

DEPARTMENT OF  
CITY PLANNING  
OFFICE OF HISTORIC RESOURCES  
200 N. SPRING STREET, ROOM 620  
LOS ANGELES, CA 90012-4801  
(213) 978-1200

CULTURAL HERITAGE COMMISSION

RICHARD BARRON  
PRESIDENT  
ROELLA H. LOUIE  
VICE-PRESIDENT

GLEN C. DAKE  
MIA M. LEHRER  
OZ SCOTT

FEY C. PINGOL  
COMMISSION EXECUTIVE ASSISTANT  
(213) 978-1294

CITY OF LOS ANGELES 3  
CALIFORNIA



ANTONIO R. VILLARAIGOSA  
MAYOR

EXECUTIVE OFFICES

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

VINCENT P. BERTONI, AICP  
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JOHN M. DUGAN, AICP  
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EVA YUAN-MCDANIEL  
DEPUTY DIRECTOR  
(213) 978-1273

FAX: (213) 978-1275

INFORMATION  
(213) 978-1270

[www.planning.lacity.org](http://www.planning.lacity.org)

Date **JUL 23 2009**

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

*CF 09-1846  
CD 13*

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

CASE NUMBER: **CHC-2009-1304-HCM  
ROSS HOUSE  
2123 NORTH VALENTINE STREET**

At the Cultural Heritage Commission meeting of July 16, 2009, the Commission moved to include the above property in the list of Historic-Cultural Monument, subject to adoption by the City Council.

As required under the provisions of Section 22.171.10 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 22.171 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: Commissioner Barron  
Seconded: Commissioner Dake  
Ayes: Commissioners Lehrer, Louie, Scott

**Vote: 5-0**

  
Fely C. Pingol, Commission Executive Assistant  
Cultural Heritage Commission

Attachment: Staff Report with Findings

c: Councilmember Eric Garcetti, Thirteenth Council District  
Gareth and Christine Kantner

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Date JUL 23 2009

Gareth and Christine Kantner  
2123 Valentine Street  
Los Angeles, CA 90026

**CERTIFIED MAIL**  
**RETURN RECEIPT REQUESTED**

CASE NUMBER: **CHC-2009-1304-HCM**  
**ROSS HOUSE**  
**2123 N. VALENTINE STREET**

As you will note from the attached copy of our communication to the Los Angeles City Council, the Cultural Heritage Commission has moved to include the above-referenced property in the list of Historic-Cultural monuments, subject to adoption by the City Council.

In due course, our transmittal will be given a council file number and will be referred to the Council's Planning and Land Use Management Committee for review and recommendation. If you are interested in attending the Council Committee meeting, you should call Barbara Greaves at (213) 978-1068 for information as to the time and place of the Committee and City Council meetings regarding this matter. Please give Ms. Greaves at least one week from the date of this letter to schedule this item on the Committee Agenda before you call her.

  
\_\_\_\_\_  
Fely C. Pingol, Commission Executive Assistant  
Cultural Heritage Commission

/fcp

Attachment: CHC Declaration Letter to Council, Staff Report with Findings, and Additional Finding

C: Notification List  
GIS

**Los Angeles Department of City Planning  
RECOMMENDATION REPORT**

**CULTURAL HERITAGE COMMISSION**

**CASE NO.: CHC-2009-1304-HCM  
ENV-2009-1305-CE**

**HEARING DATE:** July 16, 2009  
**TIME:** 10:00 AM  
**PLACE:** City Hall, Room 1010  
200 N. Spring Street  
Los Angeles, CA  
90012

Location: 2123 N. Valentine Street  
Council District: 13  
Community Plan Area: Silver Lake - Echo Park  
- Elysian Valley  
Area Planning Commission: East Los Angeles  
Neighborhood Council: Greater Echo Park  
Elysian  
Legal Description: Lot FR 19 of M R 59-13,  
Park Manor Tract

**PROJECT:** Historic-Cultural Monument Application for the  
ROSS HOUSE

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

**APPLICANT/  
OWNER:** Gareth and Christine Kantner  
2123 Valentine Street  
Los Angeles, CA 90026

**RECOMMENDATION That the Cultural Heritage Commission:**

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

S. GAIL GOLDBERG, AICP  
Director of Planning



Ken Bernstein, AICP, Manager  
Office of Historic Resources

Prepared by:



Edgar Garcia, Preservation Planner  
Office of Historic Resources

**Attachments:** April, 2009 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 Streamline Moderne and International Style residential architecture.
2. The building is associated with a master builder, designer, or architect, as a work by the master architect Raphael Soriano, AIA (1907-1988).

## CALIFORNIA ENVIRONMENTAL QUALITY ACT ("CEQA") FINDINGS

The Commission hereby recommends that Council find the proposed designation of the Ross House as a Historic-Cultural Monument to be exempt from further analysis under the California Environmental Quality Act pursuant to Title 14 of the California Code of Regulations, Sections 15308 (Class 8) and 15331 (Class 31).

## CRITERIA

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

## SUMMARY

Built in 1938 and located in the Elysian Heights/Echo Park area, this L-shaped, two-story residence exhibits character-defining features of International Style architecture. The proposed Ross House historic monument has a flat roof with wide overhangs and a rooftop patio on the second level. The primary façade and exteriors are clad in stucco. Metal casement windows form a dominant design element: a horizontal ribbon extending along three elevations of the house. A garage is located at street level. Concrete stairs lead to a terraced front yard, where another set of stairs lead to a recessed entryway. Significant interior features of the house include built-in cabinetry and shelving.

The house is the work of architect Raphael Soriano, AIA (1907-1988). Soriano is a noted and influential architect of twentieth century modern architecture, pioneering the use of prefabricated steel and aluminum in residential construction. Soriano graduated from the University of Southern California (USC) School of Architecture in 1934 and worked with famed architects Richard Neutra and Rudolph Schindler. While lecturing at USC, Soriano received his first commissions for private residences, including the proposed historic monument. This early work led to his first large commission in 1939, the Soto-Michigan Jewish Community Center (demolished in 2006). Soriano received several prizes and accolades for his designs and participated in the famed Case Study House program. During the 1950s, Soriano worked with developer Joseph Eichler in producing mass produced steel-framed homes. In 1961, Soriano was made a Fellow of the American Institute of Architects (FAIA) and would continue to lecture and teach until his death in 1988.

Soriano designed the subject building for the Ross family. The house was later sold to Albert Nozaki, Soriano's friend and classmate at USC's School of Architecture. Nozaki, a film production designer who had been imprisoned at an internment camp during World War II, bought the house in 1947 and lived in it with his family for more than 60 years.

There are no known alterations to the proposed Ross House historic monument.

### **DISCUSSION**

The Ross House property successfully meets two of the specified Historic-Cultural Monument criteria: 1) "embodies the distinguishing characteristics of an architectural type specimen, inherently valuable for a study of a period style or method of construction," and 2) is associated with a master builder, designer, or architect. As a noteworthy residential building designed in the International Style by master architect Raphael Soriano, the property qualifies for designation as a Historic-Cultural Monument based on these criteria.

### **BACKGROUND**

At its meeting of May 21, 2009, the Cultural Heritage Commission voted to take the application under consideration. The Cultural Heritage Commission toured the subject property on June 18, 2009.

### **CALIFORNIA ENVIRONMENTAL QUALITY ACT ("CEQA") REVIEW**

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

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

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

The use of Categorical Exemption Class 8 in connection with the proposed designation is consistent with the goals of maintaining, restoring, enhancing, and protecting the environment

through the imposition of regulations designed to prevent the degradation of Historic-Cultural Monuments.

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

**Los Angeles Department of City Planning**  
**RECOMMENDATION REPORT**

**CULTURAL HERITAGE COMMISSION**

**CASE NO.: CHC-2009-1304-HCM**  
**ENV-2009-1305-CE**

**HEARING DATE:** May 21, 2009  
**TIME:** 10:00 AM  
**PLACE:** City Hall, Room 1010  
200 N. Spring Street  
Los Angeles, CA  
90012

Location: 2123 N. Valentine Street  
Council District: 13  
Community Plan Area: Silver Lake - Echo Park  
- Elysian Valley  
Area Planning Commission: East Los Angeles  
Neighborhood Council: Greater Echo Park  
Elysian  
Legal Description: Lot FR 19 of M R 59-13,  
Park Manor Tract

**PROJECT:** Historic-Cultural Monument Application for the  
ROSS HOUSE

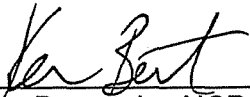
**REQUEST:** Declare the property a Historic-Cultural Monument


**APPLICANT/  
OWNER:** Gareth and Christine Kantner  
2123 Valentine Street  
Los Angeles, CA 90026

**RECOMMENDATION**      **That the Cultural Heritage Commission:**

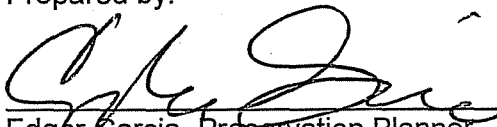
1. **Take the property under consideration** as a Historic-Cultural Monument per Los Angeles Administrative Code Chapter 9, Division 22, Article 1, Section 22.171.10 because the application and accompanying photo documentation suggest the submittal may warrant further investigation.
  
2. **Adopt** the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

S. GAIL GOLDBERG, AICP  
Director of Planning

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

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

Prepared by:

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

Attachments:      April, 2009 Historic-Cultural Monument Application

## **SUMMARY**

Built in 1938 and located in the Elysian Heights/Echo Park area, this L-shaped, two-story residence exhibits character-defining features of International Style architecture. The proposed Ross House historic monument has a flat roof with wide overhangs and a rooftop patio on the second level. The primary façade and exteriors are clad in stucco. Metal casement windows form a dominant design element: a horizontal ribbon extending along three elevations of the house. A garage is located at street level. Concrete stairs lead to a terraced front yard, where another set of stairs lead to a recessed entryway. Significant interior features of the house include built-in cabinetry and shelving.

The house is the work of architect Raphael Soriano, AIA (1907-1988). Soriano is a noted and influential architect of twentieth century modern architecture, pioneering the use of prefabricated steel and aluminum in residential construction. Soriano graduated from the University of Southern California (USC) School of Architecture in 1934 and worked with famed architects Richard Neutra and Rudolph Schindler. While lecturing at USC, Soriano received his first commissions for private residences, including the proposed historic monument. This early work led to his first large commission in 1939, the Soto-Michigan Jewish Community Center (demolished in 2006). Soriano received several prizes and accolades for his designs and participated in the famed Case Study House program. During the 1950s, Soriano worked with developer Joseph Eichler in producing mass produced steel-framed homes. In 1961, Soriano was made a Fellow of the American Institute of Architects (FAIA) and would continue to lecture and teach until his death in 1988.

Soriano designed the subject building for the Ross family. The house was later sold to Albert Nozaki, Soriano's friend and classmate at USC's School of Architecture. Nozaki, a film production designer who had been imprisoned at an internment camp during World War II, bought the house in 1947 and lived in it with his family for more than 60 years.

There are no known alterations to the proposed Ross House historic monument.

## **CRITERIA**

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

## **FINDINGS**

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



**HISTORIC-CULTURAL MONUMENT  
APPLICATION**

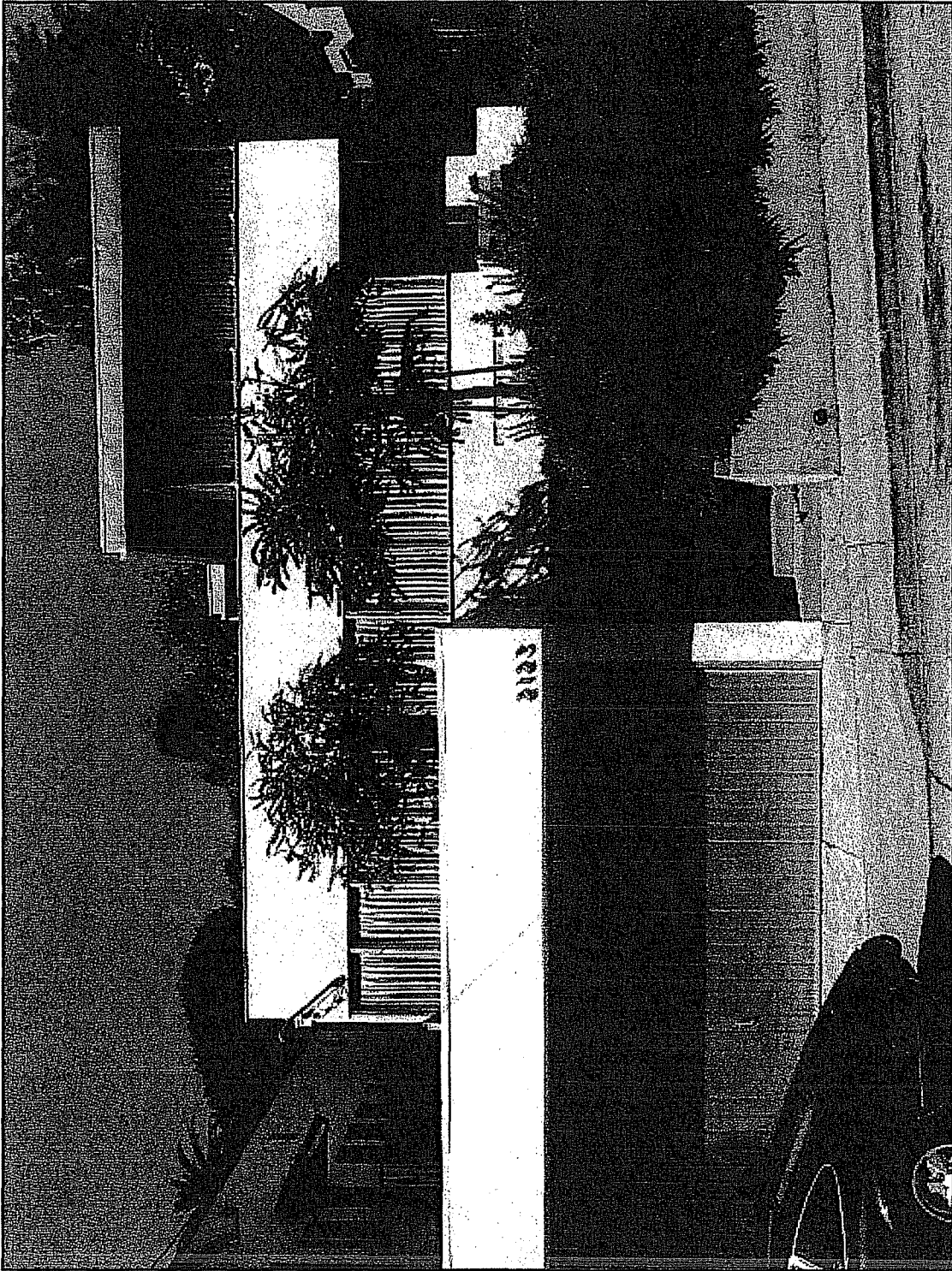
TYPE OR HAND PRINT IN ALL CAPITAL BLOCK LETTERS

**IDENTIFICATION**

1. NAME OF PROPOSED MONUMENT THE ROSS HOUSE
2. STREET ADDRESS 2123 VALENTINE ST.  
CITY LOS ANGELES ZIP CODE 90026 COUNCIL DISTRICT 13
3. ASSESSOR'S PARCEL NO. 5420 036 019 08 010
4. COMPLETE LEGAL DESCRIPTION: TRACT PARK MANOR  
BLOCK 3 LOT(S) 19 ARB. NO. \_\_\_\_\_
5. RANGE OF ADDRESSES ON PROPERTY 2123 ONLY
6. PRESENT OWNER CHRISTINE & GARETH KANTNER  
STREET ADDRESS 2123 VALENTINE ST. E-MAIL ADDRESS: christine.kantner@mac.com  
CITY LOS ANGELES STATE CA ZIP CODE 90026 PHONE (323) 804 6885  
OWNERSHIP: PRIVATE  PUBLIC \_\_\_\_\_
7. PRESENT USE SINGLE FAMILY RESIDENCE ORIGINAL USE SINGLE FAMILY RESIDENCE

**DESCRIPTION**

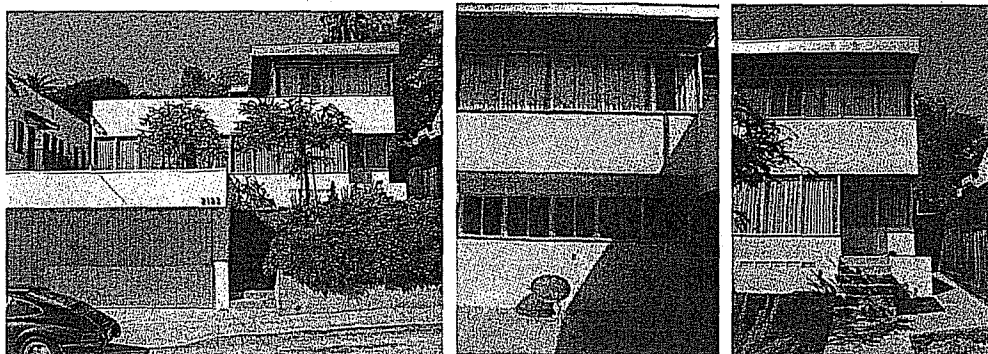
8. ARCHITECTURAL STYLE INTERNATIONAL  
(SEE STYLE GUIDE)
9. STATE PRESENT PHYSICAL DESCRIPTION OF THE SITE OR STRUCTURE (SEE OPTIONAL DESCRIPTION WORK SHEET. 1 PAGE MAXIMUM)  
SEE SUBMITTED DESCRIPTION



## ARCHITECTURAL DESCRIPTION

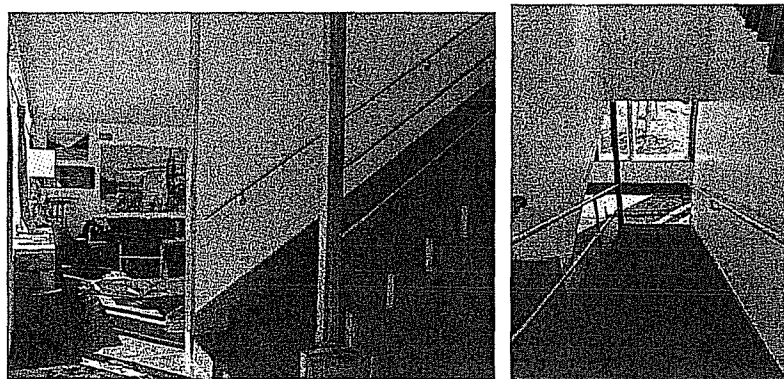
The Ross House comprises a two-story International Style residence constructed in 1938 and designed by architect Raphael Soriano. The residence is a significant example of Soriano's early residential style before he moved into steel frame construction. The Ross House proposed historic monument is a 2-story, L shaped, single family residence. The exterior is sheathed in stucco with metal casement windows running the entire length of 3 sides of the house. There are wide roof overhangs that extend from the flat roof. The house has been repainted to blue-print specified paint color.

The proposed historic monument has a street level garage, a flight of stairs leading to a terrace front yard and a concrete walkway leading to another flight of stairs to the entrance.

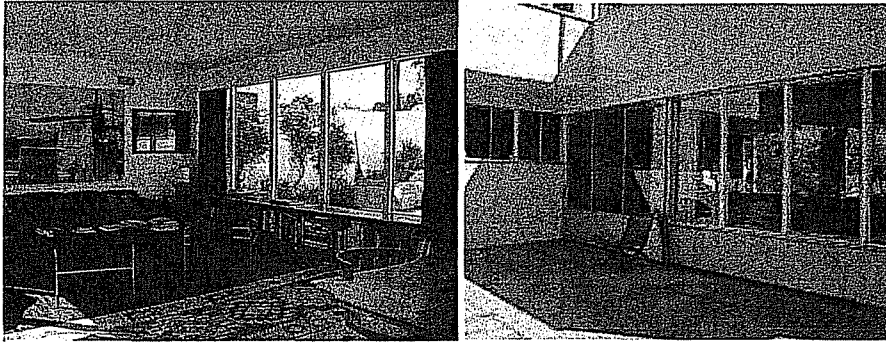


The house is comprised of an L shape, with the living room and rooftop sundeck comprising one side of the house. The other perpendicular angle of the house comprises the three bedrooms, two bathrooms, kitchen and office. There is built-in cabinetry in the master and upstairs bedrooms, master bath and office.

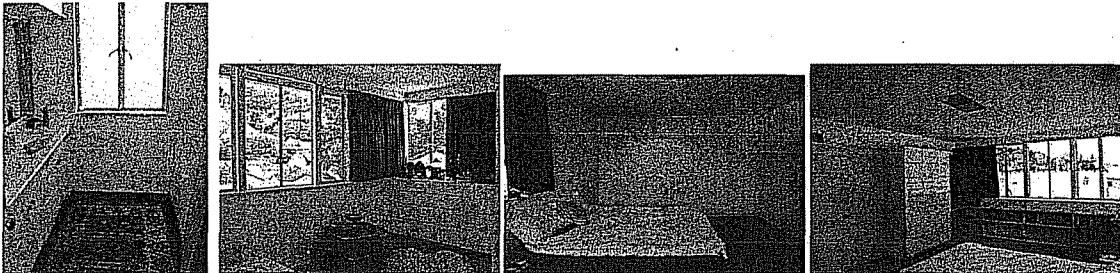
The front door opens into an entry, with a hallway to the right, giving off to the office, kitchen and maid's quarters. The staircase retains the original stainless steel cylindrical banister.



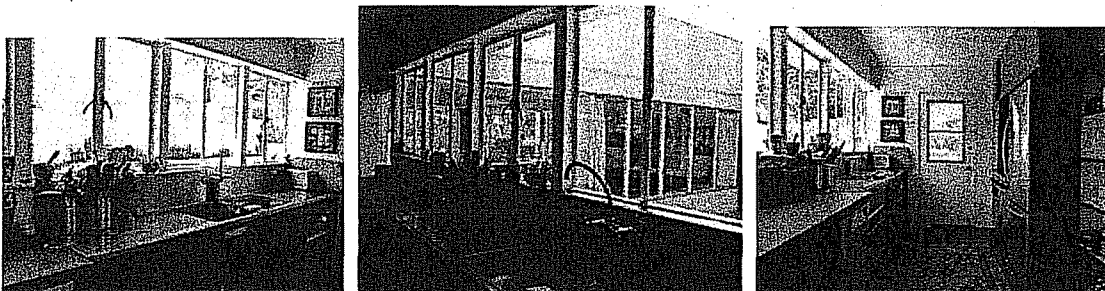
Two steps lead down to the living room/dining room. The living room contains an 8 foot tall sliding glass door that opens to reveal the back yard and reflects the "indoor/outdoor" theme that extends into his later steel frame construction.



As was his style, Soriano designed built-in furniture throughout the home, including bookcases running both lengths of the living room, a large bank of drawers in both the upstairs bedrooms, along with closets running the entire length of a wall in the upstairs bedrooms. The master bathroom contains original cabinetry and shelving surrounding the sink countertop. There is also an original built in desk in the office with drawers and cabinets.



The entire North wall of the kitchen houses cabinets with space for the refrigerator, stove and oven. The kitchen counter is a single piece of industrial stainless steel which includes a double sink. All of the original cabinetry, counters and built-ins are in-tact.



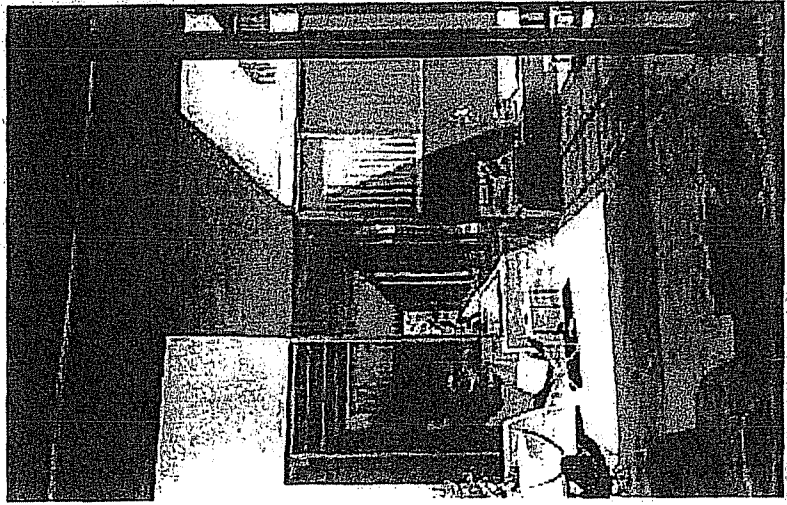
The house is the very embodiment of The International Style. Regular, repeating geometric forms, open interiors and use of concrete and glass.

No unnecessary ornaments or decoration, asymmetrical, yet balanced, with a series of repetitive elements and clean lines.



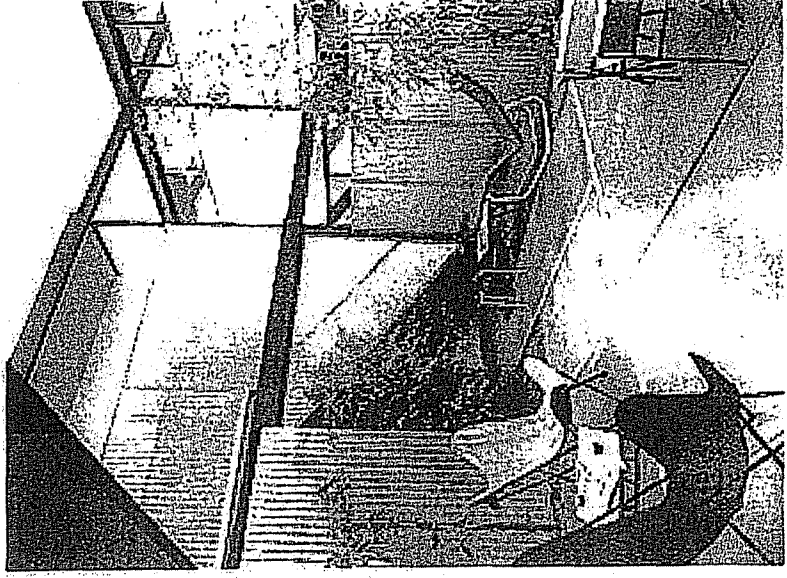
**Polito House (1939), Raphael Soriano**

Source: [architectureforsale.com](http://architectureforsale.com)



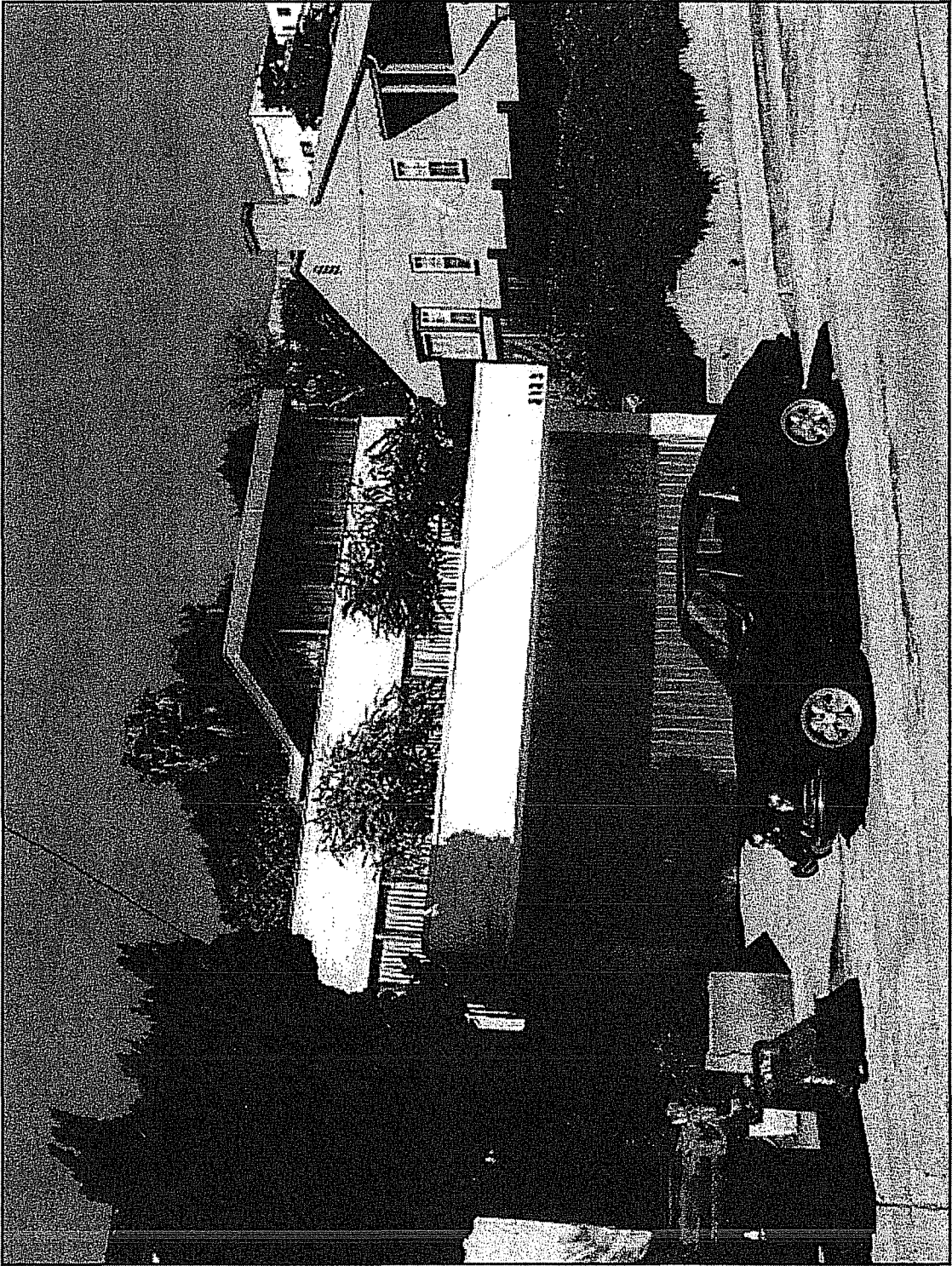
**Schulman House (1950), Raphael Soriano**

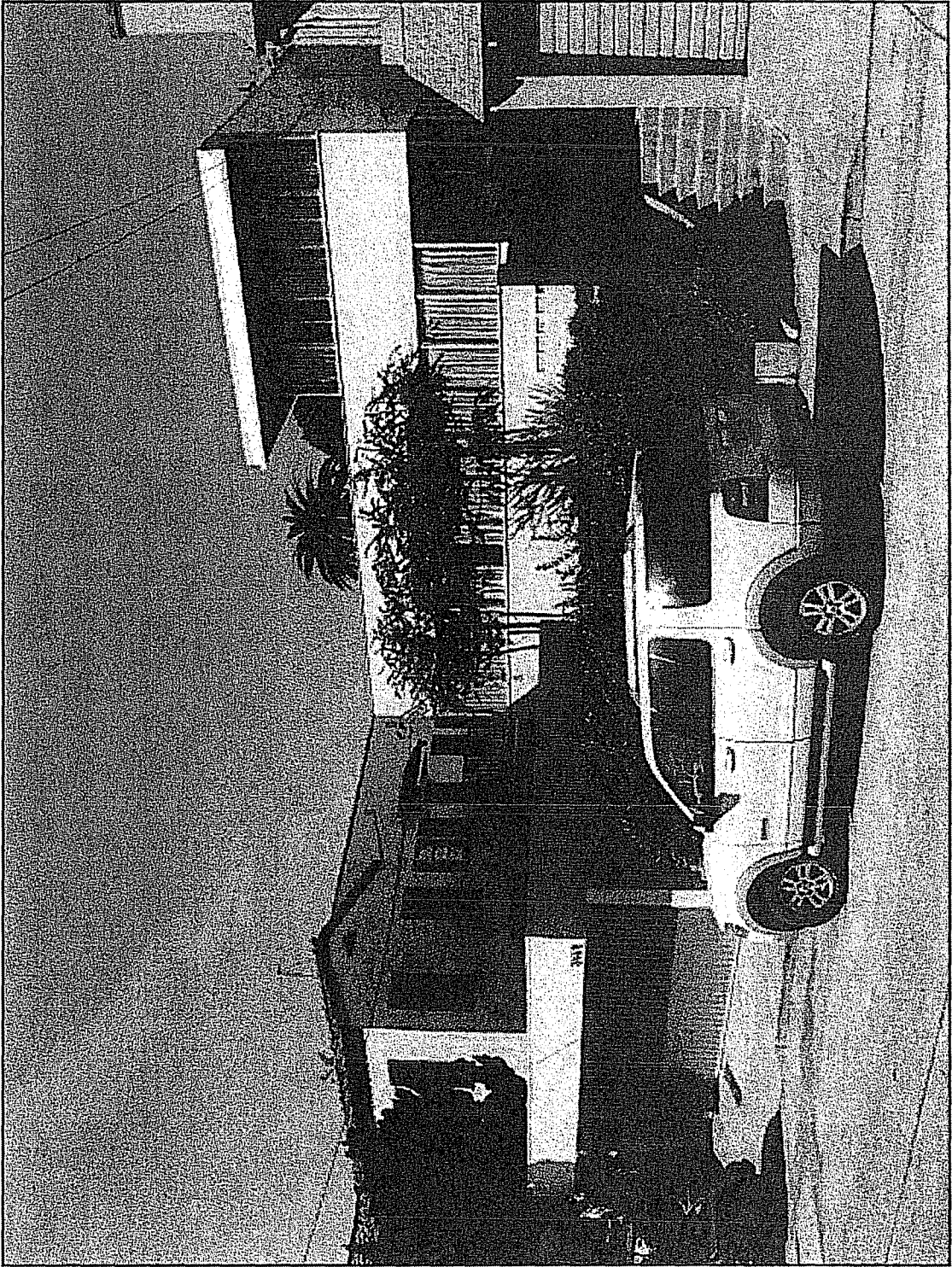
Source: Julius Schulman



**Colby Apartments (1951), Raphael Soriano**

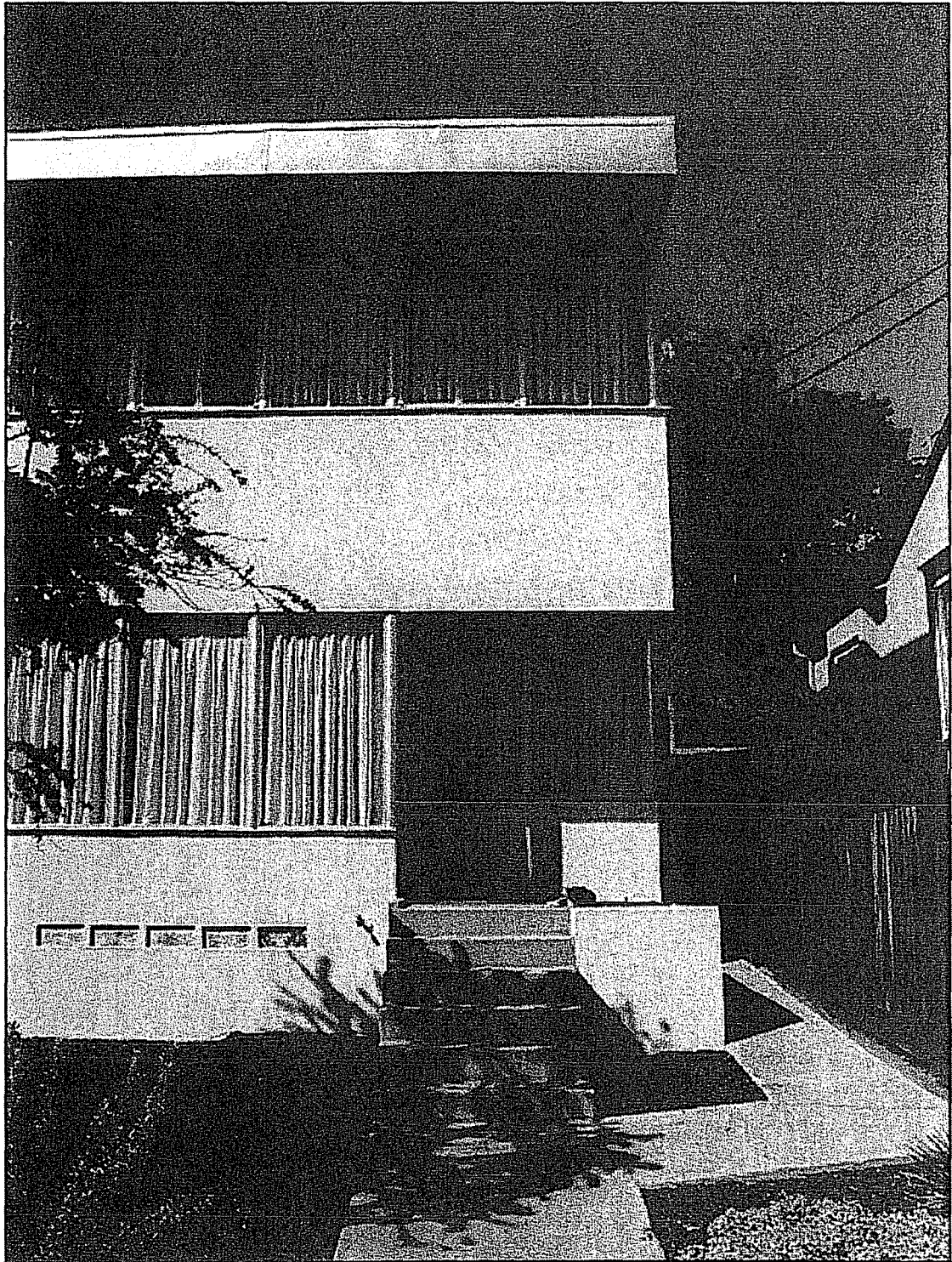
Source: USC

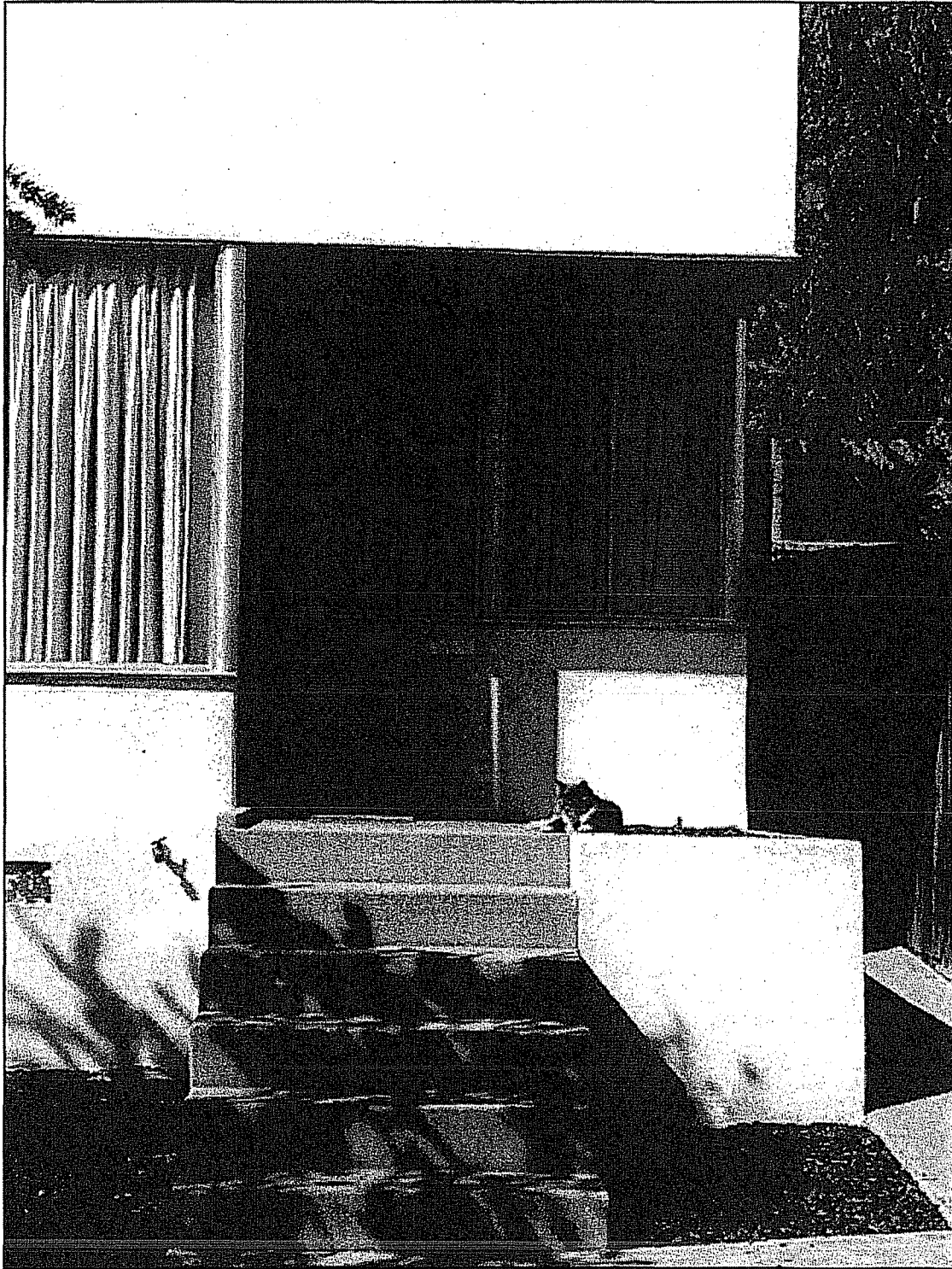


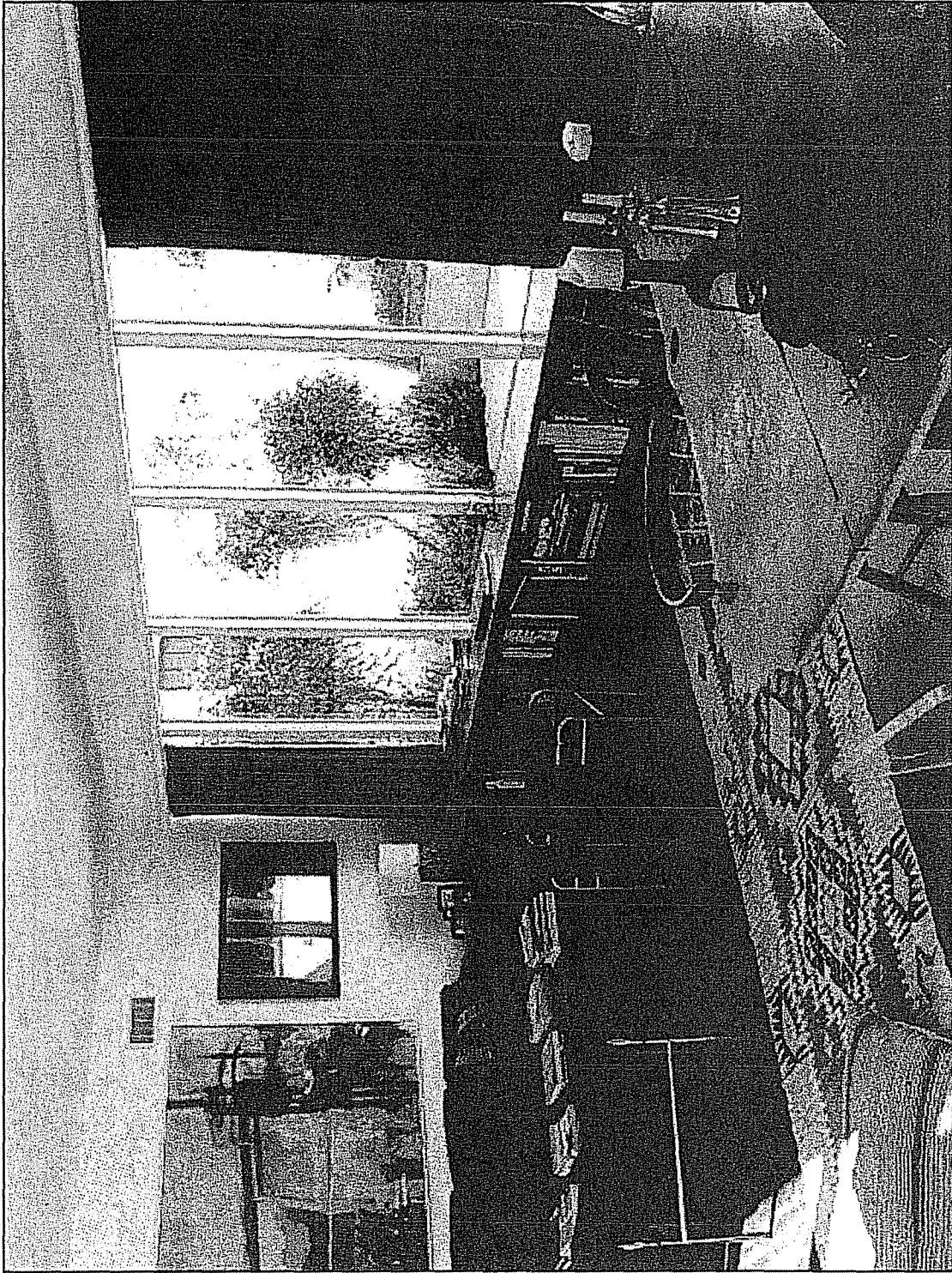




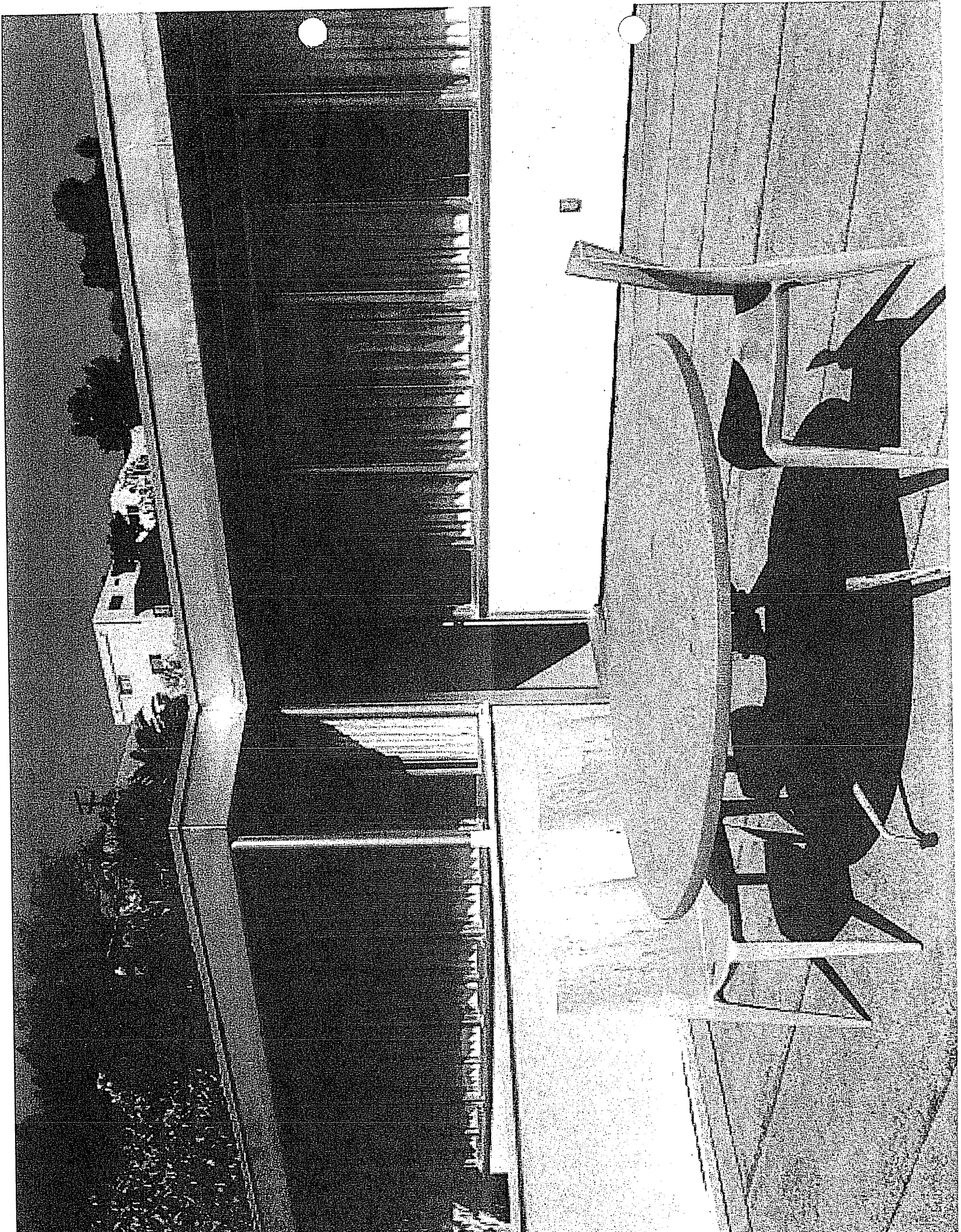


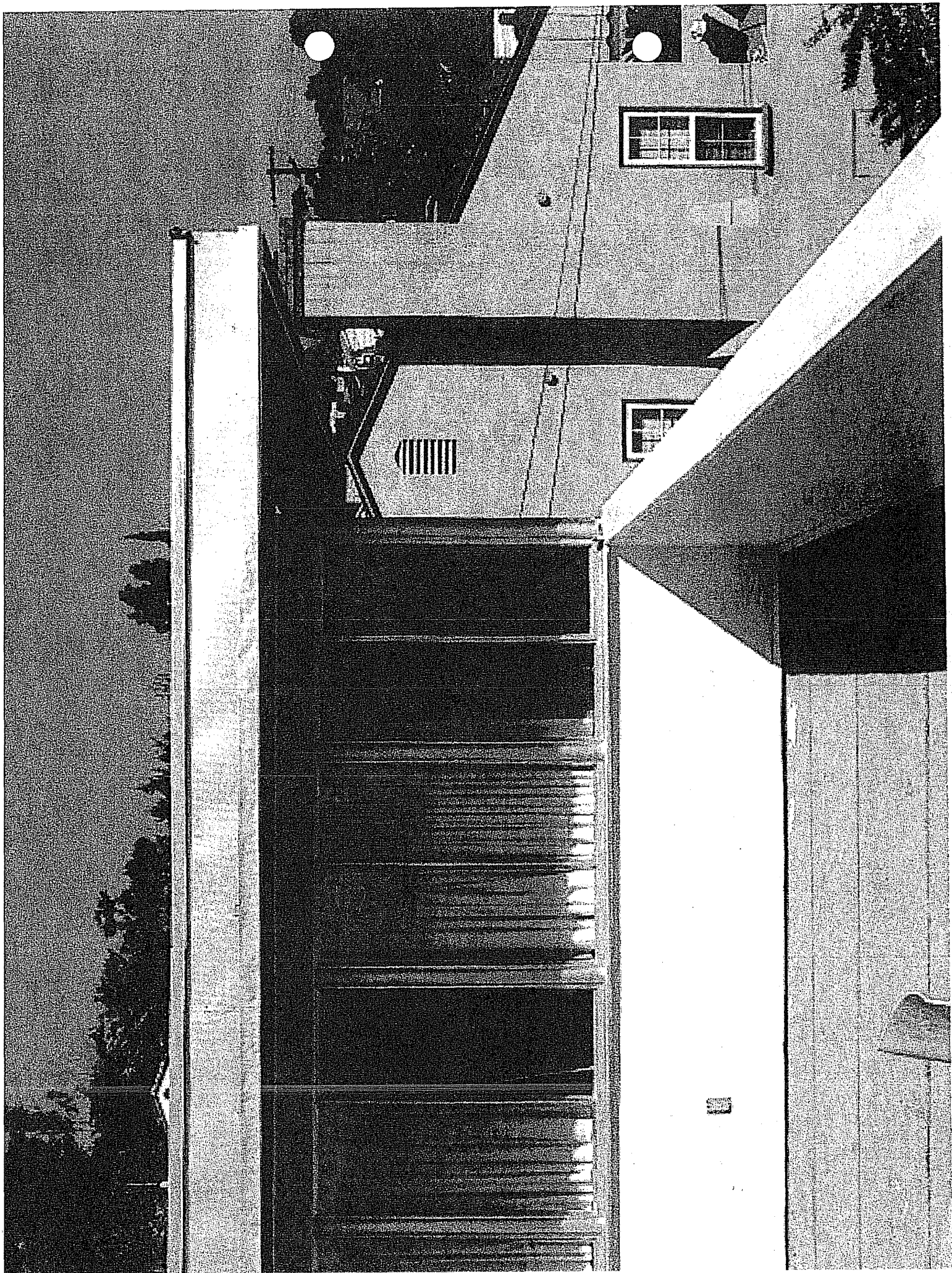


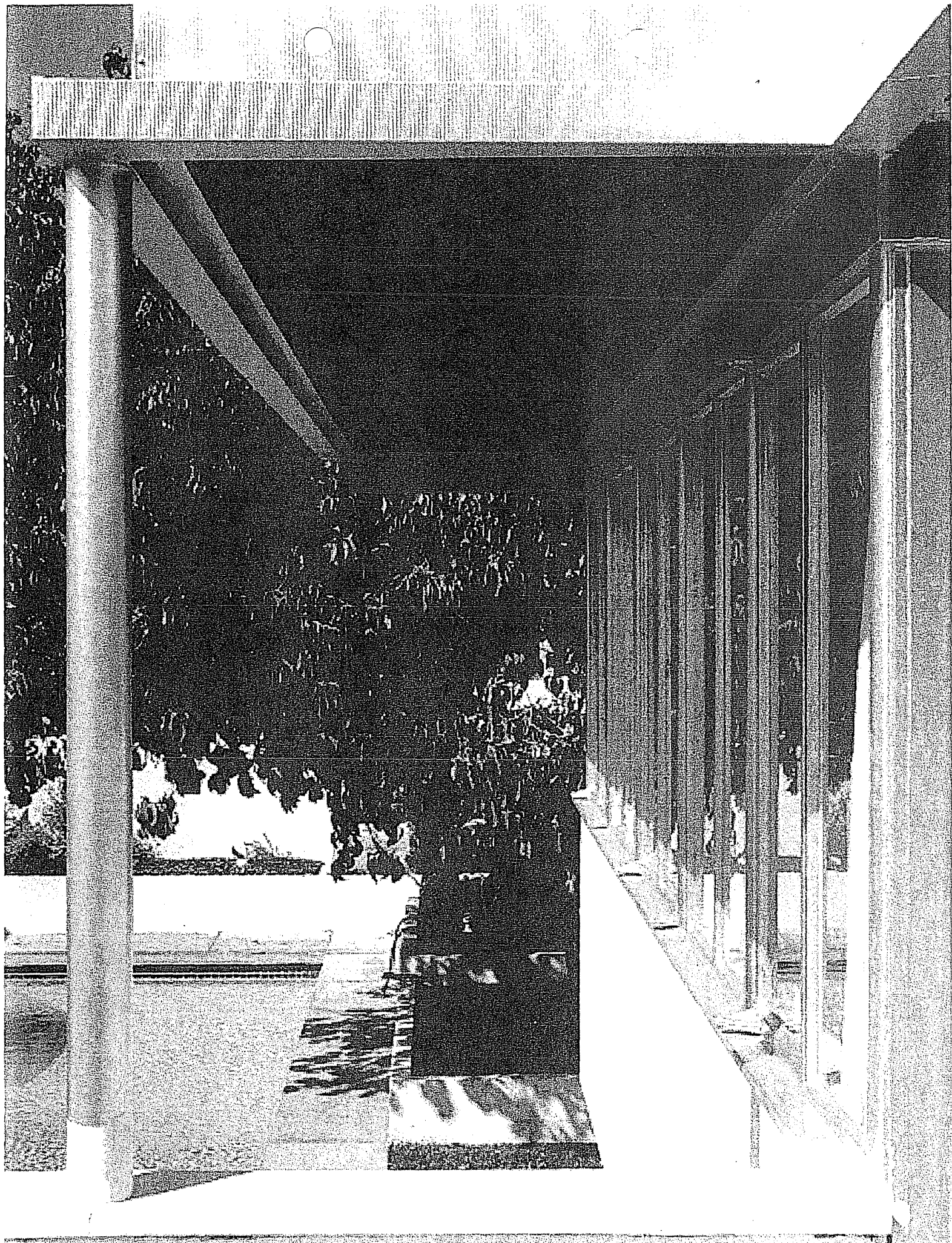


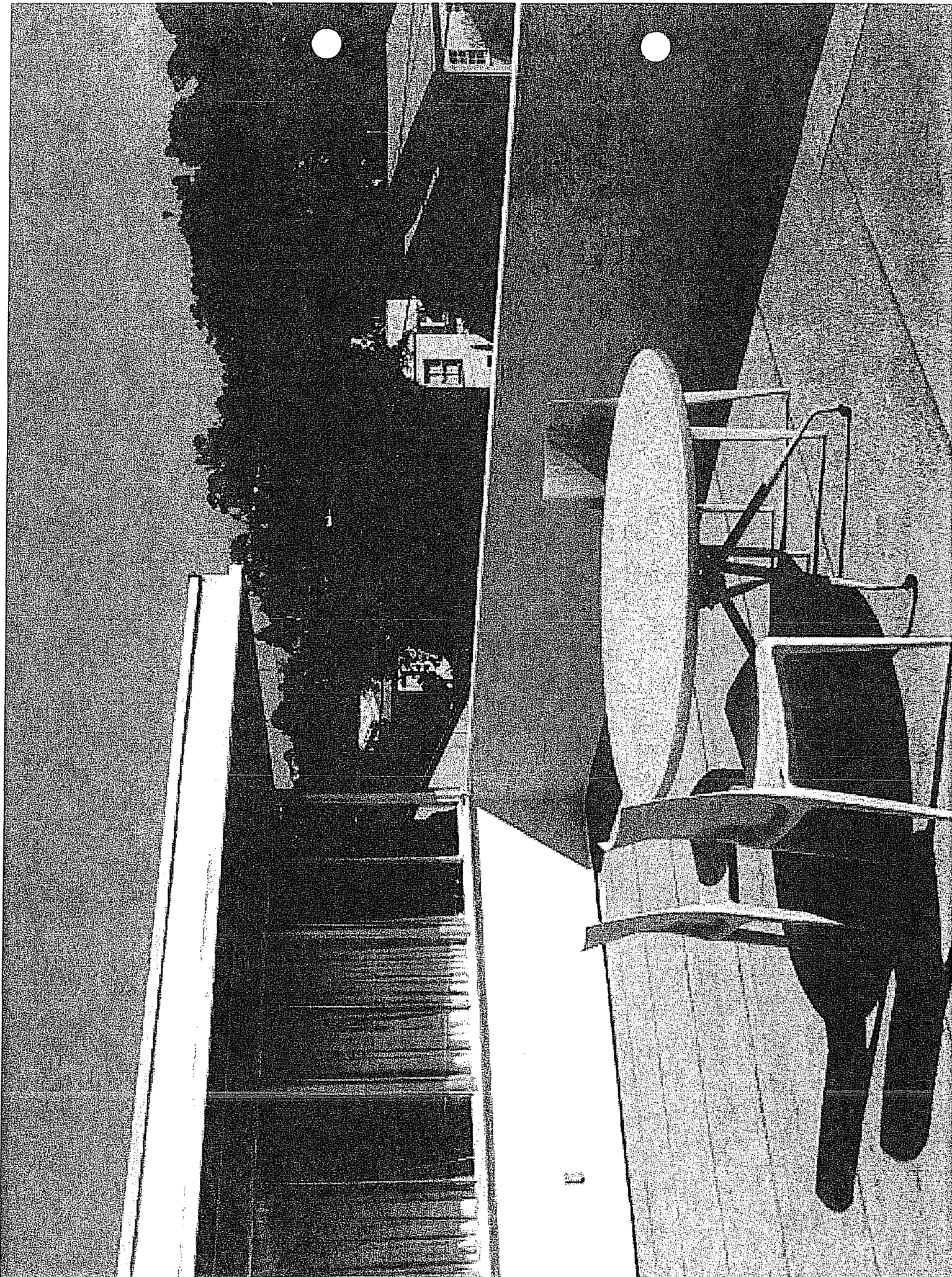




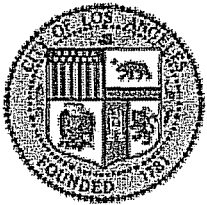












**City of Los Angeles  
Department of City Planning**

05/08/2009

**PARCEL PROFILE REPORT**

**PROPERTY ADDRESSES**

2123 N VALENTINE ST

**ZIP CODES**

90026

**RECENT ACTIVITY**

None

**CASE NUMBERS**

CPC-23298-A  
CPC-1986-255  
ORD-165167-SA3385

**Address/Legal Information**

PIN Number: 144A211 156  
Lot Area (Calculated): 5,873.6 (sq ft)  
Thomas Brothers Grid: PAGE 036 - GRID 5F  
PAGE 036 - GRID 6F  
5420036019  
PARK MANOR TRACT  
M R 59-13  
BLK 3  
FR 19  
None  
144A211

**Jurisdictional Information**

Community Plan Area: Silver Lake - Echo Park - Elysian Valley  
Area Planning Commission: East Los Angeles  
Neighborhood Council: Greater Echo Park Elysian  
Council District: CD 13 - Eric Garcetti  
Census Tract #: 1972.00  
LADBS District Office: Los Angeles Metro

**Planning and Zoning Information**

Special Notes: None  
Zoning: RD1.5-1VL  
Zoning Information (ZI): ZI-2129 East Los Angeles State Enterprise Zone  
Low Medium II Residential  
See Plan Footnotes  
Silver Lake  
None  
Design Review Board: No  
Historic Preservation Review: No  
Historic Preservation Overlay Zone: None  
Other Historic Designations: None  
Other Historic Survey Information: None  
Mills Act Contract: None  
POD - Pedestrian Oriented Districts: None  
CDO - Community Design Overlay: No  
NSO - Neighborhood Stabilization Overlay: No  
Streetscape: No  
Sign District: No  
Adaptive Reuse Incentive Area: None  
CRA - Community Redevelopment Agency: None  
Central City Parking: No  
Downtown Parking: No  
Building Line: None  
500 Ft School Zone: Active: Elysian Heights Elementary School  
500 Ft Park Zone: No

**Assessor Information**

Assessor Parcel No. (APN): 5420036019  
Ownership (Assessor) : KANTNER,GARETH A AND CHRISTINE M  
2123 VALENTINE ST  
LOS ANGELES CA 90026

Ownership (City Clerk):	KANTNER, GARETH ALEXANDER 2123 VALENTINE ST LOS ANGELES CA 90026
APN Area (Co. Public Works)*:	0.134 (ac)
Use Code:	0101 - Single Residence with Pool
Assessed Land Val.:	\$699,822
Assessed Improvement Val.:	\$298,350
Last Owner Change:	10/04/07
Last Sale Amount:	\$945,009
Tax Rate Area:	13
Deed Ref No. (City Clerk):	957035 2282292 1205977

<b>Building 1:</b>	
1. Year Built:	1938
1. Building Class:	D6B
1. Number of Units:	1
1. Number of Bedrooms:	3
1. Number of Bathrooms:	2
1. Building Square Footage:	1,751.0 (sq ft)
<b>Building 2:</b>	
2. Year Built:	Not Available
2. Building Class:	Not Available
2. Number of Units:	0
2. Number of Bedrooms:	0
2. Number of Bathrooms:	0
2. Building Square Footage:	0.0 (sq ft)
<b>Building 3:</b>	
3. Year Built:	Not Available
3. Building Class:	Not Available
3. Number of Units:	0
3. Number of Bedrooms:	0
3. Number of Bathrooms:	0
3. Building Square Footage:	0.0 (sq ft)
<b>Building 4:</b>	
4. Year Built:	Not Available
4. Building Class:	Not Available
4. Number of Units:	0
4. Number of Bedrooms:	0
4. Number of Bathrooms:	0
4. Building Square Footage:	None
<b>Building 5:</b>	
5. Year Built:	Not Available
5. Building Class:	Not Available
5. Number of Units:	0
5. Number of Bedrooms:	0
5. Number of Bathrooms:	0
5. Building Square Footage:	0.0 (sq ft)

**Additional Information**

Airport Hazard:	None
Coastal Zone:	None
Farmland:	Area not Mapped
Very High Fire Hazard Severity Zone:	Yes
Fire District No. 1:	No
Fire District No. 2:	No
Flood Zone:	None
Hazardous Waste / Border Zone Properties:	No
Methane Hazard Site:	None
High Wind Velocity Areas:	No
Hillside Grading:	Yes
Oil Wells:	None
Alquist-Priolo Fault Zone:	No
Distance to Nearest Fault:	0.50669 (km)
Landslide:	No
Liquefaction:	No

**Economic Development Areas**

Business Improvement District:	None
Federal Empowerment Zone:	None
Renewal Community:	No
Revitalization Zone:	None
State Enterprise Zone:	East Los Angeles State Enterprise Zone
Targeted Neighborhood Initiative:	None

**Public Safety**

Police Information:	
Bureau:	Central
Division / Station:	Northeast
Report District:	1174
Fire Information:	
District / Fire Station:	20
Batallion:	11
Division:	1
Red Flag Restricted Parking:	No

## CASE SUMMARIES

Note: Information for Case Summaries is Retrieved from the Planning Department's Plan Case Tracking System (PCTS) Database.

**Case Number:** CPC-23298-A

**Required Action(s):** A-FIRST EXTENSION FOR PRIVATE STREET ONLY

**Project Description(s):** Data Not Available

**Case Number:** CPC-1986-255

**Required Action(s):** Data Not Available

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

CONTINUATION OF CPC-86-255. SEE GENERAL COMMENTS FOR CONTINUATION.

## DATA NOT AVAILABLE

ORD-165167-SA3385

Case Number:  
**CHC-2009-1304-HCM**  
Declaration Letter Mailing List  
MAILING DATE: **July 23, 2009**

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