS) topographic maps from 1906 and 1921 reveal that very little development took place within the planning area during that 15-year period. The Pasadena and Pacific Railroad had been converted to the Pacific Electric line and extended through present-day West Hollywood. Numerous oil wells dotted the area directly south of West Hollywood (USGS 1906 Santa Monica 30' Quadrangle; USGS 1921 Santa Monica 30' Quadrangle). By the 1950s, the area had been subdivided and more heavily developed, though some surrounding parcels remained undeveloped (LAPL 1906–1951, Vol. 20, 1926–1950, Sheet 2017). The City is currently one of the most densely populated and developed areas in Los Angeles.

REGULATORY SETTING

This section discusses the regulatory setting for cultural resources within the City. A summary of federal, state, and local laws and designation criteria is provided.

Federal

National Historic Preservation Act

The National Historic Preservation Act (NHPA) of 1966 created the framework for preservation activity in the United States. The NHPA redefined and expanded the National Register of Historic Places (NRHP) (established by the Historic Sites Act of 1935), created the position of State Historic Preservation Officer (SHPO), and set up the Historic Preservation Fund to fund the provisions of the NHPA. Section 106 of the NHPA requires that the effects of all federal undertakings on properties eligible or listed in the NRHP be taken into account.

Amendments to the NHPA in 1980 provided for the establishment of a Certified Local Government (CLG) program. The CLG program allows for direct local government participation and integration in the statewide historic preservation planning process. Cities can apply for CLG status and, to qualify, must adopt a historic preservation ordinance, establish a qualified preservation commission, provide for adequate public participation, and conduct a comprehensive historic resource survey. An advantage to becoming a CLG includes the ability to compete for preservation grants. CLGs directly participate in the nomination of historic properties to the NRHP and perform other preservation functions as delegated by SHPO under the NHPA.

National Register of Historic Places

The NRHP is an authoritative guide used by federal, state, and municipal governments; private groups; and citizens to identify the nation's cultural resources. The NRHP is administered by the National Park Service. Nominations within the state are made to the California State Office of Historic Preservation and reviewed by the State Historical Resources commission. If approved, nominations are forwarded by the SHPO to the National Park Service. The Keeper of the NRHP makes the final determination regarding the listing of properties in the NRHP. Buildings, structures, objects, sites, and districts may be listed in the NRHP. To be listed, the resource has to meet one or more of the criteria presented in 36 Code of Federal Regulations 60. This includes buildings, structures, and objects that possess integrity of location, design, setting, material, workmanship, feeling, and association, and that are the following:

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

National Historic Landmarks

The National Historic Landmark (NHL) program is conducted by the National Park Service to identify, designate, and protect cultural resources of national significance. NHLs are identified by theme studies conducted by the National Park Service. These theme studies provide an additional level of documentation in the NRHP designation process. Information on the history, significance, and integrity of a property, along with a statement on the relationship of the property to NRHP criteria, is prepared. Nominations are reviewed by the National Park Service Advisory Board, which forwards recommendations for designation to the Secretary of the Interior for a final determination.

State

California Environmental Quality Act

Historical resources are recognized as part of the environment under the California Environmental Quality Act (CEQA) (Public Resources Code [PRC] Sections 21002(b), 21083.2, and 21084.1). Under CEQA, the lead agency is responsible for determining whether a project may have a significant effect on historical or archaeological resources. If it can be demonstrated that a project will cause damage to a historical resource or a unique archaeological resource, the lead agency may require that reasonable efforts be taken to preserve these resources in place or provide mitigation measures.

CEQA Guidelines, California Code of Regulations Title 14, Section 15064.5

CEQA Guidelines provide definitions that qualify a “historical resource” if it is the following:

1) Listed in the California Register for Historical Resources (CRHR).

The CRHR was created by the state legislature in 1992 and is intended to serve as an authoritative listing of historical and archaeological resources in California. There are several ways in which a resource can be listed in the CRHR, which are codified under Title 14 California Code of Regulations (CCR), Section 4851 as follows:

- a. A resource can be listed in the CRHR by the State Historical Resources Commission.
- b. If a resource is listed in or determined eligible for listing in the NRHP, it is automatically listed in the CRHR.
- c. If a resource is a California State Historical Landmark, from No. 770 onward, it is automatically listed in the CRHR.

Additionally, the eligibility criteria for the CRHR are intended to serve as the definitive criteria for assessing the significance of historical resources for purposes of CEQA, in this way establishing a consistent evaluation process for all public agencies statewide. A resource may be eligible for inclusion in the CRHR if it does the following:

1. Is associated with events that have made a significant contribution to the broad patterns of California’s history or cultural heritage;
2. Is associated with the lives of persons important in our past;
3. Embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic values; or
4. Has yielded, or may be likely to yield, information important in prehistory or history.

A resource must also retain the integrity of its physical identity that existed during its period of significance. Integrity is evaluated with regard to retention of location, design, setting, materials, workmanship, feeling, and association.

In addition to the above criteria, a resource younger than 45 years may be listed in the CRHR if it falls under the category of Special Considerations (PRC Section 5024.1, Title 14 CCR, Section 4852[d][2]). If it can be demonstrated that sufficient time has passed to evaluate the historical importance of a resource, it may be found eligible for the CRHR.

- 2) Determined eligible for the CRHR by the State Historical Resources Commission.
- 3) Included in a local register of historical resources.

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

- 4) Identified as significant in an historical resource survey meeting the requirements of PRC Section 5024.1(g).

A resource identified as significant in a historical resource survey may be listed in the CRHR if the survey meets all of the following criteria:

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

According to CEQA Guidelines Section 15064.5(a)(3), “Any object, building, structure, site, area, place, record, or manuscript which a lead agency determines to be historically significant or significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California may be considered to be an historical resource, provided the lead agency’s determination is supported by substantial evidence in light of the whole record. Generally, a resource shall be considered by the lead agency to be ‘historically significant’ if the resource meets the criteria for listing on the CRHR (PRC Section 5024.1, Title 14 CCR, Section 4852)” and it retains sufficient integrity.

California Historical Landmarks

California Historical Landmarks (CHLs) are buildings, structures, sites, or places that have been determined to have statewide historical significance. Typically, CHLs reflect well-known places or events in California history such as missions, battlegrounds, or gold rush sites. All CHLs are of statewide significance and meet one of the following criteria:

- Be the first, last, only, or most significant of its type in the state or within a large geographic region (Northern, Central, or Southern California).
- Be associated with an individual or group having a profound influence on the history of California.

- Be a prototype of, or an outstanding example of, a period, style, architectural movement, or construction or is one of the more notable works or the best surviving work in a region of a pioneer architect, designer, or master builder.

California Points of Historical Interest

California Points of Historical Interest are buildings, structures, sites, or features of local (city and county) significance and have anthropological, cultural, military, political, architectural, economic, scientific or technical, religious, experimental, or other value. Points of Historical Interest designated after December 1997 and recommended by the State Historical Resources Commission are also listed in the CRHR. The criteria for designation of Points of Historical Interest are the same as those that govern the CHL program.

Public Resources Code 5097.5

Section 5097.5 of the California PRC prohibits excavation or removal of any “vertebrate paleontological site or historical feature situated on public lands, except with the express permission of the public agency having jurisdiction over such lands.” Section 30244 requires reasonable mitigation of adverse impacts to paleontological resources from development on public land. Penal Code Section 623 spells out regulations for the protection of caves, including their natural, cultural, and paleontological contents. It specifies that no “material” (including all or any part of any paleontological item) will be removed from any natural geologically formed cavity or cave.

Public Resources Code 5097.98

This section discusses the procedures that need to be followed upon the discovery of Native American human remains. The Native American Heritage Commission (NAHC), upon notification of the discovery of human remains by the coroner, is required to notify those persons it believes to be most likely descended from the deceased Native American. It enables the descendant to inspect the site of the discovery of the Native American human remains and to recommend to the land owner (or person responsible for the excavation) means of treating, with dignity, the human remains and any associated grave goods.

Health and Safety Code 7050.5

This code establishes that any person who knowingly mutilates, disinters, wantonly disturbs, or willfully removes any human remains in or from any location without authority of the law is guilty of a misdemeanor. It further defines procedures for the discovery and treatment of Native American remains.

Health and Safety Code 8010-8011

This code is intended to provide consistent state policy to ensure that all California Indian human remains and cultural materials are treated with dignity and respect. The code extends policy coverage to nonfederally recognized tribes and federally recognized groups.

Assembly Bill 2641

This section provides procedures for private land owners to follow upon discovering Native American human remains. Land owners are encouraged to consider culturally appropriate measures if they discover Native American human remains as set forth in California PRC Section 5097.98. Assembly Bill 2641 further clarifies how the land owner should protect the site both immediately after discovery and into the future.

Senate Bill 18

Because the proposed project would result in an update to the West Hollywood General Plan, it is required to comply with Senate Bill 18 (Government Code sections 65352.3, 65352.4), which requires that, prior to the adoption or amendment of a general plan proposed on or after March 1, 2005, a city or county must consult with Native American tribes with respect to the possible preservation of, or the mitigation of impacts to, specified Native American places, features, and objects located within that jurisdiction. Accordingly, the City Community Development Department initiated tribal consultation in accordance with the State of California Tribal Consultation Guidelines. With the information currently available, no known Native American cultural places would be affected by the proposed project.

Local

City of West Hollywood Historic Preservation Ordinance

The City adopted the Historic Preservation Ordinance in 1989 as part of the Municipal Code (Title 19, Article 19-4, Chapter 19.58). The ordinance outlines goals to preserve cultural resources in the City, including the designation criteria and the establishment of a governing commission.

Historic Preservation Commission

The Historic Preservation Commission (HPC) updates the City's Historic Resources Survey and recommends to the Planning Commission and City Council the designation of cultural resources. The Historic Preservation Commission (formerly Cultural Heritage Commission) was created on November 6, 1989, and consists of five members appointed directly by a Council member and two members appointed by the Council as a whole (at-large). All members appointed serve a 2-year term, commencing on June 1 following a general election. Members must have a significant interest in the City such as residency, business or residential ownership, economic involvement, or some other valid link as determined by the City Council. All members of the HPC have a demonstrated interest or competence in, or knowledge of, historic preservation and the cultural resources of the City. HPC members are not officers or employees of the City.

The powers and duties of the HPC are outlined in West Hollywood Municipal Code Section 2.40.100 et seq. and include periodically updating the City's Historic Resources Survey and recommending to the City Council the designation of cultural resources including structures, portions of structures, improvements, natural features, landmarks, sites, objects, historic districts,

multiple resources, or thematic groupings of structures sharing common characteristics or uses and recommending certificates of appropriateness to the Planning Commission.

Criteria for Designation of Cultural Resources

The HPC may approve the nomination and recommend to the City Council the designation of a cultural resource or historic district if it finds that the cultural resource meets one or more of the following criteria:

- A. *Exemplifies Special Elements of the City.* It exemplifies or reflects special elements of the City's aesthetic, architectural, cultural, economic, engineering, political, natural, or social history and possesses integrity of design, location, materials, setting, workmanship feeling, and association in the following manner:
 - 1. It embodies distinctive characteristics of a period, method, style, or type of construction, or is a valuable example of the use of indigenous materials or craftsmanship; or
 - 2. It contributes to the significance of a historic area by being:
 - a. A geographically definable area possessing a concentration of historic or scenic properties; or
 - b. A thematically related grouping of properties that contribute to each other and are unified aesthetically by plan or physical development; or
 - 3. It reflects significant geographical patterns, including those associated with different eras of growth and settlement, particular transportation modes, or distinctive examples of community or park planning; or
 - 4. It embodies elements of architectural design, craftsmanship, detail, or materials that represent a significant structural or architectural achievement or innovation; or
 - 5. It has a unique location or singular physical characteristic or is a view or vista representing an established and familiar visual feature of a neighborhood, community, or the city; or
- B. *Example of Distinguishing Characteristics.* It is one of the few remaining examples in the city, region, state, or nation possessing distinguishing characteristics of an architectural or historical type or specimen; or
- C. *Identified with Persons or Events.* It is identified with persons or events significant in local, state, or national history; or
- D. *Notable Work.* It is representative of the work of a notable architect, builder, or designer.

Except as outlined below, the criteria and procedure for designating a historic district are the same as for designating individual cultural resources as above.

- A. *Historic Resources Survey.* As part of the nomination for designating a historic district, a historic resources survey shall be prepared identifying all contributing resources and non-contributing resources. If not otherwise designated, all cultural resources listed in a designated historical district will be considered “contributing.” The survey may also identify contributing landscaping, natural features, or sites. The survey shall be reviewed in accordance to the designation procedures listed below. The survey shall identify the manner in which the proposed district possesses a significant concentration, linkage, or continuity of sites, buildings, structures, or objects united historically or aesthetically by plan or physical development within the period of significance and within the context of the district.
- B. *Finding of Contribution.* Each cultural resource within a proposed historic district must be identified as a contributing resource. If a resource is individually designated, it is then automatically considered a contributing resource within the district that includes it.

RESEARCH METHODS

The investigation for this project involved archival research, including an archival records search, a sacred land files check, and other background research to evaluate cultural and historical resources. The study area encompassed the entire City.

RECORDS SEARCH

Archival research for this project was conducted by James Wallace, M.A., on February 4, 2010, at the SCCIC housed at California State University, Fullerton. The research focused on the identification of previously recorded cultural resources within or intersecting the City. The archival research included review of previous cultural resources investigation reports, cultural resources site records, historic maps, and historic property inventories. Historic maps included Sanborn Fire Insurance Maps and historic USGS topographic maps. Inventories of the NRHP, the CRHR, the California State Historic Resources Inventory (HRI), and California Historical Landmarks and Points of Interest were reviewed to identify cultural resources within the study area. Additionally, on April 14, 2010, Trina Meiser, M.A., contacted John Chase at the City and was provided with a list of designated historical resources within West Hollywood.

Previous Cultural Resources Investigation Reports

The records search revealed that 28 cultural resources investigations were previously conducted within the City (Table 1).

Table 1. Previous Cultural Resources Investigation Reports

| Author | Report# (LA-) | Title | Date |
|--------------------|---------------|--|------|
| Anonymous | LA 1578 | Technical Report Archaeological Resources Los Angeles Rapid Rail Transit Project Draft Report | 1983 |
| Bissell, Ronald M. | LA 1968 | Cultural Resources Literature Review of the Metro Rail Red Line Western Extension Alternatives | 1989 |
| Casen, George | LA 3765 | Historic Property Survey | NA |
| Duke, Curt | LA 4401 | Cultural Resource Assessment at 8721 Sunset Boulevard | 1999 |
| Duke, Curt | LA 4402 | Cultural Resource Assessment at 9145 Sunset Boulevard | 1999 |
| Duke, Curt | LA 4411 | Cultural Resource Assessment at 8300 West Sunset Boulevard | 1999 |
| Duke, Curt | LA 4551 | Cultural Resource Assessment for Pacific Bell Services Facility LA 618-05 | 1999 |
| Duke, Curt | LA 4574 | Cultural Resource Assessment for Pacific Bell Services Facility LA 454-01 | 1999 |
| Duke, Curt | LA 5028 | Cultural Resource Assessment for AT&T Wireless Services Facility C632.1 | 2000 |

| Author | Report# (LA-) | Title | Date |
|---|----------------------|--|-------------|
| Gray, Deborah | LA 5090 | Cultural Resource Assessment for Pacific Bell Mobile Services Facility LA 454-01 | 1999 |
| Duke, Curt | LA 5343 | Cultural Resource Assessment Cingular Wireless Facility No. SM 096-01 | 2001 |
| Maki, Mary K. | LA 5355 | Negative Phase I Survey of 0.35 acres for Havenhurst Senior Housing Project | 2001 |
| Duke, Curt | LA 6123 | Cultural Resource Assessment Cingular Wireless Facility No. SM 015-02 | 2002 |
| Duke, Curt | LA 6128 | Cultural Resource Assessment Cingular Wireless Facility No. SM 014-01 | 2001 |
| Wlodarski, Robert J. | LA 7375 | Phase I Archaeological Study Linick-Weisman House | 2004 |
| Duke, Curt, and Judith Marvin | LA 7772 | Cultural Resource Assessment Cingular Wireless Facility No. SM 182-02 | 2003 |
| Carmack, Shannon, and Judith Marvin | LA 8095 | Cultural Resource Assessment the Melrose Triangle Project | 2004 |
| McKenna, Jeanette | LA 8244 | Phase I Cultural and Paleontological Investigation for Sunset Millennium Project | 1999 |
| Maki, Mary K. | LA 8269 | 0.3-acre Archaeological Survey for the Sierra Bonita Construction Project | 2007 |
| Bonner, Wayne H. | LA 9538 | Cultural Resources Records Search for AT&T Mobility, LLC Candidate EL0130-01 | 2008 |
| Bonner, Wayne H., and Kathleen Crawford | LA 9555 | Cultural Resources Record Search for T-Mobile USA Candidate SV11745B | 2009 |
| Bonner, Wayne H., and Kathleen Crawford | LA 9556 | Direct APE Historic Architectural Assessment for T-Mobile USA Candidate SV11745B | 2009 |
| Ehringer, Candace, and Angel Tomes | LA 9799 | Cultural Resources Assessment for the Proposed Movietown Specific Plan Project | 2008 |
| Ehringer, Candace, and Angel Tomes | LA 9801 | Cultural Resources Assessment for the Proposed Sunset Time Specific Plan | 2008 |
| Botkin, Steven G. | LA 847 | 1/4-acre Lot Survey of the Corner of San Vicente Blvd and Beverly Boulevard | 1973 |
| Salls, Roy A. | LA 236 | Archaeological Recon. Survey of West Hollywood Civic Center Esa Project | 1988 |
| White, Robert S. | LA 2271 | Archaeological Assessment of the Cedars-Sinai Medical Center | 1991 |
| Ehringer, Candace, and Angel Tomes | LA 9304 | Cultural Resources Assessment for the Proposed Formosa Specific Plan at Santa Monica Boulevard | 2007 |

Previously Recorded Cultural Resources Site Records

Seventeen properties and structures were identified during the site records search. All of the identified site records pertained to historic buildings constructed between the early and middle 20th century (Table 2).

Table 2. Previously Recorded Cultural Resources Site Records

| Primary Number | Resource Name | Date | Significance |
|-----------------------|---|--------------------|---------------------|
| 19-3173 | Linick/Weisman House | c. 1928 | NRHP-eligible |
| 19-176757 | Pacific Design Center Blue and Green Buildings | 1975/1987 | |
| 19-176772 | 8720 Sunset Boulevard Classical Revival Temple | 1934 | |
| 19-176773 | Sunset Plaza Commercial District | 1934–1936 | NRHP-eligible |
| 19-176871 | Craftsman District (Hancock and Palm Avenues) | 1911–1931 | |
| 19-176909 | Sunset Strip District | 1935–1939 | |
| 19-176911 | 7155 Santa Monica Boulevard Commercial Building | 1928 | |
| 19-187323 | 633 North Almont Drive | 1950s | |
| 19-187324 | 9080 Santa Monica Boulevard | 1928 | CRHR-eligible |
| 19-187439 | 7400-7408 Santa Monica Boulevard Vanetta Building (Property # 083531) | 1920s–1950s | |
| 19-188224 | 7141 Santa Monica Boulevard/1107-1117 Detroit Street | | |
| 19-188277 | 1310 Olive Drive Historic Apartment Complex | 1951 | |
| 19-188278 | 8414 Sunset Boulevard Historic Architectural Evaluation | 1919 | |
| 19-188279 | 8426/8430 Sunset Boulevard House of Blues | 1919, 1992 remodel | |
| 19-188280 | 8432 Sunset Boulevard | | |
| 19-188460 | 8375 Fountain Avenue Apartments | c. 1957 | |
| 19-188508 | 8730 Sunset Boulevard, Sunset Towers | | |

National Register of Historic Places

Eight historic properties in West Hollywood were identified as listed in the NRHP (Table 3). These resources include the works of famed architects and distinctive examples of architectural styles that create West Hollywood’s unique character and are primarily listed under NRHP Criterion C. This list does not appear to be comprehensive.

Table 3. Historic Properties listed in the NRHP

| Primary Number | Resource Name | Address | Year Listed |
|-----------------------|----------------------------------|---|--------------------|
| 19-176742 | Lloyd Wright Home and Studio | 858 North Doheny Drive | 1987 |
| 19-167269 | Colonial House | 1416 N. Havenhurst Drive | 1982 |
| 19-176750 | Hacienda Arms Apartments | 8439 Sunset Boulevard | 1983 |
| 19-176748 | Sunset Towers | 8358 Sunset Boulevard | 1980 |
| 19-180739 | N. Harper Ave. Historic District | North Harper Avenue between Fountain and De Longpre Avenues | 1996 |
| 19-176743 | Patio del Moro | 8225–8237 Fountain Avenue | 1986 |
| 19-176746 | Ronda | 1400–1414 Havenhurst Drive | 1985 |
| 19-176744 | R.M. Schindler House | 833 North Kings Road | 1971 |

California State Historic Resources Inventory

A search of the HRI produced a list of 257 historic resources previously recorded in West Hollywood (Attachment B). Of these, 121 were evaluated as having potential local, state, or national significance.

City of West Hollywood Designated Historical Resources

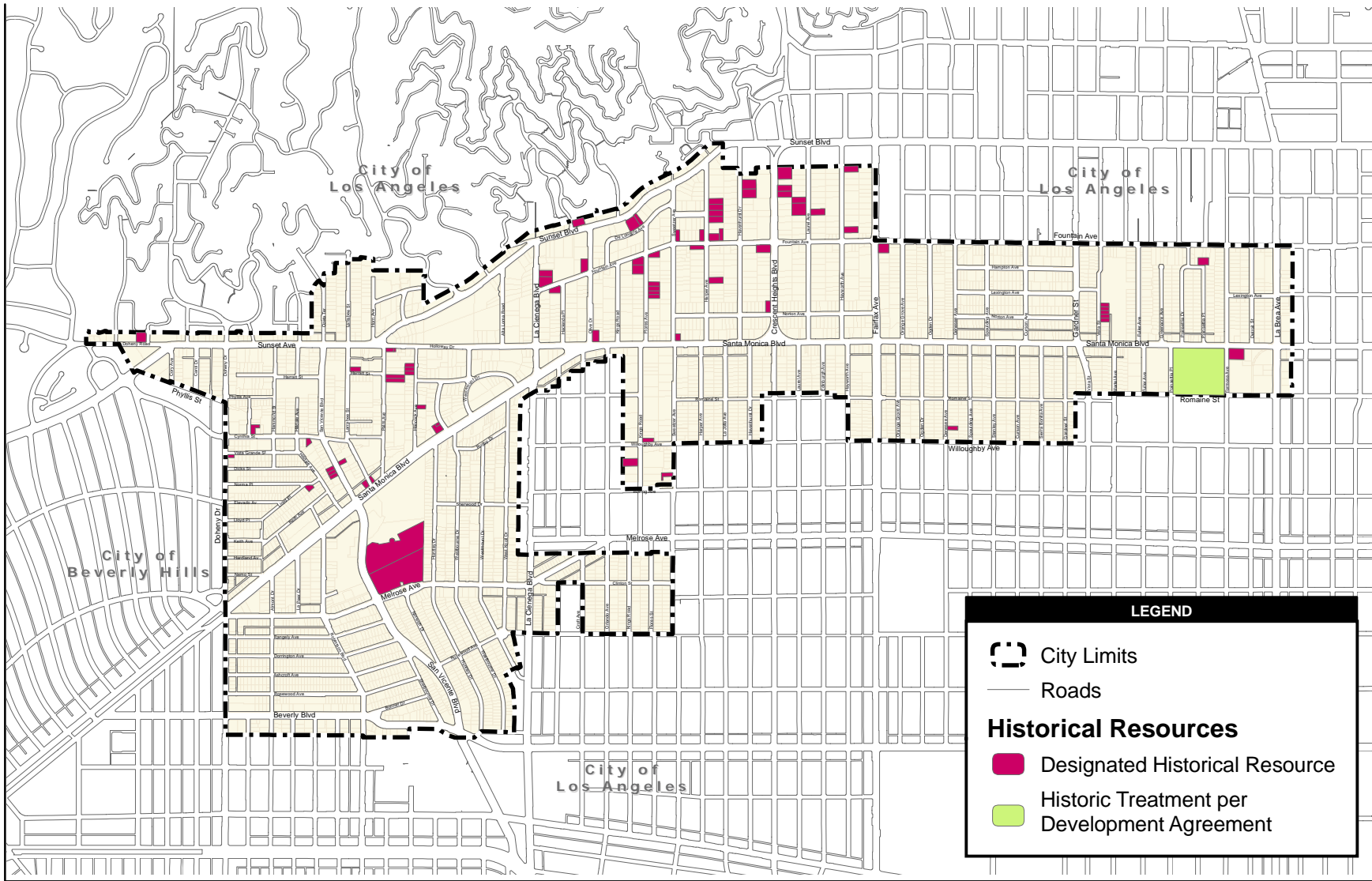
The City provided a comprehensive list of 77 resources within the City that are listed in the NRHP or CRHR, or are designated as locally significant (Table 4; Attachment B). Of these, 17 are indicated as listed in the NRHP. Figure 3 indicates designated historical resources in the City.

Table 4. Historical Resources Designated by the City of West Hollywood

| Resource Name | Address | Year Built | Significance |
|--|--|------------|--------------|
| Villa Italia | 1201 Crescent Heights Boulevard | 1931 | Designated |
| Savoy Plaza | 1360 Crescent Heights Boulevard | 1929 | Designated |
| The Tuscany | 1400 Crescent Heights Boulevard | 1925 | Designated |
| The Granville | 1424 Crescent Heights Boulevard | 1929 | Designated |
| La Fontaine | 1285–1289 Crescent Heights Boulevard | 1928 | Designated |
| Old Sherman | 8914 Cynthia Street | 1905 | Designated |
| First Baptist Church | 9025 Cynthia Street | 1920 | Designated |
| Hart House | 8341 Delongpre Avenue | 1919 | Designated |
| Lloyd Wright Home and Studio | 858 Doheny Drive | 1927 | NRHP |
| | 9231–1945-1/2 Doheny Road | 1936–1938 | Designated |
| Crescent Heights Methodist Church | 1296/7870 Fairfax Avenue/Fountain Avenue | 1924 | Designated |
| Craftsman | 1228 Flores Street | 1918 | Designated |
| Art Deco Apartment Building | 1236 Flores Street | 1931 | Designated |
| | 1224–1226 Flores Street | 1928 | Designated |
| | 1230–1232 Flores Street | 1928 | Designated |
| The Royal Gardens | 1255–1263 Flores Street | 1927 | Designated |
| Patio del Moro; Arthur & Nina Zwebell (Harper Ave. Historic District; Courtyard Thematic District) | 8225–8237 Fountain Avenue | 1926 | NRHP |
| Four Gables; Leland Bryant | 8250–8262 Fountain Avenue | 1927 | NRHP |
| Beau Sejour | 8320–8328 Fountain Avenue | 1928 | Designated |
| Fountain Corridor Group | 8352–8356 Fountain Avenue | 1926 | Designated |
| | 8415–8423 Fountain Avenue | 1941 | Designated |
| The Villas | 8468–8480 Fountain Avenue | 1939 | Designated |
| El Palacio | 8491–8499 Fountain Avenue | 1931 | Designated |

| Resource Name | Address | Year Built | Significance |
|---|--------------------------------|-------------------|---------------------|
| Adobe House | 916 Genesee Avenue | 1922 | Designated |
| Normandie Towers | 7219 Hampton Avenue | 1925 | Designated |
| Fire Station 7 | 958 Hancock Avenue | 1929 | Designated |
| | 1013 Hancock Avenue | 1915 | Designated |
| | 1017 Hancock Avenue | 1913 | Designated |
| | 1009–1011 Hancock Avenue | 1931 | Designated |
| El Pasadero (Harper Ave. Historic District; Courtyard Thematic District) | 1330 Harper Avenue | 1931 | NRHP |
| Casa Real | 1354 Harper Avenue | 1931 | NRHP |
| The Ramona | 1236–1246 Harper Avenue | 1923 | NRHP |
| Villa Primavera; Arthur & Nina Zwebell (Harper Ave. Historic District; Courtyard Thematic District) | 1300–1308 Harper Avenue | 1923 | NRHP |
| Romanesque Villas (Architect: Leland Bryant) | 1301–1309 Harper Avenue | 1926 | NRHP |
| Harper House (Architect: Leland Bryant) | 1334–1336 Harper Avenue | 1929 | NRHP |
| Villa Sevilla (Harper Ave. Historic District; Courtyard Thematic District) | 1338–1352 Harper Avenue | 1931 | NRHP |
| Colonial House (Architect: Leland Bryant) | 1416 Havenhurst Drive | 1930 | NRHP |
| La Ronda | 1400–1414 Havenhurst Drive | 1928 | NRHP |
| Hayworth Tower; Leland Bryant | 1314 Hayworth Avenue | 1930 | NRHP |
| Spanish Colonial Revival | 1440 Hayworth Avenue | 1933 | Designated |
| | 1440–1450 Hayworth Avenue | 1933 | Designated |
| | 8756 Holloway | 1946 | Designated |
| | 8766 Holloway | 1937 | Designated |
| Schindler Buildings | 8758 –8760 Holloway | 1937 | Designated |
| | 8762–8764 Holloway | 1946 | Designated |
| Schindler House | 835 Kings Road | 1922 | NRHP |
| Rootenberg-Markham House | 902 Kings Road | 1952 | Designated |
| Lotus Apartments | 1216–1224 La Cienega Boulevard | 1928 | Designated |
| English Village | 1000–1012-1/2 Larrabee Street | 1924 | Designated |
| | 1343 Laurel Avenue | 1923 | Designated |
| Villa D'Este | 1355 Laurel Avenue | 1928 | Designated |
| | 1334–1342 Laurel Avenue | 1927 | Designated |
| Pacific Design Center Blue and Green Buildings | 8687 Melrose Avenue | 1975/1987 | Designated |
| | 8954–8956 Norma Place | 1921 | Designated |
| Craftsman District | 976 Palm Avenue | 1924 | Designated |

| Resource Name | Address | Year Built | Significance |
|-----------------------------------|---|-------------------|---------------------|
| Craftsman District | 986–988 Palm Avenue | 1922 | Designated |
| Old Sherman | 850 San Vicente Blvd (Building at 873 San Vicente was moved to 850 San Vicente in 1999) | 1899 | Designated |
| Old Sherman | 837–841 San Vicente Boulevard | 1902 | Designated |
| Old Sherman | 843–845 San Vicente Boulevard | 1900 | Designated |
| Old Sherman | 847–849 San Vicente Boulevard | 1900 | Designated |
| Irv's Burgers | 8289 Santa Monica Boulevard | 1946 | Designated |
| Emser Building | 8431 Santa Monica Boulevard | 1926 | Designated |
| First National Bank of Sherman | 8811 Santa Monica Boulevard | 1922 | Designated |
| Gable & Wyant Commercial Building | 8851 Santa Monica Boulevard | 1926 | Designated |
| | 8701–8713 Santa Monica Boulevard | 1928 | Designated |
| Sunset Tower | 8358 Sunset Boulevard | 1930 | NRHP |
| Piazza del Sol | 8439 Sunset Boulevard | 1927 | NRHP |
| El Mirador | 1302–1310 Sweetzer Avenue | 1929 | Designated |
| Courtyard Thematic District | 819–825-1/2 Sweetzer Avenue | 1928? | Designated |
| Plummer Park Apartment Grouping | 1132 Vista Street | 1929 | Designated |
| Plummer Park Apartment Grouping | 1140 Vista Street | 1933 | Designated |
| Plummer Park Apartment Grouping | 1124–1126 Vista Street | 1929 | Designated |
| Plummer Park Apartment Grouping | 1128–1130 Vista Street | 1929 | Designated |
| Plummer Park Apartment Grouping | 1144–1146 Vista Street | 1933 | Designated |
| County Library | 903 Westbourne Drive | 1922 | NRHP |
| Movie Studio | 1041 Formosa Avenue and 7136–7156 Santa Monica Boulevard | 1919 | Designated |
| The Formosa Café | 7156 Santa Monica Boulevard | 1934 | Designated |



Source: City of West Hollywood 2010; USGS 7.5' Quadrangle Beverly Hills, Calif. 1981, Hollywood, Calif. 1981

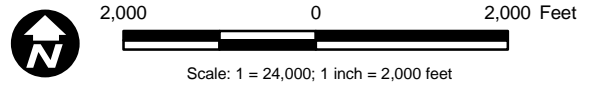


Figure 3
Designated Historical Resources in the City of West Hollywood

NATIVE AMERICAN CONTACT PROGRAM

The NAHC conducted a check of its Sacred Lands File for the affected project area on February 11, 2010. The search failed to indicate “the presence of Native American cultural resources in the immediate project area.” However, the absence of specific site information in the Sacred Lands File does not preclude the possibility of cultural resources within the project area. Contact letters were sent to individuals listed by the NAHC as potentially having an interest in the project (see below). No comments have been received to date.

Shoshonean Gabrielino Band of Mission
Indians
Andy Salas, Chairperson
P.O. Box 393
Covina, CA 91723

Gabrielino-Tongva Tribe
Linda Candelaria, Chairwoman
1875 Century Park East, Suite 1500
Los Angeles, CA 90067

Gabrielino/Tongva San Gabriel Band of
Mission
Anthony Morales, Chairperson
P.O. Box 693
San Gabriel, CA 91778

Gabrielino Tongva Indians of California
Tribal Council
Robert F. Dorame, Tribal Chair/Cultural
P.O. Box 490
Bellflower, CA 90707

Gabrielino-Tongva Tribe
Bernie Acuna
501 Santa Monica Blvd.
Santa Monica, CA 90401

Los Angeles City and County Native
American Indian Community
Ron Andrade, Director
3175 West 6th Street, Room 403
Los Angeles, CA 90020

Ti'At Society
Cindi Alvitre
6515 E. Seaside Walk, #C
Long Beach, CA 90803

Gabrielino Tongva Nation
Sam Dunlap, Chairperson
P.O. Box 86908
Los Angeles, CA 90086

Tongva Ancestral Territorial Tribal Nation
John Tommy Rosas, Tribal Admin.
tattnlaw@gmail.com

Senate Bill 18 Consultation

Senate Bill 18 consultation was conducted separately by the City.

RESULTS AND RECOMMENDATIONS

RESULTS

No prehistoric or historic archaeological resources were identified within the planning area. However, the planning area is located within the Los Angeles basin, part of the Los Angeles–Santa Ana prairies, a sensitive setting that was seasonally exploited by indigenous peoples prehistorically. While the area has undergone extensive development in the 20th century, the planning area possesses a high potential to contain buried cultural resources, including historic and prehistoric artifacts and features and human remains.

The NAHC conducted a check of its Sacred Lands File for the affected planning area on February 11, 2010. The search failed to indicate “the presence of Native American cultural resources in the immediate project area.” However, the absence of specific site information in the Sacred Lands File does not preclude the possibility of cultural resources within the planning area. Contact letters were sent to individuals listed by the NAHC as potentially having an interest in the project. No comments have been received to date.

West Hollywood has a rich developmental history reflected in its array of historical resources. Seventy-seven designated historical resources are located within the City, and many more historic resources older than 45 years have been identified in the planning area. In 2007, West Hollywood was designated as one of the National Trust for Historic Preservation’s Dozen Distinctive Destinations, an annual list of unique and preserved communities in the United States. West Hollywood’s designated resources include several residential, hotel, and other commercial buildings, and historic districts. The R.M. Schindler House, the Lloyd Wright Home and Studio, the Savoy Plaza, the North Harper Historic District, and Sunset Tower are all listed in the NRHP for their distinctive architectural features. Other historic landmarks include the Sunset Strip, the Pacific Design Center, the Pickford Fairbanks Studio, the United Artists Studio, the Cristofelles Lace Factory, and several large apartment buildings. These landmarks reflect the significant historical development of West Hollywood, particularly from the 1900s through the 1920s.

RECOMMENDATIONS FOR FURTHER WORK

The lack of surface evidence of archaeological materials does not preclude the possibility that subsurface archaeological materials may exist. In the event that any archaeological materials are encountered during earth-moving activities, the construction contractor shall cease activity in the affected area until the discovery can be evaluated by a qualified cultural resources specialist (archaeologist) in accordance with the provisions of CEQA Section 15064.5.

In accordance with the City’s Historic Preservation Ordinance and General Plan policies, inventory and evaluation of the City’s historical resources should be performed periodically to further identify West Hollywood’s significant historical resources for proper stewardship and perpetuity.

REFERENCES

Architectural Resources Group (ARG)

2008 *City of West Hollywood: R2, R3, R4 Multi-Family Survey Report*. Prepared for City of West Hollywood Community Development Department.

Arnold, Jeanne E., Michael Walsh, and Sandra E. Hollimon

2004 The Archaeology of California. *Journal of Archaeological Research* 12(1):1–73.

Bean, Lowell John, and Charles R. Smith

1978 *Gabrielino*. In *Handbook of North American Indians*, Vol. 9, edited by Robert F. Heizer, pp. 538–562. Smithsonian Institution, Washington, D.C.

California Department of Finance (Department of Finance)

2009 Demographic Research. E-4. Available at <http://www.dof.ca.gov/research/demographic/reports/estimates/e-4/2001-09/>.

California Office of Historic Preservation

1990 *Archeological Resource Management Reports (ARMR) Guidelines*. Department of Parks and Recreation, State of California, Sacramento.

City of West Hollywood (City)

1988 *City of West Hollywood General Plan*. Adopted June 20, 1988. Resolution No. 452.

2007a West Hollywood's History. Available at <http://www.weho.org/index.cfm/fuseaction/detail/navid/77/cid/990/>. Accessed November 29, 2007.

2007b 1019-1021 San Vicente Condominium Project Draft Environmental Impact Report.

Cahuenga Pass Property Owners Association (CPPOA)

2007 History. Available at <http://www.cppoa.org/History.html>. Accessed December 4, 2007.

Erlandson, Jon M.

1994 *Early Hunter-Gatherers of the California Coast*. Plenum Press, New York.

Federal Writers Project

1941 *Los Angeles: A Guide to the City and its Environs*. Hastings House. New York.

Formosa Café Website

2007 Where the Stars Dine (www.seeingstars.com). Available at <http://formosacafe.com>. Accessed November 2007.

Gumprecht, Blake

1999 *The Los Angeles River: Its Life, Death, and Possible Rebirth*. John Hopkins University Press, Baltimore, Maryland.

Hancock, R.

1949 *Fabulous Boulevard*. Funk and Wagnalls Company. New York.

Jackson, Robert H.

1999 Agriculture, Drought & Chumash Congregation in the California Missions (1782–1834), *California Mission Studies Association*. Articles, May Newsletter.

Kielbasa, John R.

1997 *Historic Adobes of Los Angeles County*. Dorrance Publishing Company, Pittsburgh, Pennsylvania.

Kroeber, A. L.

1925 Handbook of Indians of California. *Bureau of American Ethnology Bulletin 78*, Smithsonian Institution, Washington, D.C.

Los Angeles Public Library (LAPL)

1906–1950 Sanborn Fire Insurance Map, Volume 10, 1919, Sheet 0c.

1906–1950 Sanborn Fire Insurance Map, Volume 20, 1926. Sheet 2017.

1906–1951 Sanborn Fire Insurance Map, Volume 20, 1926–1950. Sheet 2017.

Maki, Mary K.

1995 A Phase 1 Cultural Resources Survey of 0.53 Acre at 1151, 1155, 1201, and 1212 Detroit Street, City of West Hollywood, Los Angeles County, California (Hollywood Quadrangle). Prepared for The Los Angeles County Community Development Commission.

McCawley, W.

1996 *The First Angelinos: The Gabrielino Indians of Los Angeles*. Malki Museum Press, Banning.

Meyer, L.

1981 *Los Angeles, 1781–1981*. A Special Bicentennial Issue of California History, Spring 1981. California Historical Society, Los Angeles.

Priore, Domenic

2007 *Riot on the Sunset Strip: Rock 'n' Roll's Last Stand in Hollywood*. Jawbone Press, London, England.

Reid, Hugo

1939 [1852] Letters on the Los Angeles County Indians. *A Scotch Paisano in Old Los Angeles*, by Susanna Bryant Dakin, pp. 215–286. University of California Press.

Takahashi, Keith

1980 River Battle: Saga of an Ox Cart Navy. *Los Angeles Times*. 10 January: SG2. Los Angeles.

Terry A. Hayes Associates LLC

2006 *The Lot Motion Picture Studio Supplemental Environmental Impact Report*. Presented to City of West Hollywood Department of Community Development.

The River Project

2001 Know Your Watershed: A Short History of the Los Angeles River. Available at <http://www.theriverproject.org/history.html>.

United States Geological Survey (USGS)

1906 *Santa Monica 30' Quadrangle*. United States Geological Survey, Washington, D.C.

1921 *Santa Monica 30' Quadrangle*. United States Geological Survey, Washington, D.C.

Wallace, William J.

1955 A Suggested Chronology for Southern California Coastal Archaeology. *Southwestern Journal of Anthropology* 11(3):214–230.

Warren, Claude N.

1968 Cultural Traditions and Ecological Adaptation on the Southern California Coast. *Archaic Prehistory in the Western United States*, edited by Cynthia Irwin-Williams. Eastern New Mexico University Contributions in Anthropology 1(3):1–14.

West Hollywood Marketing and Visitors Bureau

2007 Visitor Information: About the City. Available at <http://www.visitwesthollywood.com/visitor-info/about-the-city/>. Accessed December 4, 2007.

ATTACHMENT A

RESUMES OF KEY PERSONNEL

Trina Meiser

Architectural Historian

Education

MA, Historic Preservation Planning, Cornell University, 2003
BA, History, Kenyon College, 1998

Professional Affiliations

Member, National Trust for Historic Preservation
Member, Society of Architectural Historians
Member, California Preservation Foundation

Trina Meiser is a historic preservation specialist and an architectural historian with 6 years of experience in surveying, documenting, evaluating, and planning for historic structures, districts, sites, and cultural resources. Her background is based on a solid knowledge of architectural history, architectural styles and terminology, building materials conservation, and historic preservation theory. She has led seminars on architectural styles and the history of historic preservation, charrettes for the design treatments of historic districts, as well as workshops in materials conservation. She has completed cultural resource technical reports, National Register of Historic Places nominations, historic structures reports, and Federal Rehabilitation Tax Credit applications. She has consulted on a variety of historic structure rehabilitation plans with clients, architects, engineers, and agency representatives for regulatory review. Her experience in historic preservation planning provides a strong understanding of federal, state, and local historic preservation laws. She has a thorough knowledge of the *Secretary of the Interior's Standards for the Treatment of Historic Properties* and their functions in historic preservation planning.

Ms. Meiser's areas of interest include urban and landscape preservation planning and design, building restoration, archaeology, international heritage sites, and historic district and neighborhood revitalization projects. She is a member of the Society of Architectural Historians, the California Preservation Foundation, the National Trust for Historic Preservation, and several regional historical societies and preservation organizations.

Project Experience

Historic Preservation Projects

NAVFAC Southwest National Register Eligibility Assessment for Naval Base Ventura County, Port Hueneme, CA

As Architectural Historian, recorded and evaluated 18 buildings at the Naval Construction Training Center at Port Hueneme for eligibility to the National Register. Conducted research on the Disaster Recovery Training School for incorporation into the historical context. Completed DPR forms and incorporated findings in a Historic Resources Evaluation Report.

TCR Properties Ramona Air Center Environmental Impact Report, Ramona, CA

As Architectural Historian, conducted a survey and historical research of structures more than 50 years old to evaluate and document historic resources. Results were recorded on DPR forms and summarized for inclusion in the project Environmental Impact Report.

Exposition Light Rail Authority Transit Phase 2, Los Angeles County, CA

As Architectural Historian, conducted fieldwork to record and evaluate historic resources along the Exposition Corridor ROW. Completed a Historical Resources Evaluation Report for the evaluation of historical resources for eligibility to the National Register of Historic Places and the California Register of Historical Resources. Provided cultural resources portion of Environmental Impact Statement, including mitigation measures for the treatment of evaluated historical resources.

San Diego Association of Governments (SANDAG)/Caltrans SR-76 Mission to I-15 Historical Resources Evaluation Report, San Diego, CA

As Architectural Historian, conducted fieldwork to record and evaluate ranching buildings and residences. Completed a Historical Resources Evaluation Report per Caltrans standards for the evaluation of historical resources for eligibility to the National Register of Historic Places and the California Register of Historical Resources.

City of Temecula Main Street Bridge Replacement Project, Temecula, CA

As Architectural Historian, conducted a survey and historical research of historic resources in Old Town Temecula adjacent to the Main Street Bridge. Results were recorded

on DPR forms and in a Historical Resources Survey Report per Caltrans guidelines.

Allen, Matkins, Leck, Gamble, Mallory & Matsis, LLP 301 University Avenue Historical Evaluation and Technical Report, San Diego, CA

As Architectural Historian, evaluated the condition and integrity of the former supermarket building dating from 1942. Prepared Historic Resources Evaluation Report and survey forms. Summarized findings for inclusion in the 301 University Uptown Environmental Impact Report.

Department of Veterans Affairs Environmental Assessment of Seismic Upgrades, San Francisco, CA

As Architectural Historian, consulted with architects and designers for the rehabilitation and seismic retrofit of the 1930s-era Art Deco San Francisco Veterans Affairs Medical Center buildings. Reviewed plans and rehabilitation standards to evaluate design of new additions and alterations. Engaged in consultation with the State Historic Preservation Office.

City of Del Mar North Torrey Pines Bridge "Sorrento Overpass" Restoration, Del Mar, CA

As Historic Preservation Specialist, consulted with engineers for the restoration of the 1933 North Torrey Pines Bridge to resolve significant impacts to the National Register-eligible resource. Assessed the deterioration of the bridge and established the historic character-defining features to be preserved. Evaluated restoration plans to suggest mitigation measures for its treatment in compliance with the Secretary of Interior Standards for Restoration.

National Park Service Jefferson National Expansion Memorial, St. Louis, MO

As Architectural Historian, contributed to the cultural resources section of the GMP/EIS. Provided historical context for the Native American occupation, the French colonial establishment, and the 19th century development of the built environment in St. Louis, Missouri.

New York City Department of Parks and Recreation Fort Totten Conservation Work Weekend, New York, NY

As Historic Preservation Specialist, organized a historic preservation event to perform restoration work on Officers' Quarters at retired military site along New York's East River. Oversaw the conservation of historic exterior woodwork elements. This conservation project was completed prior to joining this firm.

Federal Emergency Management Agency (FEMA) Hurricane Katrina Recovery, Disaster 1604-DR-MS, Biloxi, MS

As Architectural Historian, recorded the condition and integrity of multiple properties affected by Hurricane Katrina and performed photo documentation. Determined if structures were eligible for National Register designation. Results were summarized in a report and through a series of maps generated in GIS. This conservation work was performed prior to joining this firm.

FEMA Hurricane Katrina Recovery, Disaster 1604-DR-MS, Biloxi, MI

As Historic Preservation Specialist, completed Section 106 review and coordinated with the State Historic Preservation Office to ensure that all projects funded by FEMA complied with federal regulations and the National Historic Preservation Act. Evaluated restoration projects for National Register eligibility in compliance with Secretary of Interior's Standards for Restoration and Rehabilitation under Programmatic Agreement. This historic preservation work was performed prior to joining EDAW.

City of Ithaca Downtown Commercial Historic District National Register Eligibility Nomination, Ithaca, NY

As Historic Preservation Planner, completed research and documentation of downtown commercial buildings dating from the 1830s to the 1930s. Document included architectural descriptions of each building. Successful nomination to the National Register. This historic preservation planning project was completed prior to joining this firm.

City of Ithaca University Avenue Historic District National Register Eligibility Assessment, Ithaca, NY

As Historic Preservation Planner, completed documentation included in the survey and nomination of this residential historic district with resources dating from the 1860s to the 1950s. This historic preservation planning project was completed prior to joining this firm.

Historic Ithaca's State Theatre Restoration Project, Ithaca, NY

As Historic Preservation Specialist, evaluated restoration designs for compatibility with the historic character of the resource and for compatibility with the *Secretary of the Interior's Standards for Rehabilitation*. Performed conservation of textiles, decorative fixtures, plaster, and windows. Managed construction projects relating to

aesthetic and ADA accessibility modifications. This restoration work was completed prior to joining this firm.

Historic Ithaca, Inc. The Clinton House, Ithaca, NY

As Historic Preservation Planner/Specialist, evaluated designs for compatibility with the historic character of the resource and for compatibility with the *Secretary of the Interior's Standards for Rehabilitation*. Compiled and prepared Part 1 of the Federal Rehabilitation Tax Credit Application. Oversaw construction management for aesthetic modifications to historic elements. This planning and conservation project was completed prior to joining this firm.

City of Ithaca The Delaware, Lackawanna and Western Train Station National Register Eligibility Nomination, Ithaca, NY

As Historic Preservation Specialist, composed historic context statement and architectural description for historic train station. Photodocumented building and submitted the application to the State Office of Historic Preservation. This historic preservation planning project was completed prior to joining this firm.

Athens Exchange Hotel Stagecoach Livery Historic Structures Report, Athens, PA

As Preservation Planner, conducted comprehensive assessment of exterior and interior spaces of 1860s livery structure. Identified character-defining features and compiled historic context statement. Photodocumented building and developed recommendations for treatment and maintenance of deteriorated historic features. This conservation project was completed prior to joining this firm.

Sara Dietler**Project Archaeologist****Education**

BA, Anthropology, San Diego State University, 1998
Minor, American Indian Studies, San Diego State University, 1998

Affiliations

Society for American Archaeology
Society for California Archaeology

Publications and Professional Papers

Dietler, S. 2000. Protohistoric Burial Practices of the Gabrielino as Evidenced by the Comparison of Funerary Objects from Three Southern California Sites. In Proceedings of the Society for California Archaeology, Volume 13. Judyth Reed, Greg Greenway, and Kevin McCormick eds. Society for California Archaeology. Fresno.

Strauss, M. and S. Dietler 2006. Bones, Beads and Bowls: Variation In Habitation And Ritual Contexts At Landing Hill. Oral Presentation at the Society for California Archaeology Meeting, Ventura, California, April.

Dietler, S. 2008. Digging Deep: Archival Research into the History of Los Angeles' City Cemetery. Oral Presentation at the Society for American Archaeology (SAA) Meeting, Vancouver, B.C., Canada, March.

Dietler, S. 2008. Digging Deep: Archival Research into the History of Los Angeles' City Cemetery. Oral Presentation at the Society for California Archaeology Meeting, Burbank, California, April.

Strauss, M., S. Dietler, and C. Ehringer. 2008. Death Lends a Hand: Archaeological Excavations of Los Angeles's City Cemetery. Oral paper presentation at the Society for Historical Archaeology Annual Meeting, Albuquerque, NM.

Ehringer, C., L. Kry, S. Dietler, and M. Strauss, 2008. After the Bones Have Gone: The Role of Personal Effects in Identifying Unmarked Historic Burials. Poster presentation at the Society for Historical Archaeology Annual Meeting, Albuquerque, NM.

Presentations and Lectures

2005. Guest lecturer at Santa Monica Community College regarding career opportunities in cultural resources management, Santa Monica, CA.

2006. Guest lecturer at Santa Monica Community College regarding early Los Angeles history and cemetery research and excavation, Santa Monica, CA.

Sara Dietler is a project archaeologist with eleven years of experience in cultural resource management and is also a cross-trained paleontological monitor. She has worked for more than six years in the Los Angeles area and participated in both historic and prehistoric research throughout the county. Since joining AECOM's Los Angeles office, she has specialized in the development history of downtown Los Angeles and co-authored technical reports on numerous projects relating to this subject.

Sara manages project tasks for a full range of projects for the cultural resources group, covering all phases of work. She coordinates with clients, schedules and coordinates with monitors, responds to findings on monitoring jobs, leads surveys, manages lab work, and contributes to, and completes reports. Sara also specializes in shell bead manufacture and exchange among the Native American groups in Southern California.

Project Experience**Central Los Angeles High School #9****Los Angeles, CA**

Conducted on-site monitoring and investigation of archaeological sites exposed as a result of construction activities. During data recovery phase in connection with a 19th century cemetery located on-site, participated in locating of features, feature excavation, mapping and client coordination. Organized background research on cemetery including: genealogical, local libraries, city and county archives, other local cemetery records, internet and local fraternal organizations. Advised in lab methodology and set up, as well as contributing sections for the in-progress technical report.

Main Street Archaeological/Paleontological Monitoring and Assessment**Los Angeles, CA**

Directed the archaeological and paleontological monitoring of a police parking facility in downtown Los Angeles. Coordinated with the client and construction personnel throughout the project. Archaeological monitoring resulted in the identification of nineteen archaeological features. Completed the analysis of artifacts recovered and is currently producing a technical report.

**Metro Universal
North Hollywood, CA**

Assisted in compiling a compendium of over seventy years of archaeological excavation and construction monitoring in and around the Campo historic site. Drafted appropriate mitigation for the archaeological resources within the scope of the proposed development. At the request of the client a Vision Plan for the Universal City property to the east of the project area was peer reviewed for consistency and appropriate mitigation to historical resources on that property and affects to the historical resources on the Metro Universal Project location.

**Glassell Park Early Education Center and Affordable Housing Project
Los Angeles, CA**

Conducted a Phase I study for the Glassell Park Early Education Center (EEC) and Affordable Housing Project adjacent to the existing Glassell Park Elementary School. Prepared a cultural resources study with findings and recommendations for further work, pursuant to CEQA requirements.

**Belmont Primary Care #11
Los Angeles, CA**

Conducted on-site monitoring and investigation of a historic trash deposit exposed during grading. Assisted in completing and presenting background research on the property in order to contextualize the artifact findings. Conducted historic map research, as well as visiting local libraries, and city and county archives.

**Olive View Medical Center Emergency Services Expansion
Los Angeles, CA**

Participated in a Phase I cultural resources evaluation of a portion of the Olive View Medical Center campus in Sylmar. Assisted in research to support a California Register eligibility assessment of the MacClay Highline, an underground spur of the Los Angeles Aqueduct.

**Olive View Medical Center Building 403 Cultural Evaluation
Los Angeles, CA**

Completed the historic architectural survey and assisted the architectural historian in evaluating a historic ward building on the property of the Olive View Medical Center campus in Sylmar that was slated for demolition.

**Chevron Station 31 Connection Project
Fellows, CA**

Directed a Phase I cultural resources evaluation of an undeveloped property in Kern County. Conducted an assessment of resources discovered during survey and prepared a Cultural Resources Technical Report with findings and recommendations for further work, pursuant to CEQA requirements.

**Lang Ranch
El Monte, CA**

Participated in the Phase I archaeological survey of the 46-acre project area. Project work involved the archaeological testing at two artifact isolate locations to determine presence of sub-surface deposits. Assisted in the preparation of an Archaeological Resources Technical Report and EIR section with findings and recommendations for further work, pursuant to CEQA requirements.

**Woodland Duck Farm Project
El Monte, CA**

Completed the Phase I investigation, including a historic structure and archaeological survey of the site of the former historic Woodland Duck Farm. Researched the history and background of the farm itself, assisted the Architectural Historian in the analysis of structures related to the duck farm and co-authored the technical report.

**Santa Anita Reservoir
Los Angeles County, CA**

Completed the Phase I investigation, including a historic structure and archaeological survey of the site of the Santa Anita Dam, Reservoir and Complex. Researched the history and background of the farm itself, assisted the Architectural Historian in the analysis of structures related to the dam complex and co-authored the technical report.

**Western Bypass Bridge
Temecula, CA**

Oversaw Phase I investigation including a record search and survey of the project area. Completed all documentation required for MND document.

**Hellman Ranch Monitoring
Orange County, CA**

Served as Lab Director for the final monitoring phase of the project, cataloging and analyzing artifacts recovered from salvage monitoring and test units placed in relation to recovered intact burials. Conducted microscopic analysis of small items such as bone tools and shell and stone beads. Directed lab assistants and oversaw special studies including the photo-documentation of the entire collection. Completed a section reporting on the results of the bead and ornament analysis in the final report, which was published as part of the EDAW technical series.

**Home Depot Monitoring – Lake Elsinore
Riverside County, CA**

Participated in archaeological monitoring of Caltrans road-widening in vicinity of historic cemetery. Assisted in preparing negative report of findings. Coordinated with Caltrans.

**Public Safety Facilities Master Plan
Los Angeles County, CA**

Assisted in research and survey of a Phase I archaeological resources evaluation of an approximately five-square block area in downtown Los Angeles. Completed a record search at the South Central Coastal Information Center in addition to research on specific historic attributes present on the properties and general site history within the APE.

**The Grove at Farmers Market Monitoring Project
Los Angeles, CA**

Served as Lab Director for the analysis of a historic collection recovered from the area surrounding the historic Farmers Market and the nearby Gilmore Adobe. The project included cataloging and analysis of all recovered artifacts, reconstruction of items, photo-documentation and preparation for display and curation of the entire collection. Co-authored the resulting technical report for the project, which detailed the results of monitoring. The report included an analysis of features and artifacts recovered and a detailed history of the property.

San Diego Ballpark Project

Served as archaeological monitor for the construction of underground utility line installation for San Diego, California's downtown ballpark. Recovered historic artifacts and kept detailed records. Handled public relations and dealt with a variety of public officials and construction crews effectively, despite the controversial and complicated nature of this multimillion dollar project.

SANDAG Regional Beach Restoration Project

Acted as lead archaeological monitor in the inspection and analysis of offshore sediments along a large portion of coastal of San Diego County. The monitoring represented an effort to identify inundated archaeological sites in sediments representing former coastline. Collected samples of sediment, shellfish, and marine mammal remains from dredging spoils, and identified and described samples. Served as a vital member of a multidisciplinary team in materials evaluation. Job required familiarity with construction methods, and an ability to deal with a high level of media and public interest.

**Hellman Ranch Monitoring
Orange County, CA**

Catalogued a portion of the materials from the archaeological excavation of over forty test excavation units at six Gabrielino sites in Seal Beach, California. Processed and analyzed in detail all invertebrate material recovered from the unit column samples.

**Barona Reservation Cultural Center Project
San Diego County, CA**

Completed an inventory of the recently purchased core collection for a new archaeological museum. Identified, inventoried, cleaned, and restored the artifacts, including extensive lithic and ceramic assemblages. Transformed the old and poorly packaged collection into one professionally sorted, documented, and labeled, and curated to Federal standards.

All American Pipeline Conversion Survey

Led a field crew as a part of a 170-mile long archaeological survey for the conversion of a high-pressure gas pipeline in the Mojave Desert between the towns of Daggett and Blythe, California. The survey located and updated previously unrecorded resources, including 93 archaeological sites and 22 isolated artifacts.

Level Three Long Haul Construction Monitoring.

Coauthored a technical report concerning the salvage excavation of a Chumash multiple human burial exposed during the project, researching and analyzing the unique assemblage of stone beads associated with the human remains. Monitored the directional drilling, trenching, and clean-up relating to the installation of fiber optic cable along the coast of Santa Barbara and Ventura Counties, California. Worked closely with Chumash monitors in the identification, boundary and significance testing, and protection of prehistoric archaeological sites.

Model Marsh Data Recovery.

Excavated and water screened as part of a archaeological data recovery project for a buried Late Prehistoric period shell midden site (CA-SDI-15,598) in southern coastal San Diego, California. Following the excavation of 41 archaeological test units and 23 shovel test pits, sorted, catalogued, and speciated over 77,000 grams of shellfish and other cultural materials. Wrote the Invertebrate Faunal Analysis chapter of the resulting technical report.

MILCON Monitoring and Data Recovery.

Served as field crew for the emergency salvage treatment of eleven flexed human burials on northern MCAS Camp Pendleton, San Diego County, California. Data recovery included the identification of burial features during monitoring, exposing, documenting, and identifying visible remains, and then pedestalling and removing them in blocks.

ARCO Burial Ground Salvage Excavation.

Assisted in cataloguing and analyzing artifacts following the salvage excavation of site CA-LAN-2682, a Protohistoric period Gabrielino habitation site and burial ground. Identified, sorted, and catalogued archaeological material including artifacts, large numbers of invertebrate and vertebrate faunal remains, as well as human remains. Conducted extensive research on several similar sites, culminating in an analytical paper presented at the 1999 Society for California Archaeology Meetings and published the following year in the group's proceedings.

ATTACHMENT B

**CALIFORNIA STATE HISTORIC RESOURCES INVENTORY
LISTINGS FOR CITY OF HOLLYWOOD**

**CITY OF WEST HOLLYWOOD
DESIGNATED HISTORICAL RESOURCES**

California State Historic Resources Inventory

Listings for West Hollywood

| | | | | | | | | |
|--------|----------------------------|------------------------------------|---|------|------------|----------------------|----------|-----|
| 168397 | 3548 E MIRIAM DR | WEST COVINA | P | 1952 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168399 | 3552 E MIRIAM DR | WEST COVINA | P | 1952 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168401 | 3560 E MIRIAM DR | WEST COVINA | P | 1952 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168402 | 3564 E MIRIAM DR | WEST COVINA | P | 1952 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168405 | 3568 E MIRIAM DR | WEST COVINA | P | 1952 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168251 | 2212 HAVENBROOK ST | WEST COVINA | P | 1950 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168250 | 2218 HAVENBROOK ST | WEST COVINA | P | 1950 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168249 | 2224 HAVENBROOK ST | WEST COVINA | P | 1950 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168248 | 2230 HAVENBROOK ST | WEST COVINA | P | 1950 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168247 | 2236 HAVENBROOK ST | WEST COVINA | P | 1950 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168246 | 2242 HAVENBROOK ST | WEST COVINA | P | 1950 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168245 | 2248 HAVENBROOK ST | WEST COVINA | P | 1950 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168244 | 2302 HAVENBROOK ST | WEST COVINA | P | 1950 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168243 | 2306 HAVENBROOK ST | WEST COVINA | P | 1950 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168242 | 2310 HAVENBROOK ST | WEST COVINA | P | 1950 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168241 | 2314 HAVENBROOK ST | WEST COVINA | P | 1950 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168240 | 2318 HAVENBROOK ST | WEST COVINA | P | 1950 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168239 | 2320 HAVENBROOK ST | WEST COVINA | P | 1950 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168238 | 2322 HAVENBROOK ST | WEST COVINA | P | 1950 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168188 | 117 N ELLEN DR | WEST COVINA | P | 1950 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168190 | 118 N MAPLEWOOD AVE | WEST COVINA | P | 1953 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168253 | 112 N TOLAND AVE | WEST COVINA | P | 1951 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168189 | 118 N MORADA AVE | WEST COVINA | P | 1955 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168200 | 106 S ASTELL AVE | WEST COVINA | P | 1953 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 150936 | 718 S AZUSA AVE | WEST COVINA | P | 1956 | HIST.RES. | DOE-19-04-03559-0000 | 04/16/04 | 6Y |
| 168210 | 106 S BAYMAR ST | WEST COVINA | P | 1952 | PROJ.REVW. | FHWA020703A | 04/15/04 | 6Y |
| 168375 | 115 S CALVADOS AVE | WEST COVINA | P | 1954 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168204 | 102 S CHERRYWOOD ST | WEST COVINA | P | 1952 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168205 | 102 S FERNWOOD ST | WEST COVINA | P | 1952 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168206 | 101 S FERNWOOD ST | WEST COVINA | P | 1952 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168213 | 101 S FIRCREFT ST | WEST COVINA | P | 1952 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168198 | 105 S GARDENGLN ST | WEST COVINA | P | 1954 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168199 | 106 S GARDENGLN ST | WEST COVINA | P | 1953 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168197 | 104 S GLENDORA AVE | WEST COVINA | P | 1953 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168196 | 126 S GLENDORA AVE | WEST COVINA | P | 1953 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 065867 | 240 S GLENDORA AVE | WEST COVINA | P | 1954 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168207 | 107 S HOMEREST AVE | WEST COVINA | U | | HIST.RES. | DOE-19-89-00333-0000 | 05/31/89 | 6Y |
| 168208 | 118 S HOMEREST AVE | WEST COVINA | P | 1952 | PROJ.REVW. | FDIC8905119 | 05/31/89 | 6Y |
| 168203 | 103 S ROBIN RD | WEST COVINA | P | 1952 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168202 | 104 S TURNER AVE | WEST COVINA | P | 1952 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168187 | 1415 W GARVEY AVE | WEST COVINA | P | 1952 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168185 | 1609 W GARVEY AVE | WEST COVINA | P | 1955 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168182 | 1627 W GARVEY AVE | WEST COVINA | P | 1955 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168180 | 1647 W GARVEY AVE | WEST COVINA | P | 1955 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168178 | 2145 W GARVEY AVE | WEST COVINA | P | 1955 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168179 | 2101 W GARVEY AVE. N | WEST COVINA | P | 1955 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168183 | 1618 W HARBERT ST | WEST COVINA | P | 1955 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 168177 | 2231 W MOSSBERG AVE | WEST COVINA | P | 1957 | PROJ.REVW. | FHWA020703A | 09/06/02 | 6Y |
| 027450 | 19-176774 | HERMAN MILLER SHOWROOM, SQUARE ONE | P | 1949 | HIST.SURV. | 0069-0021-0000 | 7N | |
| 027451 | 19-176775 | CHASSENS | P | 1931 | HIST.SURV. | 0069-0022-0000 | 3S | |
| 082791 | 1201 CRESCENT HEIGHTS BLVD | WEST HOLLYWOOD | P | 1931 | PROJ.REVW. | HDD930406Z | 07/19/93 | 6Y |
| 027421 | 19-176745 | 8341 DELONGPRE AVE | M | 1919 | HIST.RES. | DOE-19-94-0346-0000 | 03/18/94 | 2S4 |
| | | WILLIAM S. HART HOUSE | | | PROJ.REVW. | HRG940202Z | 03/18/94 | 2S4 |

| PROPERTY-NUMBER | PRIMARY-# | STREET ADDRESS | NAMES..... | OWN | YR-C | OHP-PROG.. | PRG-REFERENCE-NUMBER | S | DAT | NRS | CRI |
|-----------------|-----------|----------------------------|-----------------------------------|-----|------|-------------|----------------------|---|----------|-----|-----|
| 027434 | 19-176758 | 1041 FORMOSA AVE | PICKFORD FAIRBANKS STUDIO/GOLDWYN | P | 1920 | HIST. SURV. | 619.0-HP-88-19-053 | | 12/22/88 | 3 | |
| 027532 | 19-176856 | FOUNTAIN AVE | FOUNTAIN CORRIDOR APARTMENT THEME | P | 1921 | HIST. SURV. | 0069-0004-0000 | | | 3S | |
| 077944 | | 7612 FOUNTAIN AVE | | P | 1921 | HIST. SURV. | 0069-0017-0000 | | | 3S | |
| 081474 | | 7612 FOUNTAIN AVE | | U | 1921 | PROJ. REVW. | 0069-0050-9999 | | | 7R | |
| 027419 | 19-176743 | 8225 FOUNTAIN AVE | PATIO DEL MORO | U | 1921 | PROJ. REVW. | HUD921002E | | 01/13/93 | 6Y | |
| | | | | P | 1925 | HIST. RES. | HUD871027C | | 01/13/93 | 6Y | |
| | | | | | | HIST. SURV. | NPS-96000649-0001 | | 06/28/96 | 1D | C |
| 103103 | | 8250 FOUNTAIN AVE | LES MAISONNETTES | P | 1927 | HIST. RES. | NPS-86002418-0000 | | 12/01/87 | 7K | |
| 103105 | | 8264 FOUNTAIN AVE | AUTOMOTIVE GARAGE | P | 1927 | HIST. RES. | NPS-96000694-0002 | | 09/11/86 | 1S | |
| 027457 | 19-176781 | 7219 HAMPTON AVE | NORMANDIE TOWERS | P | 1927 | HIST. RES. | NPS-96000694-0003 | | 06/28/96 | 1D | C |
| | | | | P | 1924 | PROJ. REVW. | HUD910331V | | 06/28/96 | 1D | C |
| 125530 | | 947 HAVENHURST DR | | | | PROJ. REVW. | HUD9006136 | | 08/20/93 | 6Y | C |
| | | | | U | 1924 | HIST. SURV. | DOE-19-97-0250-0000 | | 07/17/90 | 2D2 | C |
| 027422 | 19-176746 | 1400 HAVENHURST DR | RONDA/MI CASA | P | 1927 | PROJ. REVW. | HUD971006G | | 10/06/97 | 6Y | |
| | | | | P | 1927 | HIST. RES. | NPS-85000356-0000 | | 10/06/97 | 6Y | |
| 129112 | | 1433 HAVENHURST DR | | | | HIST. SURV. | 0069-0005-0000 | | 02/28/85 | 1S | |
| | | | | P | 1923 | PROJ. REVW. | 0053-0356-0000 | | 02/28/85 | 1S | |
| | | | | | | HIST. RES. | HUD021009N | | 01/01/85 | 1S | |
| 129111 | | 1471 HAVENHURST DR | | | | HIST. RES. | DOE-19-01-0234-0000 | | 10/09/02 | 7K | |
| | | | | P | 1926 | PROJ. REVW. | HUD010720A | | 12/06/01 | 6Y | |
| | | | | P | 1946 | PROJ. REVW. | HUD010720A | | 12/06/01 | 2S2 | C |
| 027548 | 19-176872 | 8752 HOLLOWAY DR | LINGENBRINK COMMERCIAL GROUP | P | 1937 | HIST. SURV. | 0069-0052-0001 | | 12/06/01 | 2S2 | C |
| 027550 | 19-176874 | 8756 HOLLOWAY DR | | P | 1937 | HIST. SURV. | 0069-0052-9999 | | 12/06/01 | 2S2 | C |
| 027549 | 19-176873 | 8758 HOLLOWAY DR | | P | 1937 | HIST. SURV. | 0069-0052-9999 | | 12/06/01 | 2S2 | C |
| 027458 | 19-176782 | 1216 LA CIENEGA BLVD | LOTUS APARTMENTS | P | 1928 | HIST. SURV. | 0069-0052-0002 | | 12/06/01 | 2S2 | C |
| 027432 | 19-176756 | 1355 LAUREL AVE | VILLA D'ESTE | P | 1928 | HIST. SURV. | 0069-0024-0000 | | 12/06/01 | 2S2 | C |
| 027433 | 19-176757 | 8687 MELROSE AVE | PACIFIC DESIGN CENTER | P | 1928 | HIST. SURV. | 0069-0015-0000 | | 12/06/01 | 2S2 | C |
| 027510 | 19-176834 | 1201 N CRESCENT HEIGHTS BL | CRESCENT VILLA | P | 1975 | HIST. SURV. | 0069-0015-0000 | | 12/06/01 | 2S2 | C |
| 027425 | 19-176749 | 1285 N CRESCENT HEIGHTS BL | LA FONTAINE | P | 1931 | HIST. SURV. | 0069-0018-0000 | | 12/06/01 | 2S2 | C |
| 152696 | | 1330 N CRESCENT HEIGHTS BL | | P | 1928 | HIST. SURV. | 0069-0050-0001 | | 12/06/01 | 2S2 | C |
| | | | | | | HIST. RES. | DOE-19-05-0030-0000 | | 02/28/05 | 6Y | |
| 152694 | | 1340 N CRESCENT HEIGHTS BL | | | | PROJ. REVW. | HUD040809B | | 02/28/05 | 6Y | |
| | | | | | | HIST. RES. | DOE-19-05-0028-0000 | | 02/28/05 | 6Y | |
| 152693 | | 1344 N CRESCENT HEIGHTS BL | | | | PROJ. REVW. | HUD040809B | | 02/28/05 | 6Y | |
| | | | | | | HIST. RES. | DOE-19-05-0027-0000 | | 02/28/05 | 6Y | |
| 152695 | | 1350 N CRESCENT HEIGHTS BL | | | | PROJ. REVW. | HUD040809B | | 02/28/05 | 6Y | |
| | | | | | | HIST. RES. | DOE-19-05-0029-0000 | | 02/28/05 | 6Y | |
| 027511 | 19-176835 | 1360 N CRESCENT HEIGHTS BL | THE SAVOY PLAZA | P | 1929 | PROJ. REVW. | HUD040809B | | 02/28/05 | 6Y | |
| | | | | | | HIST. RES. | CR | | 05/17/01 | 1CS | BC |
| 027512 | 19-176836 | 1400 N CRESCENT HEIGHTS BL | THE TUSCANY | P | 1925 | HIST. SURV. | 0069-0050-0002 | | 04/29/01 | 3CS | BC |
| 027513 | 19-176837 | 1424 N CRESCENT HEIGHTS BL | THE GRANVILLE | P | 1930 | HIST. SURV. | 0069-0050-0003 | | 04/29/01 | 3CS | BC |
| 125708 | | 1247 N DETROIT ST | | U | 1910 | HIST. SURV. | 0069-0050-0004 | | 07/29/99 | 6Y | |
| | | | | | | HIST. RES. | DOE-19-99-0351-0000 | | 07/29/99 | 6Y | |
| 027418 | 19-176742 | 858 N DOHENY DR | LLOYD WRIGHT HOME AND STUDIO | P | 1927 | PROJ. REVW. | HUD990729D | | 07/29/99 | 6Y | |
| | | | | | | HIST. RES. | NPS-87000562-0000 | | 04/06/87 | 1S | |
| 027565 | 19-176889 | 9231 N DOHENY DR | HOLLYWOOD DINER | P | 1937 | HIST. SURV. | 0069-0001-0000 | | 01/01/87 | 1S | |
| 027488 | 19-176812 | 945 N FAIRFAX AVE | | P | 1934 | HIST. SURV. | 0069-0058-0000 | | 07/29/93 | 6Y | |
| 083146 | | 1230 N FAIRFAX AVE | | P | 1914 | PROJ. REVW. | HUD930325B | | 07/29/93 | 6Y | |
| 027514 | 19-176838 | 1224 N FLORES ST | | P | 1928 | HIST. SURV. | 0069-0050-0005 | | 07/29/93 | 6Y | |
| 027515 | 19-176839 | 1230 N FLORES ST | | P | 1928 | HIST. SURV. | 0069-0050-0006 | | 07/29/93 | 6Y | |
| 027516 | 19-176840 | 1236 N FLORES ST | | P | 1931 | HIST. SURV. | 0069-0050-0007 | | 07/29/93 | 6Y | |
| 027517 | 19-176841 | 1255 N FLORES ST | THE 1236 | P | 1927 | HIST. SURV. | 0069-0050-0008 | | 07/29/93 | 6Y | |
| | | | THE ROYAL GARDENS | P | 1927 | HIST. SURV. | 0069-0050-0008 | | 07/29/93 | 6Y | |

| PROPERTY-NUMBER | PRIMARY-STREET-ADDRESS | NAMES | CITY | OWN | YR-C | OHP-PROG. | PRG-REFERENCE-NUMBER | STAT-DAT | NRS | CR |
|-----------------|------------------------|------------------------------------|------------------------------------|-----|------|------------|----------------------|----------|-----|----|
| 027489 | 19-176813 | 1134 N FORMOSA AVE | WEST HOLLYWOOD | P | 1910 | HIST.SURV. | 0069-0029-0000 | | 7N | |
| 094118 | 1221 N FORMOSA AVE | WEST HOLLYWOOD | WEST HOLLYWOOD | P | 1932 | PROJ.REVW. | HUD940328AE | 01/05/95 | 6Y | |
| 125478 | 1252 N FULLER AVE | WEST HOLLYWOOD | WEST HOLLYWOOD | P | 1923 | HIST.RES. | DOE-19-00-0154-0000 | 02/16/00 | 6Y | |
| 027493 | 19-176817 | 916 N GENESEE AVE | WEST HOLLYWOOD | P | 1922 | PROJ.REVW. | HUD000216G | 02/16/00 | 6Y | |
| 027547 | 19-176871 | N HANCOCK AVE | WEST HOLLYWOOD | P | 1911 | PROJ.REVW. | HUD950501D | 06/22/95 | 3S | |
| 027494 | 19-176818 | 954 N HANCOCK AVE | WEST HOLLYWOOD | M | 1926 | HIST.SURV. | 0069-0051-9999 | | 6Y | |
| 027533 | 19-176857 | 959 N HANCOCK AVE | WEST HOLLYWOOD | P | 1912 | HIST.SURV. | 0069-0034-0000 | | 5S2 | |
| 027461 | 19-176785 | 985 N HANCOCK AVE | WEST HOLLYWOOD | P | 1910 | HIST.SURV. | 0069-0051-0001 | | 3S | |
| 027462 | 19-176786 | 987 N HANCOCK AVE | WEST HOLLYWOOD | P | 1910 | HIST.SURV. | 0069-0025-0003 | | 5D2 | |
| 027534 | 19-176858 | 991 N HANCOCK AVE | WEST HOLLYWOOD | P | 1925 | HIST.SURV. | 0069-0025-0004 | | 5S2 | |
| 027535 | 19-176859 | 995 N HANCOCK AVE | WEST HOLLYWOOD | P | 1925 | HIST.SURV. | 0069-0051-0002 | | 6L | |
| 027536 | 19-176860 | 1003 N HANCOCK AVE | WEST HOLLYWOOD | P | 1912 | HIST.SURV. | 0069-0051-0003 | | 5D2 | |
| 027537 | 19-176861 | 1010 N HANCOCK AVE | WEST HOLLYWOOD | P | 1912 | HIST.SURV. | 0069-0051-0004 | | 5D2 | |
| 027538 | 19-176862 | 1011 N HANCOCK AVE | WEST HOLLYWOOD | P | 1915 | HIST.SURV. | 0069-0051-0005 | | 5D2 | |
| 027539 | 19-176863 | 1013 N HANCOCK AVE | WEST HOLLYWOOD | P | 1931 | HIST.SURV. | 0069-0051-0006 | | 5D2 | |
| 027540 | 19-176864 | 1017 N HANCOCK AVE | WEST HOLLYWOOD | P | 1915 | HIST.SURV. | 0069-0051-0007 | | 5D2 | |
| 097482 | N HARPER AVE | NORTH HARPER AVENUE HISTORIC DISTR | WEST HOLLYWOOD | P | 1911 | HIST.SURV. | 0069-0051-0008 | | 5D2 | |
| 155047 | N HARPER AVE | THE RAMONA LOW WALL | WEST HOLLYWOOD | P | 1923 | HIST.RES. | NPS-05000274-0001 | 06/28/96 | 1S | C |
| 155046 | N HARPER AVE | THE RAMONA EAST BUILDING | WEST HOLLYWOOD | P | 1923 | HIST.RES. | NPS-05000274-9999 | 10/05/95 | 7J | |
| 155045 | N HARPER AVE | THE RAMONA SOUTH BUILDING | WEST HOLLYWOOD | P | 1923 | HIST.RES. | NPS-05000274-0002 | | 1D | C |
| 155044 | N HARPER AVE | THE ROMONA NORTH BUILDING | WEST HOLLYWOOD | P | 1923 | HIST.RES. | NPS-05000274-0003 | 04/13/05 | 1D | C |
| 148826 | 1236 N HARPER AVE | THE RAMONA | WEST HOLLYWOOD | P | 1923 | NAT.REG. | 19-0462 | 04/13/05 | 1D | C |
| 027428 | 19-176752 | 1300 N HARPER AVE | MEXICAN VILLAGE/VILLA PRIMAVERA | P | 1923 | HIST.RES. | NPS-96000694-0004 | 06/28/96 | 1D | C |
| 027429 | 19-176753 | 1301 N HARPER AVE | ROMANESQUE VILLA APARTMENTS | P | 1928 | HIST.RES. | 0069-0011-0000 | | 3S | |
| 103107 | 1312 N HARPER AVE | WEST HOLLYWOOD | WEST HOLLYWOOD | P | 1928 | HIST.RES. | NPS-96000694-0005 | 06/28/96 | 1D | C |
| 027522 | 19-176846 | 1320 N HARPER AVE | WEST HOLLYWOOD | P | 1956 | HIST.SURV. | 0069-0012-0000 | | 3S | |
| 027523 | 19-176847 | 1322 N HARPER AVE | WEST HOLLYWOOD | P | 1956 | HIST.RES. | NPS-96000694-0006 | 06/28/96 | 6X | |
| 027524 | 19-176848 | 1324 N HARPER AVE | WEST HOLLYWOOD | P | 1923 | HIST.SURV. | NPS-96000694-0007 | 06/28/96 | 6X | |
| 027525 | 19-176849 | 1330 N HARPER AVE | WEST HOLLYWOOD | P | 1923 | HIST.SURV. | 0069-0050-0014 | | 7N | |
| 027430 | 19-176754 | 1334 N HARPER AVE | WEST HOLLYWOOD | P | 1931 | HIST.SURV. | 0069-0050-0015 | | 7N | |
| 027431 | 19-176755 | 1338 N HARPER AVE | CASA GRANDA APARTMENTS, HARPER HOU | P | 1929 | HIST.SURV. | NPS-96000694-0008 | 06/28/96 | 1D | C |
| 103108 | 1354 N HARPER AVE | VILLA SEVILLA | WEST HOLLYWOOD | P | 1931 | HIST.RES. | 0069-0050-0016 | | 7N | |
| 027526 | 19-176850 | 1238 N HAVENHURST DR | CASA REAL | P | 1929 | FED.FND.PR | NPS-96000694-0009 | 06/28/96 | 1D | C |
| 027423 | 19-176747 | 1416 N HAVENHURST DR | COLONIAL HOUSE | P | 1930 | HIST.SURV. | 629.0-94-HPP-01-01 | 06/07/95 | 7K | |
| 027527 | 19-176851 | 1275 N HAYWORTH AVE | WEST HOLLYWOOD | P | 1931 | HIST.RES. | 0069-0013-0000 | | 3S | |
| 027528 | 19-176852 | 1314 N HAYWORTH AVE | WEST HOLLYWOOD | P | 1931 | HIST.SURV. | NPS-96000694-0010 | 06/28/96 | 1D | C |
| 167793 | 1342 N HAYWORTH AVE | WEST HOLLYWOOD | WEST HOLLYWOOD | P | 1924 | HIST.RES. | 0069-0014-0000 | | 3S | |
| 027529 | 19-176853 | 1414 N HAYWORTH AVE | WEST HOLLYWOOD | P | 1930 | HIST.SURV. | NPS-96000694-0011 | 06/28/96 | 1D | C |
| 027567 | 19-176891 | 1114 N HORN AVE | HAYWORTH TOWER | P | 1927 | HIST.SURV. | 0069-0050-0017 | | 7N | |
| 000007 | 19-176485 | 833 N KINGS RD | VALENTINO COURT | P | 1924 | NAT.REG. | NPS-82002190-0000 | 04/15/82 | 1S | C |
| | | | WEST HOLLYWOOD | P | 1931 | HIST.SURV. | 0053-0327-0000 | 04/15/82 | 1S | C |
| | | | WEST HOLLYWOOD | P | 1931 | HIST.SURV. | 0069-0006-0000 | 04/15/82 | 1S | C |
| | | | WEST HOLLYWOOD | P | 1931 | HIST.SURV. | 0069-0050-0018 | 04/15/82 | 1S | C |
| | | | WEST HOLLYWOOD | P | 1924 | NAT.REG. | 0069-0050-0019 | | 5S2 | |
| | | | WEST HOLLYWOOD | P | 1924 | NAT.REG. | 19-0508 | 10/18/07 | 7J | |
| | | | WEST HOLLYWOOD | P | 1927 | HIST.SURV. | 0069-0050-0020 | | 7N | |
| | | | WEST HOLLYWOOD | P | 1922 | HIST.SURV. | 0069-0058-0002 | | 7N | |
| | | | WEST HOLLYWOOD | P | 1921 | ST.FND.PR | 619.0-84-HP-19-082 | 10/01/86 | 3 | |

| PROPERTY-NUMBER | PRIMARY-# | STREET-ADDRESS | NAMES | CITY | OWN | YR-C | OHP-PROG. | PRG-REFERENCE-NUMBER | STAT-DATE | NRS | CRIT |
|-----------------|-----------|-------------------------|------------------------------------|----------------|-----|------|------------|----------------------|-----------|-----|------|
| 027495 | 19-176819 | 652 N LA PEER AVE | | WEST HOLLYWOOD | P | 1931 | HIST.SURV. | NFS-71000150-0000 | 07/14/71 | 1S | C |
| 027463 | 19-176787 | 825 N LARRABEE ST | | WEST HOLLYWOOD | P | 1905 | HIST.SURV. | 0069-0035-0000 | | 3S | |
| 027464 | 19-176788 | 829 N LARRABEE ST | | WEST HOLLYWOOD | P | 1908 | HIST.SURV. | 0069-0025-0005 | | 7N | |
| 027465 | 19-176789 | 858 N LARRABEE ST | | WEST HOLLYWOOD | P | 1905 | HIST.SURV. | 0069-0025-0006 | | 7N | |
| 027562 | 19-176886 | 1000 N LARRABEE ST | ENGLISH VILLAGE | WEST HOLLYWOOD | P | 1924 | HIST.SURV. | 0069-0025-0007 | | 5S2 | |
| 152697 | | 1327 N LAUREL AVE | | WEST HOLLYWOOD | U | | HIST.RES. | 0069-0055-9999 | | 7N | |
| 027530 | 19-176854 | 1334 N LAUREL AVE | | WEST HOLLYWOOD | P | 1927 | PROJ.REVW. | DOE-19-05-0031-0000 | 02/28/05 | 6Y | |
| 027496 | 19-176820 | 1343 N LAUREL AVE | | WEST HOLLYWOOD | P | 1927 | HIST.RES. | HUD040809B | 02/28/05 | 6Y | |
| 027499 | 19-176823 | 1343 N LAUREL AVE | | WEST HOLLYWOOD | P | 1927 | PROJ.REVW. | DOE-19-05-0026-0000 | 02/28/05 | 2S2 | C |
| 125514 | | 1206 N ORANGE GROVE AVE | WEST HOLLYWOOD SOUTHERN CALIFORNIA | WEST HOLLYWOOD | P | 1924 | HIST.SURV. | HUD040809B | 02/28/05 | 2S2 | C |
| 152698 | + | 1346 N LAUREL AVE | | WEST HOLLYWOOD | P | 1924 | TAX.CERT. | 0069-0050-0021 | | 7N | |
| 152691 | | 1355 N LAUREL AVE | | WEST HOLLYWOOD | P | 1924 | HIST.RES. | 537.9-19-0384 | 04/04/08 | 2S3 | A |
| 027486 | 19-176810 | 1326 N OLIVE DR | | WEST HOLLYWOOD | P | 1924 | HIST.RES. | DOE-19-05-0031-0000 | 02/28/05 | 6Y | |
| 027499 | 19-176823 | 1035 N ORANGE GROVE AVE | | WEST HOLLYWOOD | P | 1929 | PROJ.REVW. | DOE-19-05-0024-0000 | 02/28/05 | 2S2 | A |
| 125514 | | 1206 N ORANGE GROVE AVE | | WEST HOLLYWOOD | U | 1921 | HIST.RES. | HUD040809B | 02/28/05 | 2S2 | A |
| 027466 | 19-176790 | 927 N PALM AVE | | WEST HOLLYWOOD | P | 1902 | PROJ.REVW. | 0069-0036-0000 | | 5S2 | |
| 027467 | 19-176791 | 931 N PALM AVE | | WEST HOLLYWOOD | P | 1902 | HIST.SURV. | DOE-19-05-0031-0000 | 02/28/05 | 6Y | |
| 027468 | 19-176792 | 950 N PALM AVE | | WEST HOLLYWOOD | P | 1902 | HIST.SURV. | 0069-0025-0008 | | 3S | |
| 027541 | 19-176865 | 976 N PALM AVE | | WEST HOLLYWOOD | P | 1909 | HIST.SURV. | 0069-0025-0009 | | 3S | |
| 027543 | 19-176867 | 978 N PALM AVE | | WEST HOLLYWOOD | P | 1927 | HIST.SURV. | 0069-0025-0010 | | 7N | |
| 027544 | 19-176868 | 980 N PALM AVE | | WEST HOLLYWOOD | P | 1915 | HIST.SURV. | 0069-0051-0009 | | 5D2 | |
| 027545 | 19-176869 | 982 N PALM AVE | | WEST HOLLYWOOD | P | 1915 | HIST.SURV. | 0069-0051-0011 | | 5D2 | |
| 027546 | 19-176870 | 984 N PALM AVE | | WEST HOLLYWOOD | P | 1915 | HIST.SURV. | 0069-0051-0012 | | 5D2 | |
| 027542 | 19-176866 | 986 N PALM AVE | | WEST HOLLYWOOD | P | 1915 | HIST.SURV. | 0069-0051-0013 | | 5D2 | |
| 027501 | 19-176824 | 623 N ROBERTSON BLVD | BOY SCOUTS OF AMERICA CLUBHOUSE, L | WEST HOLLYWOOD | P | 1915 | HIST.SURV. | 0069-0051-0014 | | 5D2 | |
| 027502 | 19-176826 | 824 N ROBERTSON BLVD | CRISTOFELLES LACE FACTORY, TONY D | WEST HOLLYWOOD | P | 1928 | HIST.SURV. | 0069-0041-0000 | | 3S | |
| 027469 | 19-176793 | 343 N SAN VICENTE BLVD | TALL O' THE PUP | WEST HOLLYWOOD | P | 1924 | HIST.SURV. | 0069-0040-0000 | | 5D2 | |
| 027470 | 19-176794 | 837 N SAN VICENTE BLVD | | WEST HOLLYWOOD | P | 1938 | HIST.SURV. | 0069-0041-0000 | | 5S2 | |
| 027471 | 19-176795 | 838 N SAN VICENTE BLVD | | WEST HOLLYWOOD | P | 1905 | HIST.SURV. | 0069-0025-0011 | | 7N | |
| 027472 | 19-176796 | 840 N SAN VICENTE BLVD | | WEST HOLLYWOOD | P | 1905 | HIST.SURV. | 0069-0025-0012 | | 7N | |
| 027473 | 19-176797 | 847 N SAN VICENTE BLVD | | WEST HOLLYWOOD | P | 1905 | HIST.SURV. | 0069-0025-0013 | | 7N | |
| 027474 | 19-176798 | 849 N SAN VICENTE BLVD | | WEST HOLLYWOOD | P | 1907 | HIST.SURV. | 0069-0025-0014 | | 7N | |
| 027475 | 19-176799 | 850 N SAN VICENTE BLVD | | WEST HOLLYWOOD | P | 1915 | HIST.SURV. | 0069-0025-0015 | | 7N | |
| 027476 | 19-176800 | 853 N SAN VICENTE BLVD | | WEST HOLLYWOOD | P | 1905 | HIST.SURV. | 0069-0025-0016 | | 7N | |
| 027477 | 19-176801 | 863 N SAN VICENTE BLVD | | WEST HOLLYWOOD | P | 1898 | HIST.SURV. | 0069-0025-0017 | | 7N | |
| 027478 | 19-176802 | 864 N SAN VICENTE BLVD | | WEST HOLLYWOOD | P | 1905 | HIST.SURV. | 0069-0025-0018 | | 7N | |
| 027479 | 19-176803 | 873 N SAN VICENTE BLVD | | WEST HOLLYWOOD | P | 1905 | HIST.SURV. | 0069-0025-0019 | | 7N | |
| 027480 | 19-176804 | 883 N SAN VICENTE BLVD | | WEST HOLLYWOOD | P | 1905 | HIST.SURV. | 0069-0025-0020 | | 7N | |
| 027482 | 19-176806 | 889 N SAN VICENTE BLVD | | WEST HOLLYWOOD | P | 1905 | HIST.SURV. | 0069-0025-0021 | | 3S | |
| 027506 | 19-176830 | 935 N SIERRA BONITA AVE | | WEST HOLLYWOOD | P | 1901 | HIST.SURV. | 0069-0025-0022 | | 7N | |
| 027508 | 19-176832 | 819 N SWEETZER AVE | | WEST HOLLYWOOD | P | 1905 | HIST.SURV. | 0069-0025-0023 | | 7N | |
| 027509 | 19-176833 | 827 N SWEETZER AVE | | WEST HOLLYWOOD | P | 1928 | HIST.SURV. | 0069-0046-0000 | | 7N | |
| 027531 | 19-176855 | 1233 N SWEETZER AVE | | WEST HOLLYWOOD | P | 1929 | HIST.SURV. | 0069-0048-0000 | | 7N | |
| 027436 | 19-176760 | 1302 N SWEETZER AVE | CORAL GABLES | WEST HOLLYWOOD | P | 1932 | HIST.SURV. | 0069-0049-0000 | | 7N | |
| 027561 | 19-176885 | 1124 N VISTA DR | EL MIRADOR | WEST HOLLYWOOD | P | 1929 | HIST.SURV. | 0069-0050-0022 | | 5S2 | |
| 027556 | 19-176880 | 1124 N VISTA DR | PLUMMER PARK APARTMENTS GROUP | WEST HOLLYWOOD | P | 1929 | HIST.SURV. | 0069-0019-0000 | | 3S | |
| | | | | WEST HOLLYWOOD | P | 1929 | HIST.SURV. | 0069-0054-0001 | | 7N | |

OFFICE OF HISTORIC PRESERVATION * * * Directory of Properties in the Historic Property Data File for LOS ANGELES County. Page 988 05-27-09

| PROPERTY-NUMBER | PRIMARY-# | STREET ADDRESS | NAMES | CITY | OWN | YR-C | OHP-PROG. | PRG-REFERENCE-NUMBER | STAT-DAT | NRS | CR |
|-----------------|-----------|------------------------|------------------------------------|----------------|-----|------|------------|----------------------|----------|-----|-------|
| 027557 | 19-176881 | 1128 N VISTA DR | | WEST HOLLYWOOD | P | 1929 | HIST.SURV. | 0069-0054-0002 | | | 7N |
| 027558 | 19-176882 | 1132 N VISTA DR | | WEST HOLLYWOOD | P | 1929 | HIST.SURV. | 0069-0054-0003 | | | 7N |
| 027559 | 19-176883 | 1140 N VISTA DR | | WEST HOLLYWOOD | P | 1929 | HIST.SURV. | 0069-0054-0004 | | | 7N |
| 027560 | 19-176884 | 1144 N VISTA DR | | WEST HOLLYWOOD | P | 1925 | HIST.SURV. | 0069-0054-0005 | | | 7N |
| 082802 | | 355 N WESTBORNE PL | | WEST HOLLYWOOD | P | 1922 | PROJ.REVW. | HUD930517N | 07/19/93 | | 6Y |
| 027564 | 19-176888 | 903 N WESTHOURNE AVE | COUNTY LIBRARY | WEST HOLLYWOOD | U | 1922 | HIST.SURV. | 0069-0057-0000 | | | 3S |
| 083764 | | 8991 NORMA PL | | WEST HOLLYWOOD | U | 1916 | HIST.RES. | DOE-19-97-0271-0000 | 08/20/93 | | 6Y |
| 125569 | | 537 NORWICH DR | | WEST HOLLYWOOD | U | 1916 | PROJ.REVW. | HUD9103310 | 10/06/97 | | 6Y |
| 027456 | 19-176780 | 1234 POINSETTIA PL | | WEST HOLLYWOOD | P | 1924 | HIST.SURV. | 0069-0023-0005 | | | 7N |
| 027452 | 19-176776 | 1236 POINSETTIA PL | | WEST HOLLYWOOD | P | 1924 | HIST.SURV. | 0069-0023-0001 | | | 7N |
| 027454 | 19-176778 | 1238 POINSETTIA PL | | WEST HOLLYWOOD | P | 1924 | HIST.SURV. | 0069-0023-0003 | | | 7N |
| 027453 | 19-176777 | 1240 POINSETTIA PL | | WEST HOLLYWOOD | P | 1924 | HIST.SURV. | 0069-0023-0002 | | | 7N |
| 027455 | 19-176779 | 1242 POINSETTIA PL | | WEST HOLLYWOOD | P | 1924 | HIST.SURV. | 0069-0023-0004 | | | 7N |
| 094117 | | 8724 RANGELY AVE | | WEST HOLLYWOOD | P | 1926 | HIST.SURV. | HUD940328RAD | 01/05/95 | | 6Y |
| 027483 | 19-176807 | SAN VICENTE BLVD | SHERMAN, OLD SHERMAN THEMATIC GROU | WEST HOLLYWOOD | P | 1928 | PROJ.REVW. | 0069-0025-9999 | | | 7R |
| 079367 | | 0 SANTA MONICA BLVD | SANTA MONICA BOULEVARD HISTORIC DI | WEST HOLLYWOOD | P | 1928 | HIST.SURV. | 0069-0025-9999 | | | 6Y |
| 027587 | 19-176911 | 7155 SANTA MONICA BLVD | COMMERCIAL REHABILITATION | WEST HOLLYWOOD | U | 0 | HIST.RES. | DOE-19-92-0052-9999 | 11/16/92 | | 2S2 A |
| 079362 | | 7200 SANTA MONICA BLVD | UNITED ARTISTS/SAMUEL GOLDWYN STUD | WEST HOLLYWOOD | P | 1928 | PROJ.REVW. | HUD921013D | 11/16/92 | | 2S2 A |
| 081594 | | 7235 SANTA MONICA BLVD | | WEST HOLLYWOOD | U | 1919 | HIST.RES. | 0069-0060-0000 | 02/08/88 | | 7R |
| 065121 | | 7362 SANTA MONICA BLVD | | WEST HOLLYWOOD | U | 1919 | PROJ.REVW. | HUD880119G | 02/08/88 | | 6Y |
| 098374 | | 7377 SANTA MONICA BLVD | WEST HOLLYWOOD COMMUNITY CENTER | WEST HOLLYWOOD | U | 1922 | PROJ.REVW. | DOE-19-92-0051-0000 | 11/16/92 | | 2S2 A |
| 083531 | | 7400 SANTA MONICA BLVD | VANETTA BLDG | WEST HOLLYWOOD | M | 1937 | HIST.RES. | HUD871027C | 08/29/89 | | 6Y |
| 065124 | | 7414 SANTA MONICA BLVD | | WEST HOLLYWOOD | P | 1928 | PROJ.REVW. | DOE-19-94-0270-0000 | 04/07/87 | | 6Y |
| 065126 | | 7415 SANTA MONICA BLVD | | WEST HOLLYWOOD | P | 1928 | HIST.RES. | HRG940202Z | 07/31/94 | | 6Y |
| 081596 | | 7512 SANTA MONICA BLVD | | WEST HOLLYWOOD | U | 1930 | PROJ.REVW. | DOE-19-03-0086-0000 | 03/20/03 | | 6Y |
| 081595 | | 7541 SANTA MONICA BLVD | | WEST HOLLYWOOD | U | 1924 | PROJ.REVW. | FCC030214A | 03/20/03 | | 6Y |
| 083897 | | 7544 SANTA MONICA BLVD | | WEST HOLLYWOOD | U | 1924 | PROJ.REVW. | HUD900331H | 08/16/93 | | 6Y |
| 081676 | | 7545 SANTA MONICA BLVD | | WEST HOLLYWOOD | U | 1930 | PROJ.REVW. | HUD870312H | 04/07/87 | | 6Y |
| 083891 | | 7626 SANTA MONICA BLVD | | WEST HOLLYWOOD | U | 1924 | PROJ.REVW. | HUD871027C | 08/29/89 | | 6Y |
| 065132 | | 7630 SANTA MONICA BLVD | | WEST HOLLYWOOD | U | 1911 | PROJ.REVW. | HUD911015F | 08/26/93 | | 6Y |
| 066738 | | 7643 SANTA MONICA BLVD | LOS ANGELES COUNTY FIRE STATION #8 | WEST HOLLYWOOD | U | 1930 | PROJ.REVW. | HUD911015W | 10/30/89 | | 6Y |
| 065128 | | 7702 SANTA MONICA BLVD | | WEST HOLLYWOOD | C | 1949 | HIST.RES. | HUD870312P | 08/26/93 | | 6Y |
| 027588 | 19-176912 | 7706 SANTA MONICA BLVD | LELYAS CLOTHES | WEST HOLLYWOOD | U | 1923 | PROJ.REVW. | DOE-19-92-0053-0000 | 04/07/87 | | 6Y |
| 027589 | 19-176913 | 7708 SANTA MONICA BLVD | POLLY'S PLUMBING | WEST HOLLYWOOD | P | 1924 | HIST.SURV. | DOE-19-92-0053-0000 | 11/16/92 | | 7K |
| 065127 | | 7722 SANTA MONICA BLVD | | WEST HOLLYWOOD | U | 1928 | PROJ.REVW. | HUD921013D | 11/16/92 | | 7K |
| 083892 | | 7739 SANTA MONICA BLVD | | WEST HOLLYWOOD | U | 1928 | PROJ.REVW. | DOE-19-88-0006-0000 | 07/18/88 | | 2S2 C |
| 065122 | | 7740 SANTA MONICA BLVD | | WEST HOLLYWOOD | U | 1928 | PROJ.REVW. | HUD880419A | 07/18/88 | | 2S2 C |
| 065123 | | 7744 SANTA MONICA BLVD | | WEST HOLLYWOOD | U | 1928 | PROJ.REVW. | HUD870312L | 04/07/87 | | 6Y |
| 065130 | | 7746 SANTA MONICA BLVD | | WEST HOLLYWOOD | U | 1928 | PROJ.REVW. | HUD900331P | 08/16/93 | | 6Y |
| 065131 | | 7748 SANTA MONICA BLVD | | WEST HOLLYWOOD | U | 1928 | PROJ.REVW. | 0069-0061-0000 | 01/21/88 | | 6Y |
| 083893 | | 7748 SANTA MONICA BLVD | | WEST HOLLYWOOD | U | 1928 | PROJ.REVW. | HUD870312G | 04/07/87 | | 6Y |
| 065129 | | 7750 SANTA MONICA BLVD | | WEST HOLLYWOOD | U | 1928 | PROJ.REVW. | HUD870312O | 04/07/87 | | 6Y |
| | | | | WEST HOLLYWOOD | U | | PROJ.REVW. | HUD911015a | 08/26/93 | | 6Y |
| | | | | WEST HOLLYWOOD | U | | PROJ.REVW. | HUD870312M | 04/07/87 | | 6Y |

| | | | | | | | | | |
|--------|-----------|------------------------------------|----------------|---|------|------------|---------------------|----------|-------|
| 083899 | 7754 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | 1923 | PROJ.REVW. | HUD911106A | 08/26/93 | 6Y |
| 083532 | 7763 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | 1926 | PROJ.REVW. | HUD9003310 | 08/16/93 | 6Y |
| 065125 | 7807 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | | PROJ.REVW. | HUD8703121 | 04/07/87 | 6Y |
| 066421 | 7814 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | | PROJ.REVW. | HUD871221Y | 01/21/88 | 6Y |
| 027590 | 19-176914 | COMMERCIAL REHABILITATION | WEST HOLLYWOOD | P | 1924 | HIST.SURV. | 0069-0063-0000 | | 7R |
| 027591 | 19-176915 | GITISIS FARMERS MARKET | WEST HOLLYWOOD | P | 1918 | HIST.SURV. | 0069-0064-0000 | | 7R |
| 066422 | 7819 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | | PROJ.REVW. | HUD871221Z | 01/21/88 | 6Y |
| 081593 | 7823 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | 1926 | PROJ.REVW. | HUD871027C | 08/29/89 | 6Y |
| 081592 | 7854 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | 1922 | PROJ.REVW. | HUD871027C | 08/29/89 | 6Y |
| 027592 | 19-176916 | COMMERCIAL REHABILITATION | WEST HOLLYWOOD | P | 1921 | PROJ.REVW. | HUD871221X | 01/21/88 | 6Y |
| 079366 | 7900 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | | HIST.SURV. | 0069-0065-0000 | | 7R |
| 079365 | 7908 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | | HIST.RES. | DOE-19-92-0052-0004 | 11/16/92 | 2D2 A |
| 079364 | 7916 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | 0 | PROJ.REVW. | HUD921013D | 11/16/92 | 2D2 A |
| 079363 | 7924 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | 0 | PROJ.REVW. | DOE-19-92-0052-0003 | 11/16/92 | 6Y |
| 083306 | 7929 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | 0 | HIST.RES. | DOE-19-92-0052-0002 | 11/16/92 | 2D2 A |
| 081591 | 7994 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | | PROJ.REVW. | HUD921013D | 11/16/92 | 2D2 A |
| 081598 | 8001 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | 1912 | PROJ.REVW. | HUD921013D | 11/16/92 | 2D2 A |
| 081590 | 8042 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | 1925 | PROJ.REVW. | HUD891231Z | 08/05/93 | 6Y |
| 083288 | 8220 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | 1922 | PROJ.REVW. | HUD871027C | 08/29/89 | 6Y |
| 081597 | 8228 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | 1923 | PROJ.REVW. | HUD871027C | 08/29/89 | 6Y |
| 083307 | 8236 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | 1924 | PROJ.REVW. | HUD891231I | 08/29/89 | 6Y |
| 083556 | 8246 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | 1920 | PROJ.REVW. | HUD871027C | 08/29/89 | 6Y |
| 083877 | 8248 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | 1926 | PROJ.REVW. | HUD891231a | 08/05/93 | 6Y |
| 083557 | 8250 | SANTA MONICA BLVD | WEST HOLLYWOOD | U | 1926 | PROJ.REVW. | HUD900331mm | 08/16/93 | 6Y |
| 027503 | 19-176827 | 8250-50 1/2 SANTA MONICA BOULEVARD | WEST HOLLYWOOD | U | 1926 | PROJ.REVW. | HUD911015I | 08/26/93 | 6Y |
| 027563 | 19-176887 | BEKINS STORAGE WAREHOUSE, EMSER TI | WEST HOLLYWOOD | U | 1925 | PROJ.REVW. | HUD900331mm | 08/16/93 | 6Y |
| 083727 | 1240 | SPALDING AVE | WEST HOLLYWOOD | P | 1926 | HIST.SURV. | 0069-0043-0000 | 08/16/93 | 6Y |
| 027585 | 19-176909 | SUNSET BLVD | WEST HOLLYWOOD | P | 1922 | HIST.SURV. | 0069-0056-0000 | | 7N |
| 027449 | 19-176773 | SUNSET BLVD | WEST HOLLYWOOD | U | 1922 | PROJ.REVW. | HUD901231E | 08/18/93 | 6Y |
| 158644 | 8272 | SUNSET BLVD | WEST HOLLYWOOD | P | 1935 | HIST.SURV. | 0069-0058-9999 | | 5S2 |
| 027424 | 19-176748 | CALDWELL BANKER | WEST HOLLYWOOD | P | 1934 | HIST.SURV. | 0069-0020-9999 | | 3S |
| | | SUNSET TOWER | WEST HOLLYWOOD | P | 1939 | PROJ.REVW. | FCC051213J | 01/09/06 | 6Y |
| 027426 | 19-176750 | SUNSET BLVD | WEST HOLLYWOOD | P | 1929 | HIST.SURV. | 0069-0007-0000 | 12/01/87 | 1S |
| 076950 | 8439 | SUNSET BLVD | WEST HOLLYWOOD | P | 1927 | HIST.RES. | 537.9-19-0158 | 11/22/85 | 7K |
| 027507 | 19-176831 | 8439 SUNSET BLVD | WEST HOLLYWOOD | P | 1927 | HIST.SURV. | NPS-80000812-0000 | 05/30/80 | 1S |
| 027438 | 19-176763 | 8585 SUNSET BLVD | WEST HOLLYWOOD | P | 1927 | TAX.CERT. | 537.9-19-0125 | 10/09/85 | 7K |
| 027439 | 19-176762 | 8589 SUNSET BLVD | WEST HOLLYWOOD | P | 1927 | HIST.RES. | NPS-83003531-0000 | 12/15/83 | 1S |
| 027437 | 19-176761 | 8600 SUNSET BLVD | WEST HOLLYWOOD | P | 1959 | HIST.SURV. | 0053-4687-0000 | 12/15/83 | 1S |
| 027440 | 19-176764 | 8601 SUNSET BLVD | WEST HOLLYWOOD | P | 1934 | HIST.SURV. | 0069-0047-0000 | | 7N |
| 027441 | 19-176765 | 8610 SUNSET BLVD | WEST HOLLYWOOD | P | 1934 | HIST.SURV. | 0069-0020-0003 | | 3D |
| 027442 | 19-176766 | 8616 SUNSET BLVD | WEST HOLLYWOOD | P | 1934 | HIST.SURV. | 0069-0020-0002 | | 3D |
| 027443 | 19-176767 | 8619 SUNSET BLVD | WEST HOLLYWOOD | P | 1934 | HIST.SURV. | 0069-0020-0000 | | 3D |
| 027444 | 19-176768 | 8623 SUNSET BLVD | WEST HOLLYWOOD | P | 1934 | HIST.SURV. | 0069-0020-0004 | | 3D |
| 027445 | 19-176769 | 8625 SUNSET BLVD | WEST HOLLYWOOD | P | 1934 | HIST.SURV. | 0069-0020-0006 | | 3D |
| 027446 | 19-176770 | 8630 SUNSET BLVD | WEST HOLLYWOOD | P | 1934 | HIST.SURV. | 0069-0020-0007 | | 3D |
| 027447 | 19-176771 | 8641 SUNSET BLVD | WEST HOLLYWOOD | P | 1934 | HIST.SURV. | 0069-0020-0009 | | 3D |
| 027448 | 19-176772 | 8657 SUNSET BLVD | WEST HOLLYWOOD | P | 1934 | HIST.SURV. | 0069-0020-0010 | | 3D |
| 027584 | 19-176908 | 8735 SUNSET BLVD | WEST HOLLYWOOD | P | 1934 | HIST.SURV. | 0069-0020-0011 | | 3D |
| | | | WEST HOLLYWOOD | P | 1936 | HIST.SURV. | 0069-0020-0012 | | 5D2 |

| | | | | | | | | |
|--------|-------------------|--------------------------|----------------|---|------|------------|----------------|---------------|
| 027583 | 19-176907 | 8776 SUNSET BLVD | WEST HOLLYWOOD | P | 1935 | HIST.SURV. | 0069-0058-0018 | 5D2 |
| 027582 | 19-176906 | 8782 SUNSET BLVD | WEST HOLLYWOOD | P | 1936 | HIST.SURV. | 0069-0058-0017 | 5D2 |
| 027581 | 19-176905 | 8866 SUNSET BLVD | WEST HOLLYWOOD | P | 1936 | HIST.SURV. | 0069-0058-0016 | 5D2 |
| 027580 | 19-176904 | 8901 SUNSET BLVD | WEST HOLLYWOOD | P | 1928 | HIST.SURV. | 0069-0058-0015 | 7N |
| 027579 | 19-176903 | 8949 SUNSET BLVD | WEST HOLLYWOOD | P | 1937 | HIST.SURV. | 0069-0058-0014 | 7N |
| 027578 | 19-176902 | 9009 SUNSET BLVD | WEST HOLLYWOOD | P | 1935 | HIST.SURV. | 0069-0058-0013 | 5D2 |
| 027577 | 19-176901 | 9015 SUNSET BLVD | WEST HOLLYWOOD | P | 1934 | HIST.SURV. | 0069-0058-0012 | 5D2 |
| 027576 | 19-176900 | 9016 SUNSET BLVD | WEST HOLLYWOOD | P | 1937 | HIST.SURV. | 0069-0058-0011 | 5D2 |
| 027575 | 19-176899 | 9028 SUNSET BLVD | WEST HOLLYWOOD | P | 1925 | HIST.SURV. | 0069-0058-0010 | 5D2 |
| 027574 | 19-176898 | 9101 SUNSET BLVD | WEST HOLLYWOOD | P | 1935 | HIST.SURV. | 0069-0058-0009 | 5D2 |
| 027573 | 19-176897 | 9111 SUNSET BLVD | WEST HOLLYWOOD | P | 1936 | HIST.SURV. | 0069-0058-0008 | 5D2 |
| 027572 | 19-176896 | 9118 SUNSET BLVD | WEST HOLLYWOOD | P | 1935 | HIST.SURV. | 0069-0058-0007 | 7N |
| 027571 | 19-176895 | 9121 SUNSET BLVD | WEST HOLLYWOOD | P | 1935 | HIST.SURV. | 0069-0058-0006 | 5D2 |
| 027569 | 19-176893 | 9131 SUNSET BLVD | WEST HOLLYWOOD | P | 1937 | HIST.SURV. | 0069-0058-0004 | 7N |
| 027568 | 19-176892 | 9159 SUNSET BLVD | WEST HOLLYWOOD | P | 1905 | HIST.SURV. | 0069-0025-0001 | 7N |
| 027459 | 19-176783 | 8914 W CYNTHIA ST | WEST HOLLYWOOD | P | 0 | HIST.SURV. | 0069-0025-0002 | 3S |
| 027460 | 19-176784 | 8924 W CYNTHIA ST | WEST HOLLYWOOD | P | 1924 | HIST.SURV. | 0069-0026-0000 | 3S |
| 027484 | 19-176808 | 9025 W CYNTHIA ST | WEST HOLLYWOOD | P | 1936 | HIST.SURV. | 0069-0027-9999 | 5S2 |
| 027487 | 19-176811 | W DELONGPRE AVE | WEST HOLLYWOOD | P | 1936 | HIST.SURV. | 0069-0027-0001 | 5D2 |
| 027485 | 19-176809 | 8477 W DELONGPRE AVE | WEST HOLLYWOOD | P | 1924 | HIST.SURV. | 0069-0058-0001 | 5D2 |
| 027566 | 19-176890 | 9231 W DOHENY RD | WEST HOLLYWOOD | P | 1925 | HIST.SURV. | 0069-0030-0000 | 5S2 |
| 027490 | 19-176814 | 7870 W FOUNTAIN AVE | WEST HOLLYWOOD | P | 1925 | HIST.SURV. | 0069-0031-0000 | 3S |
| 027491 | 19-176815 | 7950 W FOUNTAIN AVE | WEST HOLLYWOOD | P | 1925 | HIST.SURV. | 0069-0032-0000 | 3S |
| 027492 | 19-176816 | 7960 W FOUNTAIN AVE | WEST HOLLYWOOD | P | 1922 | HIST.SURV. | 0069-0059-0000 | 7R |
| 027586 | 19-176910 | 8228 W FOUNTAIN AVE | WEST HOLLYWOOD | P | 1927 | HIST.SURV. | 0069-0050-0009 | 7N |
| 027518 | 19-176842 | 8250 W FOUNTAIN AVE | WEST HOLLYWOOD | P | 1928 | HIST.SURV. | 0069-0050-0010 | 3S |
| 027519 | 19-176843 | 8320 W FOUNTAIN AVE | WEST HOLLYWOOD | P | 1926 | HIST.SURV. | 0069-0050-0011 | 5S2 |
| 027520 | 19-176844 | 8352 W FOUNTAIN AVE | WEST HOLLYWOOD | P | 1931 | HIST.SURV. | 0069-0010-0000 | 3S |
| 027521 | 19-176845 | 8468 W FOUNTAIN AVE | WEST HOLLYWOOD | P | 1921 | HIST.SURV. | 0069-0037-0000 | 5S2 |
| 027427 | 19-176751 | 8491 W FOUNTAIN AVE | WEST HOLLYWOOD | P | 1914 | HIST.SURV. | 0069-0038-0000 | 3S |
| 027497 | 19-176821 | 8952 W NORMA PL | WEST HOLLYWOOD | P | 1926 | HIST.SURV. | 0069-0053-0001 | 7N |
| 027498 | 19-176822 | 8121 W NORTON AVE | WEST HOLLYWOOD | P | 1925 | HIST.SURV. | 0069-0053-9999 | 5S2 |
| 027551 | 19-176875 | 7900 W SANTA MONICA BLVD | WEST HOLLYWOOD | P | 1929 | HIST.SURV. | 0069-0053-0002 | 7N |
| 027555 | 19-176879 | 7900 W SANTA MONICA BLVD | WEST HOLLYWOOD | P | 1925 | PROJ.REVW. | HUD890525E | 2 AC |
| 027552 | 19-176876 | 7908 W SANTA MONICA BLVD | WEST HOLLYWOOD | P | 1925 | HIST.SURV. | 0069-0053-0003 | 5D2 |
| 027553 | 19-176877 | 7916 W SANTA MONICA BLVD | WEST HOLLYWOOD | P | 1924 | HIST.SURV. | 0069-0053-0004 | 5D2 |
| 027554 | 19-176878 | 7924 W SANTA MONICA BLVD | WEST HOLLYWOOD | P | 1928 | HIST.SURV. | 0069-0018-0000 | 5S2 |
| 027504 | 19-176828 | 8447 W SANTA MONICA BLVD | WEST HOLLYWOOD | P | 1926 | HIST.SURV. | 0069-0045-0000 | 3S |
| 027435 | 19-176759 | 8701 W SANTA MONICA BLVD | WEST HOLLYWOOD | P | 1956 | PROJ.REVW. | FCC080116A | 06/22/89 2 AC |
| 027505 | 19-176829 | 8851 W SANTA MONICA BLVD | WEST HOLLYWOOD | P | 1932 | HIST.SURV. | 0044-0002-0000 | 7R |
| 170437 | | 9145 W SUNSET BLVD | WEST HOLLYWOOD | P | 1923 | HIST.SURV. | 0044-0003-0000 | 7R |
| 020712 | 19-176728 | 1160 W 102ND ST | WESTMONT | P | 1927 | HIST.SURV. | 0044-0005-0000 | 7R |
| 020713 | 19-176729 | 1216 W 103RD ST | WESTMONT | P | 1939 | HIST.SURV. | 0044-0006-0000 | 7R |
| 020715 | 19-176731 | 1532 W 104TH ST | WESTMONT | P | 1910 | HIST.SURV. | 0044-0001-0000 | 7R |
| 020716 | 19-176732 | 1649 W 107TH ST | WESTMONT | P | 1922 | HIST.SURV. | 0044-0004-0000 | 7R |
| 020711 | 19-176727 | 1254 W 87TH ST | WESTMONT | P | 1922 | HIST.SURV. | 0044-0004-0000 | 7R |
| 020714 | 19-176730 | 1344 W 90TH PL | WESTMONT | P | 1922 | HIST.SURV. | 0044-0004-0000 | 7R |
| 083733 | | | WHITTIER | U | | PROJ.REVW. | HUD901107C | 08/18/93 |
| 097424 | 10812 1ST ST | | WHITTIER | P | 1923 | PROJ.REVW. | HUD9050720A | 09/20/95 |
| 085013 | 11427 ALLERTON ST | | WHITTIER | P | 1947 | PROJ.REVW. | HUD931105E | 12/15/93 |
| 153922 | 9479 AMSEDELL AVE | | WHITTIER | P | 1951 | PROJ.REVW. | HUD031101B | 12/01/03 |
| 153873 | 15201 ANACONDA ST | | WHITTIER | P | 1953 | PROJ.REVW. | HUD050428H | 04/29/05 |
| | | | JIMTOWN AREA | | | | | |

City of West Hollywood Designated Historical Resources

| APN | Address | Street | Status | National Register | Year Built | Zone | Notes | Date Action Taken | Reso. No. | District/Group | Survey | 2008 DPR | Status Code |
|--------------|--------------|-------------------|------------|-------------------|------------|------|--|-------------------|-----------|--|--------|----------|-------------|
| 4339019022 | 850 | SAN VICENTE BLVD | Designated | | 1899 | | Old Sherman -- Building at 873 San Vicente was moved to 850 San Vicente in 1999. | 11/1/1999 | 2191 | Old Sherman Thematic Grouping | | | |
| 4340007019 | 837 - 41 | SAN VICENTE BLVD | Designated | | 1902 | | Old Sherman | 11/1/1999 | 2191 | Old Sherman Thematic Grouping | | | |
| 4340006001 | 843 - 45 | SAN VICENTE BLVD | Designated | | 1900 | | Old Sherman | 11/1/1999 | 2191 | Old Sherman Thematic Grouping | | | |
| 4340006002 | 847 - 49 | SAN VICENTE BLVD | Designated | | 1900 | | Old Sherman | 11/1/1999 | 2191 | Old Sherman Thematic Grouping | | | |
| 5554-015-031 | 8289 | SANTA MONICA BLVD | Designated | | 1946 | | Iv's Burgers | 9/19/2005 | 3302 | | | | |
| 5554026038 | 8431 | SANTA MONICA BLVD | Designated | | 1926 | | Emser Building | 3/21/1994 | 1274 | | | | |
| 4339012020 | 8811 | SANTA MONICA BLVD | Designated | | 1922 | | First National Bank of Sherman | 3/6/1991 | 818 | | | | |
| 4339019005 | 8851 | SANTA MONICA BLVD | Designated | | 1926 | | Gable & Wyant Commercial Building | 3/4/1991 | 819 | | | | |
| 4339007012 | 8701 - 13 | SANTA MONICA BLVD | Designated | | 1928 | | | 2/7/1994 | 94-1255 | | | | |
| 5554024053 | 8358 | SUNSET BLVD | Designated | Yes | 1930 | | Sunset tower | 10/19/1992 | 1048 | | | | |
| 5555011038 | 8439 | SUNSET BLVD | Designated | Yes | 1927 | | Piazza del Sol | 12/6/1993 | 1232 | | | | |
| 5554019001 | 1302 - 10 | SWEETZER AVE | Designated | | 1929 | | El Mirador | 10/5/1992 | 1039 | | | | |
| 5529004025 | 819 - 25 1/2 | SWEETZER AVE | Designated | | 1928? | | | 2/3/1992 | 940 | Courtyard Thematic District Plummer Park Apartment Grouping | | | |
| 5531003028 | 1132 | VISTA ST | Designated | | 1929 | | | 9/3/1991 | 881 | Plummer Park Apartment Grouping | | | |
| 5531003027 | 1140 | VISTA ST | Designated | | 1933 | | | 9/3/1991 | 881 | Plummer Park Apartment Grouping | | | |
| 5531003030 | 1124 - 26 | VISTA ST | Designated | | 1929 | | | 9/3/1991 | 881 | Plummer Park Apartment Grouping | | | |
| 5531003029 | 1128 - 30 | VISTA ST | Designated | | 1929 | | | 9/3/1991 | 881 | Plummer Park Apartment Grouping | | | |
| 5531003026 | 1144 - 46 | VISTA ST | Designated | | 1933 | | | 9/3/1991 | 881 | Plummer Park Apartment Grouping | | | |
| 4339-007-011 | 903 | WESTBOURNE DR | Designated | Yes | 1922 | | County Library | 12/1/1997 | 97-1822 | | | | |

| APN | Address | Street | Status | National Register | Year Built | Zone | Notes | Date Action Taken | Reso. No. | District/Group | Survey | 2008 DPR | Status Code |
|--------------|---------|-------------------|-----------------------|-------------------|------------|------|---|-------------------|-----------|----------------|--------|----------|-------------|
| 5531018001 | 1041 | FORMOSA AVE | Development Agreement | | 1919 | | Movie Studio -- (and 7136-7156 SANTA MONICA BLVD) | | | | | | |
| 5531-017-020 | 7156 | SANTA MONICA BLVD | Development Agreement | | N/A | | The Formosa Café | | | | | | |

APPENDIX D

GEOLOGIC AND SEISMIC TECHNICAL REPORT

**Geologic and Seismic Technical Background Report
City of West Hollywood General Plan Update
West Hollywood, Los Angeles County, California**

Prepared for:

City of West Hollywood
8300 Santa Monica Boulevard
West Hollywood, CA 90069

Prepared by:

KFM GeoScience
1360 Valley Vista Drive
Diamond Bar, California 91765

March 15, 2010
Project No. cWH 08-14E

TABLE OF CONTENTS

| | <u>Page</u> |
|--|-------------|
| 1. INTRODUCTION | 1 |
| 1.1. OVERVIEW | 1 |
| 1.2. GEOLOGIC AND SEISMIC HAZARD PLANNING CONSIDERATIONS | 2 |
| 2. SETTING | 3 |
| 2.1. PHYSIOGRAPHIC SETTING..... | 3 |
| 2.2. GEOLOGIC SETTING..... | 3 |
| 2.3. GEO-TECTONIC SETTING..... | 5 |
| 2.4. GROUNDWATER CONDITIONS..... | 6 |
| 3. SEISMIC CONDITIONS | 6 |
| 3.1. FAULTS | 7 |
| 3.2. EARTHQUAKES AND HISTORIC SEISMICITY | 8 |
| 4. SEISMIC HAZARDS..... | 8 |
| 4.1. OVERVIEW | 8 |
| 4.2. PRIMARY SEISMIC HAZARDS..... | 9 |
| 4.2.1. Surface Fault Rupture..... | 9 |
| 4.2.2. Ground Shaking..... | 10 |
| 4.2.3. Peak Ground Acceleration..... | 11 |
| 4.2.4. Modified Mercalli Intensity Scale | 11 |
| 4.2.5. CBC Design Spectra..... | 12 |
| 4.3. SECONDARY SEISMIC HAZARDS | 13 |
| 4.3.1. Liquefaction | 13 |
| 4.3.2. Seismically Induced Settlement | 13 |
| 4.3.3. Lateral Spread..... | 14 |
| 4.3.4. Earthquake Induced Landslides..... | 14 |
| 5. GEOLOGIC AND SOILS HAZARDS | 14 |
| 5.1. OVERVIEW | 14 |
| 5.2. SLOPE INSTABILITY | 15 |
| 5.3. EXPANSIVE SOILS..... | 15 |
| 5.4. COLLAPSIBLE SOILS | 16 |
| 5.5. GROUND SUBSIDENCE..... | 16 |
| 6. SELECTED REFERENCES | 17 |

TABLE OF CONTENTS (cont'd)

Tables

- Table 1 – Summary of Fault Rupture Hazard Studies (1997 to 2009)
- Table 2 – Characteristics of Faults Considered Significant to Seismic Shaking Hazard
- Table 3 – Summary of Historic Earthquakes with Magnitudes Greater than 5.0 and Epicentral Distances Less Than 100 KM
- Table 4 – Modified Mercalli Intensity Scale

Figures

- Figure 1 – Geology Map
- Figure 2 – Regional Fault and Seismicity Map
- Figure 3 – Seismic Hazards Zones Map
- Figure 4 – City Fault Location and Precaution Zone Map
- Figure 5 – Peak Ground Acceleration Map
- Figure 6 – Guidelines for 2007 California Building Code, Governing Spectral Accelerations for Seismic Design Response Spectrum per 2007 CBC