

DEPARTMENT OF  
CITY PLANNING  
200 N. SPRING STREET, ROOM 532  
LOS ANGELES, CA 90012-4801  
CULTURAL HERITAGE COMMISSION

MARY KLAUS-MARTIN  
PRESIDENT

RICHARD BARRON  
ALMA M. CARLISLE  
CARLOS SINGER  
STANLEY STALFORD JR.

COMMISSION OFFICE  
(213) 978-1300

CITY OF LOS ANGELES  
CALIFORNIA



ANTONIO R. VILLARAIGOSA  
MAYOR

EXECUTIVE OFFICES

MARK WINOGROND  
INTERIM DIRECTOR  
(213) 978-1271

GORDON B. HAMILTON  
DEPUTY DIRECTOR  
(213) 978-1272

ROBERT H. SUTTON  
DEPUTY DIRECTOR  
(213) 978-1274

FAX: (213) 978-1275

INFORMATION  
(213) 978-1270  
www.lacity.org/PLN

Date **DEC 01 2006**

CD 13

Los Angeles City Council  
Room 395, City Hall  
200 North Spring Street  
Los Angeles, California 90012

ATTENTION: Barbara Greaves, Legislative Assistant  
Planning and Land Use Management Committee

CASE NUMBER: **CHC-2006-7881-HCM**  
**MONSIGNOR O'BRIEN HOUSE**  
**130 N. CATALINA ST.**

At the Cultural Heritage Commission meeting of November 16, 2006, the Commission moved to include the above property in the list of Historic-Cultural Monuments, subject to adoption by the City Council.

As required under the provisions of Section 22.126 of the Los Angeles Administrative Code, the Commission has solicited opinions and information from the office of the Council District in which the site is located and from any Department or Bureau of the city whose operations may be affected by the designation of such site as a Historic-Cultural Monument. Such designation in and of itself has no fiscal impact. Future applications for permits may cause minimal administrative costs.

The City Council, according to the guidelines set forth in Section 22.125.1 of the Los Angeles Administrative Code, shall act on the proposed inclusion to the list within 90 days of the Council or Commission action, whichever first occurs. By resolution, the Council may extend the period for good cause for an additional 15 days.

The Cultural Heritage Commission would appreciate your inclusion of the subject modification to the list of Historic-Cultural Monuments upon adoption by the City Council.

The above Cultural Heritage Commission action was taken by the following vote:

Moved: Barron  
Seconded: Carlisle  
Ayes: Martin, Singer, Stalford  
Vote: 5-0

  
\_\_\_\_\_  
Gabriele Williams, Commission Executive Assistant II  
Cultural Heritage Commission

GW: amt

Attachment: Staff Report with Findings

c: Councilmember Eric Garcetti, Thirteenth Council District  
Lawrence Laterza and James R. Jones, Owners/Applicants



# Los Angeles Department of City Planning

## RECOMMENDATION REPORT

### CULTURAL HERITAGE COMMISSION

**DATE:** November 16, 2006  
**TIME:** 10:00 AM  
**PLACE:** City Hall, Room 1010  
200 N. Spring Street  
Los Angeles, CA 90012

### CASE NO.: CHC-2006-7881-HCM

Location: 130 N. Catalina Street  
Council District: 13  
Community Plan Area: Wilshire  
Area Planning Commission: Central  
Neighborhood Council: Wilshire Center -  
Koreatown  
Legal Description: Tract 3247, Lot 42

**PROJECT:** Historic-Cultural Monument Application for the  
MONSIGNOR O'BRIEN HOUSE

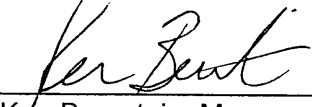
**REQUEST:** Declare the building a Historic-Cultural Monument


**APPLICANT &  
OWNER:** Lawrence Laterza and James R. Jones, MD  
130 N. Catalina Street  
Los Angeles, CA 90004

### RECOMMENDATION That the Cultural Heritage Commission:

1. **Declare** the property a Historic-Cultural Monument per Los Angeles Administrative Code Section 22.125.
2. **Adopt** the report findings.

S. GAIL GOLDBERG, AICP  
Director of Planning

  
\_\_\_\_\_  
Ken Bernstein, Manager  
Office of Historic Resources

  
\_\_\_\_\_  
Lambert M. Giessinger, Architect  
Office of Historic Resources

Prepared by:

  
\_\_\_\_\_  
Edgar Garcia, Preservation Planner  
Office of Historic Resources

Attachments: April 27, 2006 Historic-Cultural Monument Application

## FINDINGS

- 1) The building “embodies the distinguishing characteristics of an architectural type specimen, inherently valuable for a study of a period style or method of construction” as an example of early Mediterranean-Spanish Colonial Revival residential architecture.

## CRITERIA

The criterion is the Cultural Heritage Ordinance which defines a historical or cultural monument as any site (including significant trees or other plant life located thereon) building or structure of particular historic or cultural significance to the City of Los Angeles, such as historic structures or sites in which the broad cultural, economic, or social history of the nation, State or community is reflected or exemplified, or which are identified with historic personages or with important events in the main currents of national, State or local history or which embody the distinguishing characteristics of an architectural type specimen, inherently valuable for a study of a period style or method of construction, or a notable work of a master builder, designer or architect whose individual genius influenced his age. At issue is whether the Commissioners determine the building is significant enough to warrant designation.

## DISCUSSION

Built in 1924-25 in the Ambassador Hill area of Los Angeles, this house exhibits character-defining features of Mediterranean and Spanish Colonial Revival style architecture. The primary façade facing the street is asymmetrically composed. It includes a sculpted plaster front doorway, arched openings and a second floor balcony. The roof is a ‘S’ style clay tile over gabled forms. At the rear of the property is a one-story, flat roofed, partially converted garage with stepped parapet. The proposed Monsignor O’Brien House historic monument exhibits character-defining features that include a simple rectangular floor plan, smooth stucco, multi-lite recessed wood casement windows and French doors, decorative wrought iron railings and window grilles, and Spanish tile roofing. The interior has hardwood floors, decorative plaster moldings and built-in cabinetry.

The house is the work of architect Clarence J. Smale, AIA. Smale is noted for the 1929-30 Smith House in the proposed Hancock Park HPOZ, described in Gebhard and Winter’s An Architectural Guidebook to Los Angeles as “a rare concrete Art Deco house.” Smale is also noted for an Art Deco style apartment building located in the Mid-City West area. The Cultural Heritage Commission and the City Council have previously approved a structure in this neighborhood - the Franklin T. Briles Residence at 151 N. Berendo Street - as a Historic-Cultural Monument.

Although the original building permit for the property shows another name, the house was owned for several decades by Monsignor Kenneth R. O’Brien, a prominent member of the Roman Catholic Archdiocese of Los Angeles.

The Monsignor O’Brien House property successfully meets one of the specified Historic-Cultural Monument criteria: “embodies the distinguishing characteristics of an architectural type specimen, inherently valuable for a study of a period style or method of construction.” As a Mediterranean-Spanish Colonial Revival style residential building designed by a noted architect, the property qualifies for designation as a Historic-Cultural Monument based on this criterion.

**BACKGROUND**

At its meeting of September 21, 2006, the Cultural Heritage Commission voted to take the application under consideration. On October 19, 2006, the Cultural Heritage Commission toured the subject property.