

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

CITY OF LOS ANGELES  
CALIFORNIA

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CULTURAL HERITAGE COMMISSION

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ROELLA H. LOUIE  
VICE-PRESIDENT

TARA J. HAMACHER  
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OZ SCOTT



ERIC GARCETTI  
MAYOR

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

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

Date: FEB 19 2014

Los Angeles City Council  
Room 395, City Hall  
200 North Spring Street, Room 410  
Los Angeles, California 90012

Attention: Sharon Gin, Legislative Assistant  
Planning and Land Use Management Committee

CASE NUMBER: **CHC-2013-3620-HCM**  
**MCTERNAN RESIDENCE**  
**2226 N. WAYNE AVENUE**

At the Cultural Heritage Commission meeting of **February 6, 2014**, 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 Scott  
Seconded: Commissioner Kennard  
Ayes: Commissioners Hamacher, Louie, and Barron

Vote: 5-0

  
Fely C. Pingol, Commission Executive Assistant  
Cultural Heritage Commission

Attachment: Application

Councilmember Tom LaBonge, Fourth Council District  
John and Tina Carmichael  
Historic Preservation Partners  
GIS

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OZ SCOTT

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COMMISSION EXECUTIVE ASSISTANT  
(213) 978-1294

Date: **FEB 19 2014**

John and Tina Carmichael  
2226 N. Wayne Avenue  
Los Angeles, CA 90027

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

CASE NUMBER: **CHC-2013-3620-HCM**  
**MCTERNAN RESIDENCE**  
**2226 N. WAYNE AVENUE**

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 Sharon Gin at (213) 978-1074 for information as to the time and place of the Committee and City Council meetings regarding this matter. Please give Ms. Gin at least one week from the date of this letter to schedule this item on the Committee Agenda before you call her.

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

Moved: Commissioner Scott  
Seconded: Commissioner Kennard  
Ayes: Commissioners Hamacher, Louie, and Barron

**Vote: 5-0**

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

Attachment: Application

c: Councilmember Tom LaBonge, Fourth Council District  
Historic Preservation Partners  
GIS

# Los Angeles Department of City Planning RECOMMENDATION REPORT

CULTURAL HERITAGE COMMISSION

CASE NO.: CHC-2013-3620-HCM  
ENV-2013-3621-CE

HEARING DATE: February 6, 2014  
TIME: 10:00 AM  
PLACE: City Hall, Room 1010  
200 N. Spring Street  
Los Angeles, CA  
90012

Location: 2226 N. Wayne Ave  
Council District: 4  
Community Plan Area: Hollywood  
Area Planning Commission: Central  
Neighborhood Council: Los Feliz  
Legal Description: Block 2, Lot FR 4

**PROJECT:** Historic-Cultural Monument Application for the  
MCTERNAN RESIDENCE

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

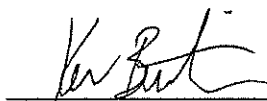
**OWNER:** John and Tina Carmichael  
2226 N. Wayne Ave  
Los Angeles, CA 90027

**PREPARED BY:** Historic Preservation Partners  
419 Concord Ave.  
Monrovia, CA 91016


**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.

MICHAEL J. LOGRANDE  
Director of Planning



Ken Bernstein, AICP, Manager  
Office of Historic Resources



Lambert M. Giessinger, Preservation Architect  
Office of Historic Resources

Attachments: 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 the Mid-Century Modern residential style.
- 2) The property is associated with historic personages as being the primary residence of attorney John T. McTernan for over twenty years.

## 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 1960, this two-story single-family residence exhibits character-defining features of Mid-Century Modern residential architecture. Situated on a deep, rectangular, semi-sloped lot, the split-shed roof fronts the street in section view, splitting the face into two halves. The front entrance, accompanying entry deck, and Japanese-influenced garden dominate the left. A below-grade two-car garage and stucco wall of the floor above, broken by a vertical textured feature, dominate the right. A wood planter and wood screen wall crossing at right angles through the center of the façade visually join the two halves. Windows on the face are minimal, consisting mainly of a long row of stained glass above the entry and a small accent window on the stucco wall. The north and south sides of the building are not readily visible from the street. Large windows, sliding glass doors, and a large, semi-enclosed courtyard are on the south face of the building. The north face is broken by a small windowed alcove with water feature halfway along its length. The rear of the building features large sliding glass doors that open to a patio, backyard, and gardens. Character-defining elements of the structure are extensive use of glass sliding doors and floor-to-ceiling windows, exposed posts and beams, and squared geometric features made of wood, brick, and stone, such as the facade screen wall and central fireplace. Alterations made in 1966 by the original architect reconfigured the large courtyard and added a 1<sup>st</sup> floor game room underneath it. Repairs to the game room and courtyard in 1982 addressed water damage issues and resulted in some of modifications to the courtyard. The interior layout was modified in 2010 with the removal of walls/partitions that divided the kitchen from the family room and the dining room from the living room.

The subject building was designed by architect David Hyun. Hyun designed several modernist residences in Los Angeles but is perhaps best known for his firm's design and development of the award-winning Japanese Village Plaza. The subject home was designed for civil rights attorney John T. McTernan. McTernan's highest profile work occurred during the era of McCarthyism in which he defended accused communists and labor leaders. He argued six cases in front of the U.S. Supreme Court and won four. McTernan at one point worked with famed civil rights lawyer Ben Margolis and together they won several prominent civil rights

cases. In the 1950s Margolis defended subject architect David Hyun when he was accused of communist ties and threatened with deportation to South Korea.

### DISCUSSION

The McTernan Residence historic property successfully meets two of the specified Historic-Cultural Monument criteria: 1) it "embodies the distinguishing characteristics of an architectural type specimen, inherently valuable for a study of a period style or method of construction," and 2) it is "identified with historic personages... in the main currents of national, State or local history..." As a Mid-Century Modern structure with exposed structural elements, extensive use of floor-to-ceiling windows and sliding glass doors, decorative geometric features, and incorporation of exterior space with the large courtyard, and as the residence of prominent civil-rights lawyer John T. McTernan, whose work resulted in significant changes to state and federal law during the McCarthy era, the property qualifies for Historic Cultural Monument status based on these criteria.

### 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 McTernan Residence 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.

**BACKGROUND**

On December 5, 2013, the City Council adopted a motion to initiate consideration of the McTernan Residence as a Historic-Cultural Monument. On January 16, 2014, the Cultural Heritage Commission and Office of Historic Resources Staff toured the site.

Residence for  
Mr. & Mrs. John T. McTernan

2 2 2 6 N O R T H W A Y N E A V E N U E

*Los Angeles, Ca*



HISTORIC-CULTURAL MONUMENT  
APPLICATION

Prepared by:

Historic Preservation Partners

on behalf of John and Tina Carmichael,

property owners

**SIGNIFICANCE WORK SHEET**

TYPE OR HAND PRINT IN ALL CAPITAL BLOCK LETTERS

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

**ARCHITECTURAL SIGNIFICANCE**

THE Residence for Mr. and Mrs. John T. McTernan IS AN IMPORTANT EXAMPLE OF  
NAME OF PROPOSED MONUMENT  
Mid-Century Modern ARCHITECTURE  
ARCHITECTURAL STYLE (SEE LINE 8)

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

**A N D / O R**

**HISTORICAL SIGNIFICANCE**

THE Residence for Mr. and Mrs. John T. McTernan WAS BUILT IN 1960-61  
NAME OF PROPOSED MONUMENT YEAR BUILT  
Mr. John T. McTernan WAS IMPORTANT TO THE  
NAME OF FIRST OR SIGNIFICANT OTHER

DEVELOPMENT OF LOS ANGELES BECAUSE he was a "highly regarded Los Angeles civil rights lawyer who fought many landmark civil liberties and labor cases, including seven before the U.S. Supreme Court. During his nearly 50-year partnership with the late Ben Margolis, McTernan and the equally esteemed Margolis were recognized for making significant contributions to the protection of civil liberties and constitutional rights."

(McLellan - Staff Writer, Los Angeles Times, 4 April 2005)



**HISTORIC-CULTURAL MONUMENT  
APPLICATION**

TYPE OR HAND PRINT IN ALL CAPITAL BLOCK LETTERS

**IDENTIFICATION**

1. NAME OF PROPOSED MONUMENT Residence for Mr. and Mrs. John T. McTernan
2. STREET ADDRESS 2226 WAYNE AVENUE
- CITY LOS ANGELES ZIP CODE 90027 COUNCIL DISTRICT 4
3. ASSESSOR'S PARCEL NO. 5592 - 023 - 001
4. COMPLETE LEGAL DESCRIPTION: TRACT Griffith's Subd'n of the southern slope of the Rancho Los Feliz...
- BLOCK 2 LOT(S) FR 4 ARB. NO. 1
5. RANGE OF ADDRESSES ON PROPERTY 2226 N WAYNE AVENUE AND 2222 N WAYNE AVENUE
6. PRESENT OWNER JOHN AND TINA CARMICHAEL
- STREET ADDRESS 2226 N WAYNE AVENUE E-MAIL ADDRESS: jdcar michael@mac.com
- CITY LOS ANGELES STATE CA ZIP CODE 90027 PHONE (310) 871-1103
- OWNERSHIP: PRIVATE  PUBLIC
7. PRESENT USE SINGLE FAMILY RESIDENCE ORIGINAL USE SINGLE FAMILY RESIDENCE

**DESCRIPTION**

8. ARCHITECTURAL STYLE Mid-Century Modern  
(SEE STYLE GUIDE)
9. STATE PRESENT PHYSICAL DESCRIPTION OF THE SITE OR STRUCTURE (SEE OPTIONAL DESCRIPTION WORK SHEET, 1 PAGE MAXIMUM)  
(see attached description)
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_

**HISTORIC-CULTURAL MONUMENT  
APPLICATION**

NAME OF PROPOSED MONUMENT Residence for Mr. and Mrs. John T. McTernan

10. CONSTRUCTION DATE: 1960-61 FACTUAL:  ESTIMATED:

11. ARCHITECT, DESIGNER, OR ENGINEER DAVID HYUN AND RICHARD WHITNEY (ARCHITECTS)

12. CONTRACTOR OR OTHER BUILDER \_\_\_\_\_

13. DATES OF ENCLOSED PHOTOGRAPHS June 8, 2013  
(1 8X10 BLACK AND WHITE GLOSSY AND 1 DIGITAL E-MAILED TO CULTURAL HERITAGE COMMISSION@LACITY.ORG)

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

15. ALTERATIONS (see attached sheet)

16. THREATS TO SITE:  NONE KNOWN  PRIVATE DEVELOPMENT  VANDALISM  PUBLIC WORKS PROJECT  
 ZONING  OTHER \_\_\_\_\_

17. IS THE STRUCTURE:  ON ITS ORIGINAL SITE  MOVED  UNKNOWN

**SIGNIFICANCE**

18. BRIEFLY STATE HISTORICAL AND/OR ARCHITECTURAL IMPORTANCE: INCLUDE DATES, EVENTS, AND PERSON ASSOCIATED WITH THE SITE (SEE ALSO SIGNIFICANCE WORK SHEET. 750 WORDS MAXIMUM IF USING ADDITIONAL SHEETS)  
(see attached significance statement)

19. SOURCES (LIST BOOKS, DOCUMENTS, SURVEYS, PERSONAL INTERVIEWS WITH DATES) (see attached source list)

20. DATE FORM PREPARED 05/11/2013 PREPARER'S NAME Vanessa Withers

ORGANIZATION Historic Preservation Partners STREET ADDRESS 419 Concord Ave.

CITY Monrovia STATE Ca ZIP CODE 91016 PHONE (626) 605-5007

E-MAIL ADDRESS: vanessa@hppgroup.net

## 9. Architectural Description

2226 Wayne Avenue, located in Los Feliz, is a two-story Mid-Century Modern style residence with an irregular plan. Situated on a semi-hillside lot the home presents to the street as a single story with lower-level garage; the main level is entered slightly above grade from gradual steps that lead to a roughly centered wood panel front door. Featured in a 1961 Los Angeles Times article the writer commented that the front façade “introduces its character through exposed structural members, extensive use of wood, island gardens planned by landscape architect Jim Scharschmidt. Garage was placed beneath master bedroom on narrow lot. Restricted use of glass reduces noise from the street.” (Johnson, Los Angeles Times, 1961)

The overall exterior of the residence is characterized by a shed roof, stucco panels, concrete block walls, integrated garden/deck areas, vertical wood screens, and exposed structural elements. The interior of the residence is anchored by a large central fireplace. The main living area’s sliding glass doors open on to an enclosed deck area. The rear of the house contains the kitchen and opens to the rear yard. Measuring 3,152 square-feet, the residence has a total of four bedrooms and four bathrooms, with the Master Bedroom located near the front of the house. Stairs lead to a lower level living space.

The building is in good condition. It has retained historic integrity and exhibits many of its original character-defining features. Alterations include:

- 1966 – “addition and remodeling to existing bldg....new game room below”, spiral staircase, and bathroom (addition on lower level – site plan provided in permit)  
Work completed by David Hyun, Architect
- 1982 – Work on the deck and exterior planter boxes  
Work completed by Richard Hunter, Architect/Designer
- 2010 – Remodel, including removing an existing fam room window and adding a kitchen window, remodeling bathrooms and kitchen, remodeling the bathroom and adding laundry in the game “rec” room  
Work completed by Quillan and Grant Inc., contractors (according to permit)

## 18. Significance

2226 Wayne is significant as an excellent example of Mid-Century Modern architecture designed by architects David Hyun and Richard Whitney. The home was built for John T. McTernan, a prominent civil rights attorney.

### *David Hyun (1917 – 2012)*

David Hyun has been credited with the title of “first Korean American architect”<sup>1</sup> and was a prominent Los Angeles modernist responsible for the Japanese Village Plaza (outdoor mall in Little Tokyo – Los Angeles) and numerous residential commissions. Hyun gained inspiration from working under modernist Richard Neutra.

Examples of Hyun’s work include; Lawrence Segal House, Hyun & Cohn Architects (1955); McTernan House (subject house – 1960); Japanese Village Plaza (1980), and Hyun’s personal residence (1993).

Hyun was brought to the United States as a little boy and grew up in Kauai, Hawaii where he attended the University of Hawaii. He settled in Los Angeles in 1947 and began his architectural career.

During the 1950s, in the era of McCarthyism, Hyun came under suspicion of being tied to the Communist Party and underwent deportation hearings. Hyun insisted on his innocence of the charges, but was still kept in custody for the long hearing process. Charges were eventually dropped. (Yi, 2012)

### *John T. McTernan (1910 – 2005)*

In 1961 Hyun designed 2226 N. Wayne for civil rights attorney John T. McTernan. McTernan and his partner Margolis “gained renown as one of the principal defenders of the Hollywood 10, who were imprisoned for refusing to testify before the House Un-American Activities Committee in 1947.” (McLellan, 2005)

Born in New York and educated at Amherst College and Columbia Law School, McTernan began his law career in 1934 and positioned himself strongly in defense of civil rights. Mark Rosenbaum, legal director of the American Civil Liberties Union on Southern California, commented that “John was a mentor in word and in deed to me and scores of civil liberties and civil rights attorneys in California and throughout the country by virtue of his work.” (McLellan, 2005)

*Additional biographical information on both David Hyun and John McTernan is included in digital form with this application.*

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<sup>1</sup> Forest Lawn Memorial – Parks & Mortuaries – Hollywood Hills FD 904, Tributes.com, dated May 2, 2012. KoreanAm Journal article also credits Hyun as first architect of Korean descent in the U.S.

## Sources

### Building Permit Record

Chang, Roberta, and Wayne Patterson. *The Koreans in Hawai'i: A Pictorial History, 1903-2003*. Honolulu: University of Hawai'i, 2003. Print.

Cheng, Cindy I-Fen. *Citizens of Asian America: Democracy and Race during the Cold War*. N.p.: n.p., n.d. Print.

Conference Journal. Los Angeles: Los Angeles Committee for Protection of Foreign Born, 1951. Print.

### County Assessor's Record

"David Hyun." Obituary. N.p., n.d. Web. 30 July 2013.

Exile: The Story of David Hyun. Los Angeles: Friends and Neighbors of David Hyun, 1955. Print.

Johnson, Beverly E. "House Divided." *Los Angeles Times* 11 June 1961: A24. ProQuest Historical Newspapers *Los Angeles Times* (1881-1986). Web.

McLellan, Dennis. "John T. McTernan, 94; Lawyer Fought to Protect Civil Rights." *Los Angeles Times* 4 Apr. 2005: n. pag. Print.

Yi, Eugene. "David Hyun, First Korean American Architect, Dies at 95." *KoreAm Journal* June (n.d.): n. pag. Web.

### Web sites:

Michael Locke's flickr photos "David Hyun"

<file:///Users/vwithers/Dropbox/2226%20N%20Wayne/Flickr%20Search:%20david%20hyun.webarchive>. Web.

<http://koreanslate.com/korean-american-architect-david-hyun.html>

<http://thesilverlakenews.blogspot.com/2011/05/mcternan-house-david-hyun-architect.html>

## Los Angeles Department of City Planning RECOMMENDATION REPORT

CULTURAL HERITAGE COMMISSION

CASE NO.: CHC-2013-3620-HCM  
ENV-2013-3621-CE

HEARING DATE: February 6, 2014  
TIME: 10:00 AM  
PLACE: City Hall, Room 1010  
200 N. Spring Street  
Los Angeles, CA  
90012

Location: 2226 N. Wayne Ave  
Council District: 4  
Community Plan Area: Hollywood  
Area Planning Commission: Central  
Neighborhood Council: Los Feliz  
Legal Description: Block 2, Lot FR 4

**PROJECT:** Historic-Cultural Monument Application for the  
MCTERNAN RESIDENCE

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

**OWNER:** John and Tina Carmichael  
2226 N. Wayne Ave  
Los Angeles, CA 90027

**PREPARED BY:** Historic Preservation Partners  
419 Concord Ave.  
Monrovia, CA 91016

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

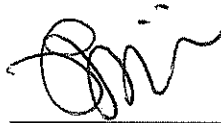
1. **Declare the property** a Historic-Cultural Monument per Los Angeles Administrative Code Chapter 9, Division 22, Article 1, Section 22.171.7.
2. **Adopt** the report findings.

MICHAEL J. LOGRANDE  
Director of Planning




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Ken Bernstein, AICP, Manager  
Office of Historic Resources




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Lambert M. Giessinger, Preservation Architect  
Office of Historic Resources

Attachments:      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 the Mid-Century Modern residential style.
- 2) The property is associated with historic personages as being the primary residence of attorney John T. McTernan for over twenty years.

## **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 1960, this two-story single-family residence exhibits character-defining features of Mid-Century Modern residential architecture. Situated on a deep, rectangular, semi-sloped lot, the split-shed roof fronts the street in section view, splitting the face into two halves. The front entrance, accompanying entry deck, and Japanese-influenced garden dominate the left. A below-grade two-car garage and stucco wall of the floor above, broken by a vertical textured feature, dominate the right. A wood planter and wood screen wall crossing at right angles through the center of the façade visually join the two halves. Windows on the face are minimal, consisting mainly of a long row of stained glass above the entry and a small accent window on the stucco wall. The north and south sides of the building are not readily visible from the street. Large windows, sliding glass doors, and a large, semi-enclosed courtyard are on the south face of the building. The north face is broken by a small windowed alcove with water feature halfway along its length. The rear of the building features large sliding glass doors that open to a patio, backyard, and gardens. Character-defining elements of the structure are extensive use of glass sliding doors and floor-to-ceiling windows, exposed posts and beams, and squared geometric features made of wood, brick, and stone, such as the facade screen wall and central fireplace. Alterations made in 1966 by the original architect reconfigured the large courtyard and added a 1<sup>st</sup> floor game room underneath it. Repairs to the game room and courtyard in 1982 addressed water damage issues and resulted in some of modifications to the courtyard. The interior layout was modified in 2010 with the removal of walls/partitions that divided the kitchen from the family room and the dining room from the living room.

The subject building was designed by architect David Hyun. Hyun designed several modernist residences in Los Angeles but is perhaps best known for his firm's design and development of the award-winning Japanese Village Plaza. The subject home was designed for civil rights attorney John T. McTernan. McTernan's highest profile work occurred during the era of McCarthyism in which he defended accused communists and labor leaders. He argued six cases in front of the U.S. Supreme Court and won four. McTernan at one point worked with famed civil rights lawyer Ben Margolis and together they won several prominent civil rights

cases. In the 1950s Margolis defended subject architect David Hyun when he was accused of communist ties and threatened with deportation to South Korea.

## DISCUSSION

The McTernan Residence historic property successfully meets two of the specified Historic-Cultural Monument criteria: 1) it “embodies the distinguishing characteristics of an architectural type specimen, inherently valuable for a study of a period style or method of construction,” and 2) it is “identified with historic personages... in the main currents of national, State or local history...” As a Mid-Century Modern structure with exposed structural elements, extensive use of floor-to-ceiling windows and sliding glass doors, decorative geometric features, and incorporation of exterior space with the large courtyard, and as the residence of prominent civil-rights lawyer John T. McTernan, whose work resulted in significant changes to state and federal law during the McCarthy era, the property qualifies for Historic Cultural Monument status based on these criteria.

## 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 McTernan Residence 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.



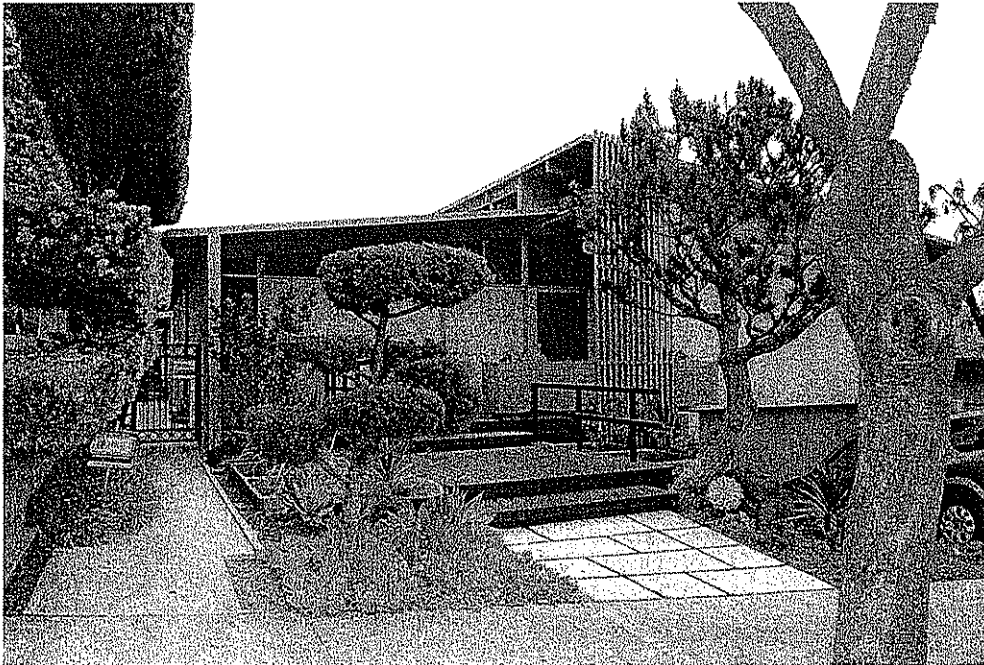
**BACKGROUND**

On December 5, 2013, the City Council adopted a motion to initiate consideration of the McTernan Residence as a Historic-Cultural Monument. On January 16, 2014, the Cultural Heritage Commission and Office of Historic Resources Staff toured the site.

Residence for  
Mr. & Mrs. John T. McTernan

2 2 2 6 N O R T H W A Y N E A V E N U E

*Los Angeles, Ca*



HISTORIC-CULTURAL MONUMENT  
APPLICATION

Prepared by:

Historic Preservation Partners

on behalf of John and Tina Carmichael,

property owners

**SIGNIFICANCE WORK SHEET**

TYPE OR HAND PRINT IN ALL CAPITAL BLOCK LETTERS

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

**ARCHITECTURAL SIGNIFICANCE**

THE Residence for Mr. and Mrs. John T. McTernan IS AN IMPORTANT EXAMPLE OF  
NAME OF PROPOSED MONUMENT  
Mid-Century Modern ARCHITECTURE  
ARCHITECTURAL STYLE (SEE LINE 8)

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

**A N D / O R**

**HISTORICAL SIGNIFICANCE**

THE Residence for Mr. and Mrs. John T. McTernan WAS BUILT IN 1960-61  
NAME OF PROPOSED MONUMENT YEAR BUILT  
Mr. John T. McTernan WAS IMPORTANT TO THE  
NAME OF FIRST OR SIGNIFICANT OTHER

DEVELOPMENT OF LOS ANGELES BECAUSE he was a "highly regarded Los Angeles civil rights lawyer who fought many landmark civil liberties and labor cases, including seven before the U.S. Supreme Court. During his nearly 50-year partnership with the late Ben Margolis, McTernan and the equally esteemed Margolis were recognized for making significant contributions to the protection of civil liberties and constitutional rights."

(McLellan - Staff Writer, Los Angeles Times, 4 April 2005)

**HISTORIC-CULTURAL MONUMENT  
APPLICATION**

TYPE OR HAND PRINT IN ALL CAPITAL BLOCK LETTERS

**IDENTIFICATION**

1. NAME OF PROPOSED MONUMENT \_\_\_\_\_ Residence for Mr. and Mrs. John T. McTernan \_\_\_\_\_
2. STREET ADDRESS \_\_\_\_\_ 2226 WAYNE AVENUE \_\_\_\_\_
- CITY \_\_\_\_\_ LOS ANGELES \_\_\_\_\_ ZIP CODE \_\_\_\_\_ 90027 \_\_\_\_\_ COUNCIL DISTRICT \_\_\_\_\_ 4 \_\_\_\_\_
3. ASSESSOR'S PARCEL NO. \_\_\_\_\_ 5592 - 023 - 001 \_\_\_\_\_
4. COMPLETE LEGAL DESCRIPTION: TRACT \_\_\_\_\_ Griffith's Subd'n of the southern slope of the Rancho Los Feliz.... \_\_\_\_\_
- BLOCK \_\_\_\_\_ 2 \_\_\_\_\_ LOT(S) \_\_\_\_\_ FR 4 \_\_\_\_\_ ARB. NO. \_\_\_\_\_ 1 \_\_\_\_\_
5. RANGE OF ADDRESSES ON PROPERTY \_\_\_\_\_ 2226 N WAYNE AVENUE AND 2222 N WAYNE AVENUE \_\_\_\_\_
- \_\_\_\_\_
6. PRESENT OWNER \_\_\_\_\_ JOHN AND TINA CARMICHAEL \_\_\_\_\_
- STREET ADDRESS \_\_\_\_\_ 2226 N WAYNE AVENUE \_\_\_\_\_ E-MAIL ADDRESS: jdcarmichael@mac.com \_\_\_\_\_
- CITY \_\_\_\_\_ LOS ANGELES \_\_\_\_\_ STATE \_\_\_\_\_ CA \_\_\_\_\_ ZIP CODE \_\_\_\_\_ 90027 \_\_\_\_\_ PHONE (\_\_\_\_) \_\_\_\_\_ 871-1103 \_\_\_\_\_
- OWNERSHIP: PRIVATE \_\_\_\_\_  \_\_\_\_\_ PUBLIC \_\_\_\_\_
7. PRESENT USE \_\_\_\_\_ SINGLE FAMILY RESIDENCE \_\_\_\_\_ ORIGINAL USE \_\_\_\_\_ SINGLE FAMILY RESIDENCE \_\_\_\_\_

**DESCRIPTION**

8. ARCHITECTURAL STYLE \_\_\_\_\_ Mid-Century Modern \_\_\_\_\_  
(SEE STYLE GUIDE)
9. STATE PRESENT PHYSICAL DESCRIPTION OF THE SITE OR STRUCTURE (SEE OPTIONAL DESCRIPTION WORK SHEET, 1 PAGE MAXIMUM)
- (see attached description)
- \_\_\_\_\_
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**HISTORIC-CULTURAL MONUMENT  
APPLICATION**

**NAME OF PROPOSED MONUMENT** Residence for Mr. and Mrs. John T. McTernan

10. CONSTRUCTION DATE: 1960-61 FACTUAL:  ESTIMATED:

11. ARCHITECT, DESIGNER, OR ENGINEER DAVID HYUN AND RICHARD WHITNEY (ARCHITECTS)

12. CONTRACTOR OR OTHER BUILDER \_\_\_\_\_

13. DATES OF ENCLOSED PHOTOGRAPHS June 8, 2013  
(1 8X10 BLACK AND WHITE GLOSSY AND 1 DIGITAL, E-MAILED TO CULTURAL.HERITAGE.COMMISSION@LACITY.ORG)

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

15. ALTERATIONS (see attached sheet)

16. THREATS TO SITE:  NONE KNOWN  PRIVATE DEVELOPMENT  VANDALISM  PUBLIC WORKS PROJECT  
 ZONING  OTHER \_\_\_\_\_

17. IS THE STRUCTURE:  ON ITS ORIGINAL SITE  MOVED  UNKNOWN

**SIGNIFICANCE**

18. BRIEFLY STATE HISTORICAL AND/OR ARCHITECTURAL IMPORTANCE: INCLUDE DATES, EVENTS, AND PERSON ASSOCIATED WITH THE SITE (SEE ALSO SIGNIFICANCE WORK SHEET. 750 WORDS MAXIMUM IF USING ADDITIONAL SHEETS)  
(see attached significance statement)

19. SOURCES (LIST BOOKS, DOCUMENTS, SURVEYS, PERSONAL INTERVIEWS WITH DATES) (see attached source list)

20. DATE FORM PREPARED 05/11/2013 PREPARER'S NAME Vanessa Withers

ORGANIZATION Historic Preservation Partners STREET ADDRESS 419 Concord Ave.

CITY Monrovia STATE Ca ZIP CODE 91016 PHONE (626) 605-5007

E-MAIL ADDRESS: vanessa@hppgroup.net

## 9. Architectural Description

2226 Wayne Avenue, located in Los Feliz, is a two-story Mid-Century Modern style residence with an irregular plan. Situated on a semi-hillside lot the home presents to the street as a single story with lower-level garage; the main level is entered slightly above grade from gradual steps that lead to a roughly centered wood panel front door. Featured in a 1961 Los Angeles Times article the writer commented that the front façade “introduces its character through exposed structural members, extensive use of wood, island gardens planned by landscape architect Jim Scharschmidt. Garage was placed beneath master bedroom on narrow lot. Restricted use of glass reduces noise from the street.” (Johnson, Los Angeles Times, 1961)

The overall exterior of the residence is characterized by a shed roof, stucco panels, concrete block walls, integrated garden/deck areas, vertical wood screens, and exposed structural elements. The interior of the residence is anchored by a large central fireplace. The main living area’s sliding glass doors open on to an enclosed deck area. The rear of the house contains the kitchen and opens to the rear yard. Measuring 3,152 square-feet, the residence has a total of four bedrooms and four bathrooms, with the Master Bedroom located near the front of the house. Stairs lead to a lower level living space.

The building is in good condition. It has retained historic integrity and exhibits many of its original character-defining features. Alterations include:

- 1966 – “addition and remodeling to existing bldg....new game room below”, spiral staircase, and bathroom (addition on lower level – site plan provided in permit)  
Work completed by David Hyun, Architect
- 1982 – Work on the deck and exterior planter boxes  
Work completed by Richard Hunter, Architect/Designer
- 2010 – Remodel, including removing an existing fam room window and adding a kitchen window, remodeling bathrooms and kitchen, remodeling the bathroom and adding laundry in the game “rec” room  
Work completed by Quillan and Grant Inc., contractors (according to permit)

## 18. Significance

2226 Wayne is significant as an excellent example of Mid-Century Modern architecture designed by architects David Hyun and Richard Whitney. The home was built for John T. McTernan, a prominent civil rights attorney.

### *David Hyun (1917 – 2012)*

David Hyun has been credited with the title of “first Korean American architect”<sup>1</sup> and was a prominent Los Angeles modernist responsible for the Japanese Village Plaza (outdoor mall in Little Tokyo – Los Angeles) and numerous residential commissions. Hyun gained inspiration from working under modernist Richard Neutra.

Examples of Hyun’s work include; Lawrence Segal House, Hyun & Cohn Architects (1955); McTernan House (subject house – 1960); Japanese Village Plaza (1980), and Hyun’s personal residence (1993).

Hyun was brought to the United States as a little boy and grew up in Kauai, Hawaii where he attended the University of Hawaii. He settled in Los Angeles in 1947 and began his architectural career.

During the 1950s, in the era of McCarthyism, Hyun came under suspicion of being tied to the Communist Party and underwent deportation hearings. Hyun insisted on his innocence of the charges, but was still kept in custody for the long hearing process. Charges were eventually dropped. (Yi, 2012)

### *John T. McTernan (1910 – 2005)*

In 1961 Hyun designed 2226 N. Wayne for civil rights attorney John T. McTernan. McTernan and his partner Margolis “gained renown as one of the principal defenders of the Hollywood 10, who were imprisoned for refusing to testify before the House Un-American Activities Committee in 1947.” (McLellan, 2005)

Born in New York and educated at Amherst College and Columbia Law School, McTernan began his law career in 1934 and positioned himself strongly in defense of civil rights. Mark Rosenbaum, legal director of the American Civil Liberties Union on Southern California, commented that “John was a mentor in word and in deed to me and scores of civil liberties and civil rights attorneys in California and throughout the country by virtue of his work.” (McLellan, 2005)

*Additional biographical information on both David Hyun and John McTernan is included in digital form with this application.*

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<sup>1</sup> Forest Lawn Memorial – Parks & Mortuaries – Hollywood Hills FD 904, Tributes.com, dated May 2, 2012. KoreanAm Journal article also credits Hyun as first architect of Korean descent in the U.S.

## Sources

### Building Permit Record

Chang, Roberta, and Wayne Patterson. *The Koreans in Hawai'i: A Pictorial History, 1903-2003*. Honolulu: University of Hawai'i, 2003. Print.

Cheng, Cindy I-Fen. *Citizens of Asian America: Democracy and Race during the Cold War*. N.p.: n.p., n.d. Print.

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### County Assessor's Record

"David Hyun." Obituary. N.p., n.d. Web. 30 July 2013.

Exile: The Story of David Hyun. Los Angeles: Friends and Neighbors of David Hyun, 1955. Print.

Johnson, Beverly E. "House Divided." *Los Angeles Times* 11 June 1961: A24. ProQuest Historical Newspapers Los Angeles Times (1881-1986). Web.

McLellan, Dennis. "John T. McTernan, 94; Lawyer Fought to Protect Civil Rights." *Los Angeles Times* 4 Apr. 2005: n. pag. Print.

Yi, Eugene. "David Hyun, First Korean American Architect, Dies at 95." *KoreAm Journal* June (n.d.): n. pag. Web.

### Web sites:

Michael Locke's flickr photos "David Hyun"

<file:///Users/vwithers/Dropbox/2226%20N%20Wayne/Flickr%20Search:%20david%20hyun.webarchive>. Web.

<http://koreanslate.com/korean-american-architect-david-hyun.html>

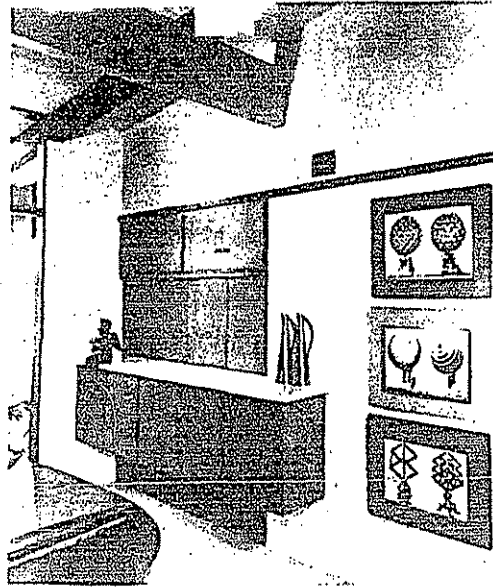
<http://thesilverlakenews.blogspot.com/2011/05/mcternan-house-david-hyun-architect.html>



## HOUSE DIVIDED

Beverly E Johnson

Los Angeles Times (1886-Current File); Jun 11, 1961; ProQuest Historical Newspapers Los Angeles Times (1881 - 1986)  
pg. A24



Dining room features pass-through, above, to kitchen. For formal entertaining this is closed, making it seem part of built-in buffet. Accessories from Mr. Young's shop, Pasadena. Kitchen, below, is example of excellent space utilization, containing a practical amount of work area and a large walk-in cooler. Cabinets of natural ash

# HOUSE DIVIDED

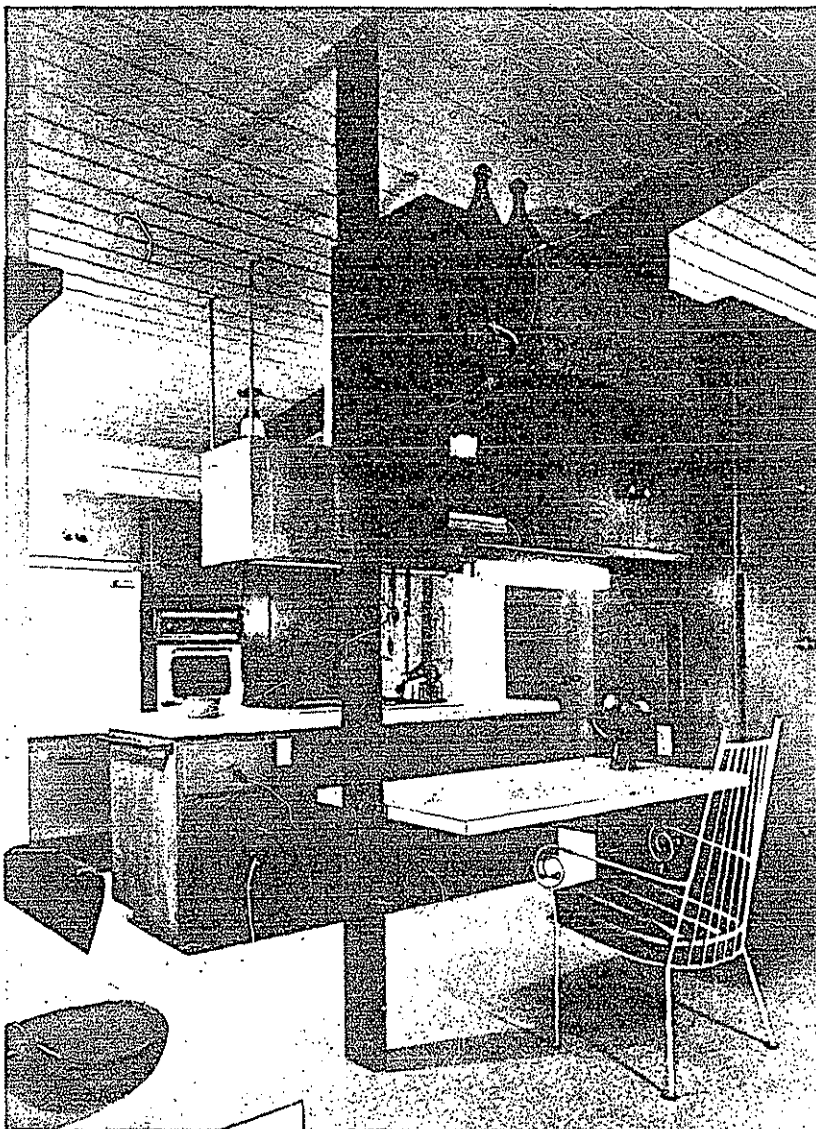
A house divided—by means of flexibility within a unified layout—is one way to describe this residence designed by architect David Hyun and his associate, Richard Whitney, for Mr. and Mrs. John T. McTernan. The potential division answers a frequent wish to separate children from adult activities and entertaining; within an informal family area, it also makes possible easy supervision of the youngsters.

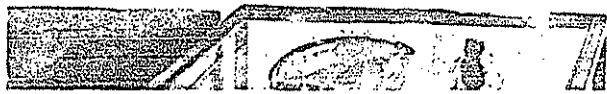
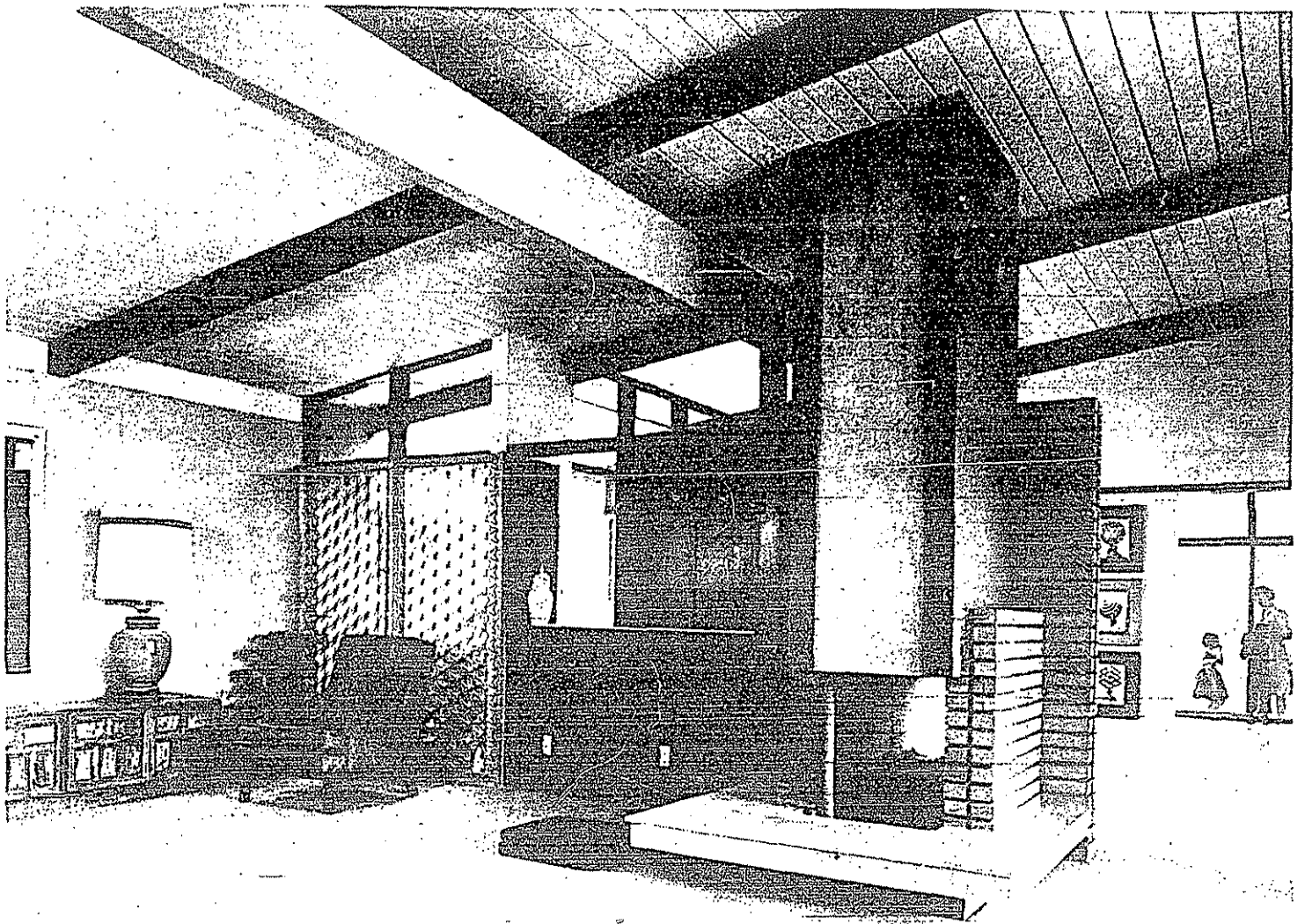
To achieve this feature, the architects drew a line, so to speak, between the area encompassing living and dining rooms, master bedroom and convertible den, together with a spacious deck adjoining these rooms, and the area containing kitchen, family room, children's rooms and rear garden with its play facilities.

Another notable feature is the manner in which a deep but narrow, semi-hillside lot was utilized. The house was planned on two levels for the sake of economy—but this also heightens interest. And the prevalence of outdoor living areas belies the narrow dimension of the lot. Augmenting a garden atmosphere for the unusually large deck are tall potted plants, and there is a small but delightful Oriental garden off the glass exterior wall of the dining room. The rear garden affords a site for a future swimming pool.

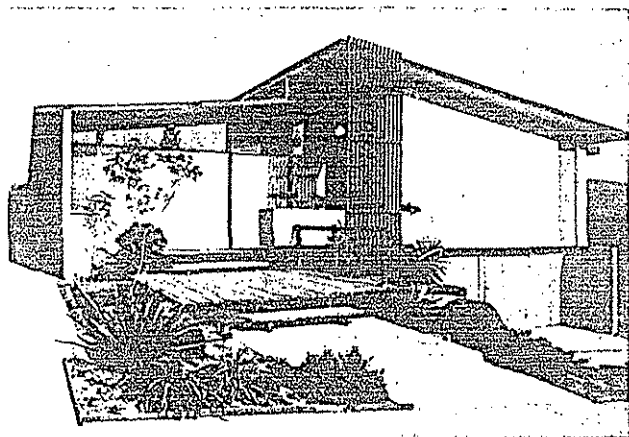
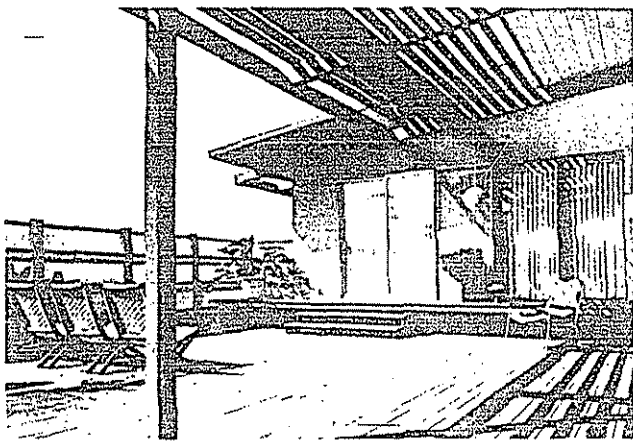
With beams and sheathing exposed, open ceilings give added dimension, freedom and appeal to the gabled-roof house. Decoration by Craftsman Interiors was understated so that it does not conflict with the architecture.

by Beverly E. Johnson





Living room gains warmth by not being rigidly defined. It opens onto deck that is a focal point of the house. Behind the decorative screen is a picturesque Oriental garden off the glass exterior wall of the dining room. Open beams, exposed sheathing give added dimension of freedom



Richard Fish photographs

Deck with shadow pattern from trellis, left, unites adult area of house with area containing family room, kitchen, children's quarters. Facade of house, right, introduces its character through exposed structural members, extensive use of wood, island gardens planned by landscape architect Jim Schar Schmidt. Garage was placed beneath master bedroom on narrow lot. Restricted use of glass reduces noise from the street

YEAR	USE TYPE	CLASS SHAPE	UNITS	EFF. DEPR. YR.	SQ FEET MAIN IMP.	UNIT COST	R.C.N. MAIN IMP.	R.C.N. OTHER	R.C.N. TOTAL	% GOOD	R.C.L.N.D.	SP APPRAISER	DATE	COST REV'D	INT VIEW	NO INT VIEW	CO. CK	ROOM & FINISH DETAIL																																																									
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<table border="1"> <thead> <tr> <th colspan="10">COMPUTATIONS</th> <th colspan="10">TOTAL</th> </tr> <tr> <th colspan="2">Area</th> <th colspan="2">Cost</th> <th colspan="2">Unit Cost</th> <th colspan="2">Area</th> <th colspan="2">Cost</th> <th colspan="2">Unit Cost</th> <th colspan="2">Area</th> <th colspan="2">Cost</th> <th colspan="2">Unit Cost</th> <th colspan="2">Area</th> <th colspan="2">Cost</th> <th colspan="2">Unit Cost</th> <th colspan="2">Area</th> <th colspan="2">Cost</th> </tr> </thead> </table>																		COMPUTATIONS										TOTAL										Area		Cost		Unit Cost		Area		Cost		Unit Cost		Area		Cost		Unit Cost		Area		Cost		Unit Cost		Area		Cost											
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<table border="1"> <thead> <tr> <th colspan="10">TOTAL R.C.N.</th> <th colspan="10">TOTAL</th> </tr> <tr> <th colspan="2">Area</th> <th colspan="2">Cost</th> <th colspan="2">Unit Cost</th> <th colspan="2">Area</th> <th colspan="2">Cost</th> <th colspan="2">Unit Cost</th> <th colspan="2">Area</th> <th colspan="2">Cost</th> <th colspan="2">Unit Cost</th> <th colspan="2">Area</th> <th colspan="2">Cost</th> <th colspan="2">Unit Cost</th> <th colspan="2">Area</th> <th colspan="2">Cost</th> </tr> </thead> </table>																		TOTAL R.C.N.										TOTAL										Area		Cost		Unit Cost		Area		Cost		Unit Cost		Area		Cost		Unit Cost		Area		Cost		Unit Cost		Area		Cost											
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Area		Cost		Unit Cost		Area		Cost		Unit Cost		Area		Cost		Unit Cost		Area		Cost		Unit Cost		Area		Cost																																																	

MISCELLANEOUS STRUCTURES

STRUCTURE	FOUND.	FLOOR	EXTERIOR	ROOF	INTERIOR

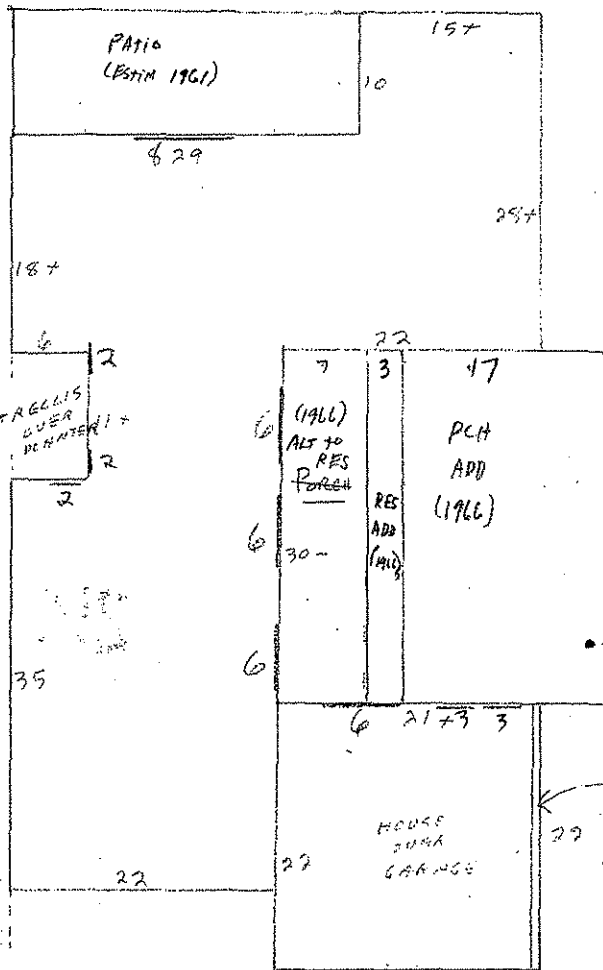
COMPUTATIONS

MAIN AREAS	OTHER AREAS

DM: Int. Rnd 1 per Ms. T.P. AOC 8/10 NAY Powers 100816  
 REMARKS: (67010) - SEE OLD RECORD FOR DIAG. + DETAILS  
 PERMITS APP RES - OLD PER ROOF + FLOOR GLASS ENCLOSED WITH PICTURE  
 WINDOWS + 2-6" SGB; PER APP - BM, TRG, + TRELIS CLG, QUARRY TILE  
 FLOOR, WOOD BENCHES, LOWER LEVEL ADD - RUMPS, BA + BATH -  
 STUCCO EXT, QUARRY T. FLOOR, DRYWALL INF, ACORS. T. CLG, SLIP-RESAL  
 SASH, 3/4 BA - FORM. PLUMB, TILE WALL + GLASS DOOR IN SHOWER. PARTI (PICK-UP)  
 CONC PER T + G, BM, TRELIS CLG, WOOD POST - NUMBER 3/27/67  
 OWNERS NAME: JOHN T. McTERMAN BUILDERS NAME:

PERMIT NO.	DATE	AMOUNT	IMPROVEMENT
37862	12/19/66	12000	APP TO RES 2000 ALT RES 10000
2AEP 17121	100118	55600	REEROOF
LAWL 35786	100505	2000	REMOVE 1 WINDOW
LAWL 36056	100510	5000	INT. FINISH: ENLARGE (E) BATH, AND WOOD

GLASS IN WOOD



AREA

10 X 15	=	150
15 X 44	=	660
11 X 16	=	176
20 X 35	=	700
22 X 22	=	484
		<hr/>
		2370 #

PCH

7 X 30 = 210 X 1/2	=	105
		<hr/>
1966 RES ADD		2477 #
7 X 30 = 210 X 1/2	=	105
3 X 30	=	90
		<hr/>
		2672

1966 LOWER LEVEL RES ADD

		<hr/>
20 X 19 = 380		3152 #
5 X 20 = 100		
		<hr/>
		480 #

1966 PCH ADD

30 X 17 = 510 #	
<hr/>	
1962 PATIO	
10 X 29 = 290 #	

BRIDGE

SPRAY PLAS CEIL, CONCRETE FLOOR  
CONC BLOCK WALLS, 2 0/4 DOORS

21 X 22 = 462 #

⊕ 135

= 623 #

MASTER BATH (S PLUMBING)

DBLE OVAL FORMICA PULLMAN  
TILED WALL SHOWER WITH GLASS DOOR  
5' MARLITE OVER SEPARATE TUB  
WATER CLOSET,  
FLOOR - CARPETS OVER PLYWOOD

#2 BATH (CHILDREN'S)

NEO - ANGLE TUB WITH SHOWER OVER MARLITE  
4 LF FORMICA PULLMAN

76B801-Cdb 11-58

LOCATION IF CUT

BY DATE

E. ON M.B. ON

BY DATE

2'x6" T.B.G. ROOF SHEATHING TEXAS BOARD

ENTRY - HALL
VERY GOOD VINYL FLOOR COVERING
CLERE STORY WINDOWS

LIVING ROOM
BACK & STOVE FIREPLACE WITH ADJACENT RACING HORN
CANTILEVERED MARBLE TOPPED HEARTH

DINING ROOM
SMALL AMOUNT OF CABINETS IN DINING ROOM
FORMICA PAPER TOPPED CABINETS

KITCHEN - FAMILY ROOM
GOOD VINYL LINO FLOOR (BOTH ROOMS)
FORMICA BREAKFAST BAR
FORMICA TOPPED BENCH (BUILT-IN)
GOOD ASH CABINETS, VENT FAN & HOOD, MIXER, BLENDER.
TILED TOP ISLAND TYPE COOKING PLATE

MASTER - BEDROOM
ASH VENEER - 1 WALL

FRONT BED ROOM
BOOK SHELVES ALONG 1 WALL

# 71113 & 71114 ER. 11/13/57
NEARLY 5/19/60

Active 5/17/60
Not yet Razed 3-15-60

Table with columns: Fdn., Frame, Roof, Plaster, Trim, Paint, Plb., Ltg., Date, OWNER'S NAME, V.F. CHECKED, PERMIT NO., DATE, AMOUNT, COMPT. CHECKED, E. ON M.B., DATE

LOS ANGELES CITY PARCEL

BLDG. SLIP L. A. County Assessor's Office BOOK PAGE 559
ST. No. 2226 Wayne Ave PAGE 23
TRACT Griffith Subdivision of the SOUTHERN SLOPE OF THE RANCHO LOS FELIZ AND OF LOTS 15 & 17 WICK TRACT - LOT COM AT COR OF LOT 92 TRACT # 21977L 45' WIDE 74' DEEP FOR LOT NO. 4 BLOCK NO. 2 APPRAISED BY Fittell CO. DATE 2/3 1961

Table with columns: CLASS, EXTERIOR, HEATING, EXT. FEATURES, ROOF, FOUNDATION, BASEMENT, PLUMBING, LIGHTING, BUILDING VALUE

Table with columns: Year, Depr., Spec. Depr., Depr. Value, Assessed Value, Year, Depr., Spec. Depr., Depr. Value, Assessed Value

TYPE= BD ASSR ID NO= 5592 023 001 SBN NO =  
 FILE NO= 00 UPDATE= 06/27/13 DATE= 07/01/13  
 ASSR ID NO REG CC USE ZONE VC REC DT TRF PRICE # OC1 OC2 DT INT DRC  
 5592 023 001 4 04 04190 0100 LAR1 K 091203-50 1350000 1 3 5 Y 00%-0 A  
 NAME-SITUS ADDRESS  
 CHOU, TINA R AND CARMICHAEL, JOHN D

2226 WAYNE AVE  
 LOS ANGELES CA 90027-1346  
 SUBPART DESIGN YR EFF NO OF NO OF NO OF SQ FT COMPOSITE  
 KEY TYPE CLASS BLT YR UNITS BDRMS BATHS MAIN SQUARE FT  
 0101 0130 D9C 1960 1961 1 4 4 3152

TOTAL UNITS	TOTAL SQ FT	TRF PRICE PER UNIT	TRF PRICE PER SQ FT	AVG SQ FT PER UNIT	LAND	BASE VALUE	PC	RC	BY
1	3152	1350000	428	3152	IMP	603200	T	10	10
LAND WIDTH		LAND DEPTH	USABLE SQ FT	ACRES	TOTAL	1350000			
60		140	7980						

SEWERS

PF1 = INQ SEL; 6 = NEWS; 9 = ACCUM TXN; 10 = MENU; 11 = EXIT



There are two ways to request a copy of the document image.

- 1) By fax using the request form. Click on the following link [http://www.ladbs.org/permits/permit\\_related\\_forms/Research\\_Request\\_form.pdf](http://www.ladbs.org/permits/permit_related_forms/Research_Request_form.pdf) to download the request form.
- 2) In person. Bring the following summary to one of the following Record counters.

**COUNTER HOURS**

MONDAY, TUESDAY, THURSDAY, FRIDAY: 7:30 AM to 4:30 PM  
 WEDNESDAY: 9:00 AM to 4:30 PM

Metro	Van Nuys
201, N. Figueroa St. 1st Floor, Room 110 Record Counter Los Angeles, CA 90012	6262 Van Nuys Blvd Record Counter Van Nuys, CA 91401

Address: 2222 - 2226 WAYNE

Document Type	Sub Type	Document Date	Document Number	Reel Batch Frame
BUILDING PERMIT	BLDG-NEW	5/8/1957	1957LA71113	HIST: P1661 002 3467
BUILDING PERMIT	BLDG-NEW	5/8/1957	1957LA71114	HIST: P1661 002 3469
BUILDING PERMIT	BLDG-NEW	12/15/1959	1959LA49434	HIST: P1681 001 2130
BUILDING PERMIT	GRADING	12/15/1959	1959LA49433	HIST: P1681 001 2133
BUILDING PERMIT	ALTERATION	12/10/1966	1966LA38010 <i>Room 101</i>	HIST: P1752 002 2340
BUILDING PERMIT	BLDG-ADDITION	12/10/1966	1966LA37862 <i>Room Room</i>	HIST: P1752 002 2044
BUILDING PERMIT	ALTERATION	6/30/1982	1982LA45628	HIST: 00000 000 0000
BUILDING PERMIT	ALTERATION	12/10/1982	1982LA55238	HIST: 00000 000 0000 HIST: P0013 003 0086
BUILDING PERMIT	BLDG-ALTER/REPAIR	1/18/2010	10016-90000-01047	
BUILDING PERMIT	BLDG-ALTER/REPAIR	5/5/2010	10016-30000-07384	
BUILDING PERMIT	BLDG-ALTER/REPAIR	5/10/2010	10016-30000-08267	
CERTIFICATE OF OCCUPANCY		10/19/1960	1959LA49434	HIST: O261 1 1405
CERTIFICATE OF OCCUPANCY		10/19/1960	1959LA49434	IDIS: O0782 00775 0000 HIST: O337
ELECTRICAL PERMIT		5/14/2010	10041-90000-09061	
MECHANICAL PERMIT	PLUMBING	12/2/2009	09042-90000-21509	



Address of Building

2226 Wayne Avenue



CITY OF LOS ANGELES

Certificate of Occupancy

NOTE: Any change of use or occupancy must be approved by the Department of Building and Safety. This certifies that, so far as ascertained by or made known to the undersigned, the building at above address complies with the applicable requirements of the Municipal Code, as follows: Ch. 1, as to permitted uses; Ch. 9, Arts. 1, 3, 4, and 5; and with applicable requirements of State Housing Act, for following occupancies:

Issued 10-19-60 Permit No. and Year LA 49434 - 59

2 story, type V, 50' x 80' 1 family dwelling and attached garage. R-1 occupancy.

Owner John T. McTernan
Owner's Address 3901 Sutro Avenue
Los Angeles, Calif.

K. W. Hull as



Electrical  
1 or 2 Family Dwelling  
Express Permit  
No Plan Check

City of Los Angeles - Department of Building and Safety

Issued On: 05/14/2010

**APPLICATION FOR ELECTRICAL  
PLAN CHECK AND INSPECTION**

Last Status: Permit Finaled

Status Date: 02/01/2011

**1. PROPERTY OWNER**

CHOU, TINA R AND CARMICHAEL, 2226 WAYNE AVE

LOS ANGELES CA 90027

**2. APPLICANT INFORMATION** (Relationship Not Applicant)

BRENNAN LAMBERT -

627 PASEO GRANDE

THOUSAND OAKS, CA 91320

(805)498-0630

**3. TENANT INFORMATION**

**4. CONTRACTOR, ARCHITECT & ENGINEER NAME**

**ADDRESS**

**CLASS LICENSE # PHONE #**

(C) FLASH ELECTRIC INC

627 PASEO GRANDE,

THOUSAND OAKS, CA 913 C10 796635 (805)498-0630

**5. APPLICATION COMMENTS**

E-Permit paid by credit card, fax number-> (805)498-0630.

**6. DESCRIPTION OF WORK**

panel upgrade new service

**7. CHECKLIST ITEMS:**

**8. COUNCIL DISTRICT:** 4

**9. APPLICATION PROCESSING INFORMATION**

Plan Check By:

OK for Cashier:

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

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

For Cashier's Use Only

W/O #: 04109061

**NOTICE:**

The work included in this permit shall not be construed as establishing the legal number of dwelling units or guest rooms. That number is established by a Building Permit or a Certificate of Occupancy. In the event that any box (i.e. 1-10) is filled to its capacity, it is possible that additional information has been captured electronically and could not be printed due to space restrictions. Nevertheless, the information printed exceeds that required by Section 19825 of the Health and Safety Code of the State of California.

**10. FEE INFORMATION** Inspection Fee Period

Permit Fee: 97.20

INSPECTION TOTAL Electrical	97.20
Permit Total	97.20
Permit Fee Subtotal Electrical	90.00
Permit One Stop Surcharge	1.80
Permit Sys. Development Surcharge	5.40
Permit Issuing Fee	0.00

Payment Date: 05/14/10

Receipt No: IN0501196531

Amount: \$97.20



2226 N Wayne Ave  
10041 - 90000 - 09061



Plumbing  
for 2 Family Dwelling  
Express Permit  
No Plan Check

City of Los Angeles - Department of Building and Safety

Issued On: 12/02/2009

**APPLICATION FOR PLUMBING  
PLAN CHECK AND INSPECTION**

Last Status: Permit Finald

Status Date: 12/04/2009

PROPERTY OWNER

KWON, HAEOK

2226 WAYNE AVE

LOS ANGELES CA 90027

APPLICANT INFORMATION (Relationship: Not Applicant)

MARK A. BECKNER -

40 RAMONA PL

CAMARILLO, CA 93010

(805)382-6035

TENANT INFORMATION

4. CONTRACTOR, ARCHITECT & ENGINEER NAME ADDRESS

CLASS LICENSE # PHONE #

(C) GAS CONTROL TECHNOLOGIE 40 RAMONA PLACE,

CAMARILLO, CA 93010

C36 772039 (805)382-6035

5. APPLICATION COMMENTS

L-Permit paid by credit card, fax number: (805)382-2794.

6. DESCRIPTION OF WORK

Install earthquake valve

7. CHECKLIST ITEMS:

8. COUNCIL DISTRICT: 4

9. APPLICATION PROCESSING INFORMATION

Plan Check By:

OK for Cashier:

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

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

For Cashier's Use Only

W/O #: 94221509

NOTICE:

The work included in this permit shall not be construed as establishing the legal number of dwelling units or guest rooms. That number is established by a Building Permit or a Certificate of Occupancy. In the event that any box (i.e. 1-10) is filled to its capacity, it is possible that additional information has been captured electronically and could not be printed due to space restrictions. Nevertheless, the information printed exceeds that required by Section 19825 of the Health and Safety Code of the State of California.

10. FEE INFORMATION Inspection Fee Period

Permit Fee: 59.40

INSPECTION TOTAL Plumbing	59.40
Permit Total	59.40
Permit Fee Subtotal Plumbing	55.00
Permit One Stop Surcharge	1.10
Permit Sys. Development Surcharge	3.30
Permit Issuing Fee	0.00

Payment Date: 12/02/09

Receipt No: IN0501179345

Amount: \$59.40



\* P 0 9 0 4 2 9 0 0 0 2 1 5 0 9 I N \*

4420 N Wayne Ave  
09042 - 90000 - 21509



Bldg-Alter/Repair 1 or 2 Family Dwelling Plan Check at Counter Plan Check	City of Los Angeles - Department of Building and Safety <b>APPLICATION FOR BUILDING PERMIT                  AND CERTIFICATE OF OCCUPANCY</b>	Issued on: 05/05/2010 Last Status: Permit Finaled Status Date: 08/13/2010
--	---	---

TRACT	BLOCK	LOT(s)	ARB	COUNTY MAP REF #	PARCEL ID # (PIN #)	ASSESSOR PARCEL #
GRIFFITH'S SUBDN OF THE				M R 31-77'80	153A201 127	5592 - 023 - 001
GRIFFITH'S SUBDN OF THE	2	4	1	M R 31-77'80	153A201 134	5592 - 023 - 001
GRIFFITH'S SUBDN OF THE				M R 31-77'80	153A201 143	5592 - 023 - 001

**3. PARCEL INFORMATION**

Area Planning Commission - Central LADBS Branch Office - L.A. Council District - 4 Certified Neighborhood Council - Greater Griffith Park Community Plan Area - Hollywood	Census Tract - 1882.00 District Map - 153A201 Environmentally Sensitive Area - YES Energy Zone - 9 Fire District - VIIIFHSZ	Hillside Grading Area - YES Hillside Ordinance - YES Earthquake-Induced Liquefaction Area - Yes Lot Cut Date - 10/03/1956 Lot Cut Date - PRIOR-07/29/1962
---	---	---

ZONES(S): R1-1

**4. DOCUMENTS**  
 ZI - ZI-2407 Proposed Hillside Area (Z)

**5. CHECKLIST ITEMS**

**6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION**

Owner(s):  
 CHOU, TINA R AND CARMICHAEL, JOHI 2226 WAYNE AVE LOS ANGELES CA 90027

Tenant:

Applicant: (Relationship: Agent for Contractor)  
 RAFAEL MARTINEZ - (310) 880-4365

<b>7. EXISTING USE</b> (01) Dwelling - Single Family (07) Garage - Private	<b>PROPOSED USE</b> (01) Dwelling - Single Family (07) Garage - Private	<b>8. DESCRIPTION OF WORK</b> REMOVE ONE EXISTING WINDOW AT FAMILY ROOM NEW WINDOW AT KITCHEN, NEW SHEAR WALLS FOOTING
--	---	---

**9. # Bldgs on Site & Use:** SFD/ATTACHED GARAGE

**10. APPLICATION PROCESSING INFORMATION**

BLDG. PC By: Vahe Sarkissian	DAS PC By:
OK for Cashier: Rodney Samijan	Coord. OK:
Signature:	Date:

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

For Cashier's Use Only W/O #: 01607384

**11. PROJECT VALUATION & FEE INFORMATION** Final Fee Period

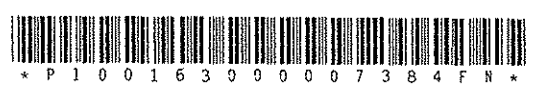
	Permit Valuation:	PC Valuation:
FINAL TOTAL Bldg-Alter/Repair	\$2,000	154.74
Permit Fee Subtotal Bldg-Alter/Re		130.00
Plan Check Subtotal Bldg-Alter/Re		0.00
Fire Hydrant Refuse-To-Pay		
E.Q. Instrumentation		0.50
O.S. Surcharge		2.61
Sys. Surcharge		7.83
Planning Surcharge		7.80
Planning Surcharge Misc Fee		5.00
Green Building Fee		1.00
Permit Issuing Fee		0.00

Sewer Cap ID: Total Bond(s) Due:

Payment Date: 05/05/10  
 Receipt No: WL10116772  
 Amount: \$154.74  
 Method: Refer to ACS

**2010WL35986**

**12. ATTACHMENTS**  
 Plot Plan



2226 N Wayne Ave

Permit Application #: 10016 - 30000 - 07384

Bldg-Alter/Repair  
1 or 2 Family Dwelling  
Plan Check

City of Los Angeles - Department of Building and Safety

Plan Check #: B10WL01411

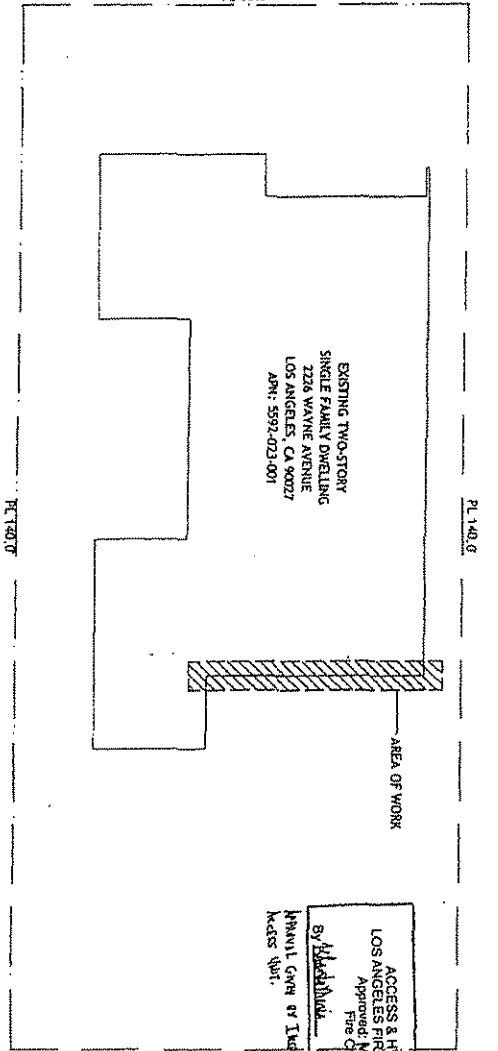
Initiating Office: WEST LA

Printed on: 04/27/10 11:57:53

### PLOT PLAN ATTACHMENT

WAYNE AVENUE

PL 60.0



EXISTING TWO-STORY  
SINGLE FAMILY DWELLING  
2226 WAYNE AVENUE  
LOS ANGELES, CA 90027  
APN: 5592-023-001

AREA OF WORK

ACCESS & ARRANGEMENTS  
LOS ANGELES FIRE DEPARTMENT  
APPROVED BY  
Fire Chief

By: Michael... Date: 5-3-10  
 APPROVAL GIVEN BY: Inspection District or Inspector's Sign  
 MAKE SURE



(DO NOT DRAW, WRITE, OR PASTE ATTACHMENTS OUTSIDE BORDER)



Bldg-Alter/Repair  
 1 or 2 Family Dwelling  
 Plan Check at Counter  
 Plan Check

City of Los Angeles - Department of Building and Safety

**APPLICATION FOR BUILDING PERMIT  
 AND CERTIFICATE OF OCCUPANCY**

Issued on: 05/10/2010  
 Last Status: Permit Finalized  
 Status Date: 03/04/2011

1. TRACT	BLOCK	LOT(s)	ARB	COUNTY MAP REF #	PARCEL ID # (PIN #)	2. ASSESSOR PARCEL #
GRIFFITH'S SUBDN OF THE				M R 31-77:80	153A201 127	5592 - 023 - 001
GRIFFITH'S SUBDN OF THE	2	4	1	M R 31-77:80	153A201 134	5592 - 023 - 001
GRIFFITH'S SUBDN OF THE				M R 31-77:80	153A201 143	5592 - 023 - 001

**3. PARCEL INFORMATION**

Area Planning Commission - Central  
 LADBS Branch Office - LA  
 Council District - 4  
 Certified Neighborhood Council - Greater Griffith Park  
 Community Plan Area - Hollywood

Census Tract - 1882.00  
 District Map - 153A201  
 Environmentally Sensitive Area - YES  
 Energy Zone - 9  
 Fire District - VII HSZ

Hillside Grading Area - YES  
 Hillside Ordinance - YES  
 Earthquake-Induced Liquefaction Area - Yes  
 Lot Cut Date - 10/03/1956  
 Lot Cut Date - PRIOR-07/29/1962

ZONES(S): R1-1

**4. DOCUMENTS**  
 Z1 - Z1-2407 Proposed Hillside Area (Zo

**5. CHECKLIST ITEMS**  
 Std. Work Deser - Interior Non-struct. Remo  
 Combine Elec - Wrk. per 91.107.2.1.1.1  
 Combine Plumbg - Wrk. per 91.107.2.1.1.1

**6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION**

Owner(s):  
 CHOU, TINA R AND CARMICHAEL,JOH! 2226 WAYNE AVI LOS ANGELES CA 90027

Tenant:

Applicant: (Relationship: Agent for Contractor)  
 RAFAEL MARTINEZ - (310) 880-4365

7. EXISTING USE	PROPOSED USE
(01) Dwelling - Single Family	(01) Dwelling - Single Family
(07) Garage - Private	(07) Garage - Private

**8. DESCRIPTION OF WORK**  
 INTERIOR REMODEL: ENLARGE (E) BATHROOM AND ADD LAUNDRY ROOM AT (E) ATTACHED RECROOM.

**9. # Bldgs on Site & Use:** SFD/ATTACHED GARAGE

**10. APPLICATION PROCESSING INFORMATION**

BLDG. PC By: Rodney Samiian  
 OK for Cashier: Rodney Samiian  
 Signature: \_\_\_\_\_

DAS PC By: \_\_\_\_\_  
 Coord. OK: \_\_\_\_\_  
 Date: \_\_\_\_\_

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

For Cashier's Use Only W/O #: 01608267

**11. PROJECT VALUATION & FEE INFORMATION** Final Fee Period

Permit Valuation:	PC Valuation:
\$5,000	
FINAL TOTAL Bldg-Alter/Repair	317.47
Permit Fee Subtotal Bldg-Alter/Re	130.00
Electrical	26.65
Plumbing	26.65
Plan Check Subtotal Bldg-Alter/Rt	92.25
Fire Hydrant Refuse-To-Pay	
E.Q. Instrumentation	0.50
O.S. Surcharge	5.52
Sys. Surcharge	16.56
Planning Surcharge	13.34
Planning Surcharge Misc Fee	5.00
Green Building Fee	1.00
Permit Issuing Fee	0.00
Sewer Cap ID:	Total Bond(s) Due:

Payment Date: 05/10/10  
 Receipt No: WL10116970  
 Amount: \$317.47  
 Method: Refer to ACS

**2010WL36056**

**12. ATTACHMENTS**  
 Plot Plan



\* P J 0 0 1 6 3 0 0 0 0 0 8 2 6 7 F N \*

Permit Application #: 10016 - 30000 - 08267

2226 N Wayne Ave

Bldg-Alter/Repair  
1 or 2 Family Dwelling  
Plan Check

City of Los Angeles - Department of Building and Safety

Plan Check #: B10WL01592  
Initiating Office: WEST LA

Printed on: 05/10/10 11:20:57

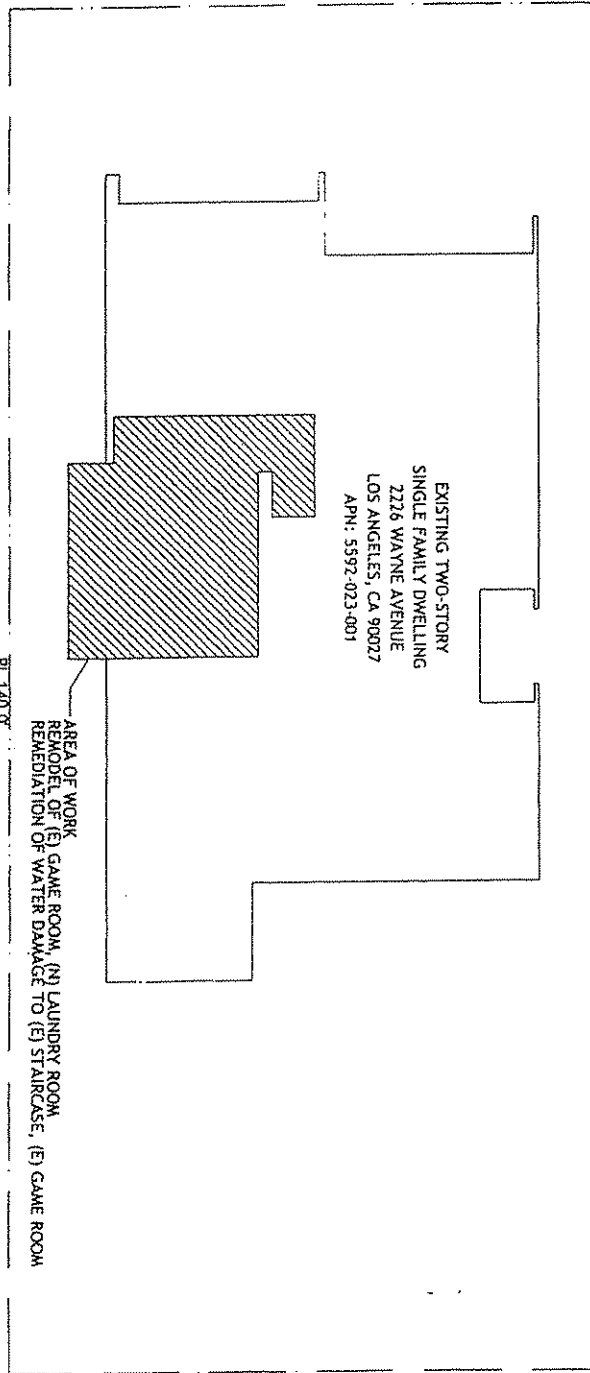
### PLOT PLAN ATTACHMENT

SITE PLAN  
SCALE: 1/8"=1'-0"

2010E1220101010743

WAYNE AVENUE

PL 60.0'



PL 140.0'

PL 140.0'

PL 60.0'

3



Bldg-Alter/Repair 1 or 2 Family Dwelling Express Permit No Plan Check	City of Los Angeles - Department of Building and Safety <b>APPLICATION FOR BUILDING PERMIT                  AND CERTIFICATE OF OCCUPANCY</b>	Issued on: 01/18/2010 Last Status: Permit Finaled Status Date: 03/03/2011
--	---	---

L TRACT	BLOCK	LOT(s)	ARB	COUNTY MAP REF #	PARCEL ID # (PIN #)	2. ASSESSOR PARCEL #
GRIFFITH'S SUBD'N OF 1111	2	4	1	M R 31-77/80	153A201 134	5592 - 023 - 001

<b>3. PARCEL INFORMATION</b> Area Planning Commission - Central LADBS Branch Office - LA Council District - 4 Certified Neighborhood Council - Greater Griffith Park Community Plan Area - Hollywood	Census Tract - 1882.00 District Map - 153A201 Environmentally Sensitive Area - YES Energy Zone - 9 Fire District - VHFHSZ	Hillside Grading Area - YES Hillside Ordinance - YES Earthquake-Induced Liquefaction Area - Yes Lot Cut Date - 10/03/1956 Lot Cut Date - PRIOR-07/29/1962
ZONES(S): R1-1		

<b>4. DOCUMENTS</b> ZI - ZI-2407 Proposed Hillside Area (Zo)
---

<b>5. CHECKLIST ITEMS</b> Std. Work Descr - Seismic Gas Shut Off Valve
---

<b>6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION</b>			
Owner(s):	2226 WAYNE AVE	LOS ANGELES CA 90027	
Tenant:			
Applicant: (Relationship Not Applicant)	5115 DOUGLAS FIR ROAD	CALABASAS, CA 91302	(818) 222-5440
ROBERT GRANT -			

<b>7. EXISTING USE</b>	<b>8. DESCRIPTION OF WORK</b>
(01) Dwelling - Single Family	Reroof with 22 sqrs BUILT UP roofing. Existing solid sheathing. Replace drywal/plaster (patch and paint). Non-structural repair only. Interior kitchen remodel/repair (no changes in walls or openings). Interior bathroom remodel/repair (no changes in walls or openings).

<b>9. # Bldgs on Site &amp; Use:</b>	For inspection requests, call toll-free (888) LA4BUILD (524-2845). Outside LA County, call (213) 482-0000 or request inspections via <a href="http://www.ladbs.org">www.ladbs.org</a> . To speak to a Call Center agent, call 311 or (866) 4LACITY (452-2489). Outside LA County, call (213) 473-3231.
<b>10. APPLICATION PROCESSING INFORMATION</b>	<b>For Cashier's Use Only</b> <b>W/O #: 01601047</b>
BLDG. PC By:      DAS PC By:	
OK for Cashier:      Coord. OK:	
Signature:      Date:	

<b>11. PROJECT VALUATION &amp; FEE INFORMATION</b>		Final Fee Period
<u>Permit Valuation:</u> \$55,600	<u>PC Valuation:</u>	
FINAL TOTAL Bldg-Alter/Repair	1,023.01	
Permit Fee Subtotal Bldg-Alter/Re	503.00	
Electrical	130.78	
Plumbing	130.78	
Fire Hydrant	122.32	
E.Q. Instrumentation	5.56	
O.S. Surcharge	15.94	
Sys. Surcharge	47.83	
Planning Surcharge	31.80	
Planning Surcharge Misc Fee	5.00	
Green Building Fee	3.00	
Permit Issuing Fee	27.00	
Sewer Cap ID:	Total Bond(s) Due:	

Payment Date: 01/18/10  
 Receipt No: IN0501183538  
 Amount: \$1,023.01  
 Method: Credit Card

**2010EP17121**

<b>12. ATTACHMENTS</b>
------------------------





1

APPLICATION TO CONSTRUCT NEW BUILDING AND FOR CERTIFICATE OF OCCUPANCY

CITY OF LOS ANGELES

DEPT. OF BUILDING AND SAFETY

1. LOCAL LOT	BLK.	TAXLOT	DIST. MAP
See Legal			153-201
JOB ADDRESS			APPROVED
2222 Wayne Ave.			BS
2. BETWEEN CROSS STREETS			FIRE DIST.
Log Feliz Blvd. AND Cromwell Ave.			R-1
3. PURPOSE OF BUILDING			INSIDE
Storage Room			X
4. OWNER			KEY
Louis Eisen			COR. LOT
5. OWNER'S ADDRESS			REV. COR.
2232 No. New Hampshire Ave. L. A. 27			LOT SIZE
6. CERT. ARCH.			STATE LICENSE
7. LIC. ENGR.			STATE LICENSE
8. CONTRACTOR			STATE LICENSE
Omar			PHONE
9. CONTRACTOR'S ADDRESS			P.O.
10. SIZE OF NEW BLDG.			NO. OF EXISTING BUILDINGS ON LOT AND USE
10 X 39	STORIES: 1	HEIGHT: 8	None
11. MATERIAL			ROOFING
EXT. WALLS: <input checked="" type="checkbox"/> WOOD <input type="checkbox"/> METAL <input type="checkbox"/> CONC. BLOCK <input type="checkbox"/> STEEL			Roof
<input checked="" type="checkbox"/> STUCCO <input type="checkbox"/> BRICK <input type="checkbox"/> CONCRETE			SPRINKLERS REQ'D. SPECIFIED

1. 2222 Wayne Ave.		DISTRICT OFFICE	
L. A.		L. A.	
VALIDATION	CASHIER'S USE ONLY		
L.A. 71114	MAY-857 26692	B-2 CK	2.00
TYPE	GROUP	MAX. OCC.	
V	R		
C. OF D. ISSUED		P.C.	S.P.C.
INSPECTOR		\$2.00	6.00

12. VALUATION: TO INCLUDE ALL FIXED EQUIPMENT REQUIRED TO OPERATE AND USE PROPOSED BUILDING.	\$1,000.00	DWELL. UNITS
		PARKING SPACES
		GUEST ROOMS
		FILE WITH
		CGNT. INSP.

I certify that in doing the work authorized hereby I will not employ any person in violation of the Labor Code of the State of California relating to workmen's compensation insurance.

*Louis Eisen*  
SIGNED

This Form When Properly Validated is a Permit to Do the Work Described.

VALUATION APPROVED  
 APPLICATION CHECKED  
 BASE CHECKED  
 CORRECTIONS VERIFIED  
 APPLICATION APPROVED

*Wold*  
*Wold*  
*Wold*  
*Wold*

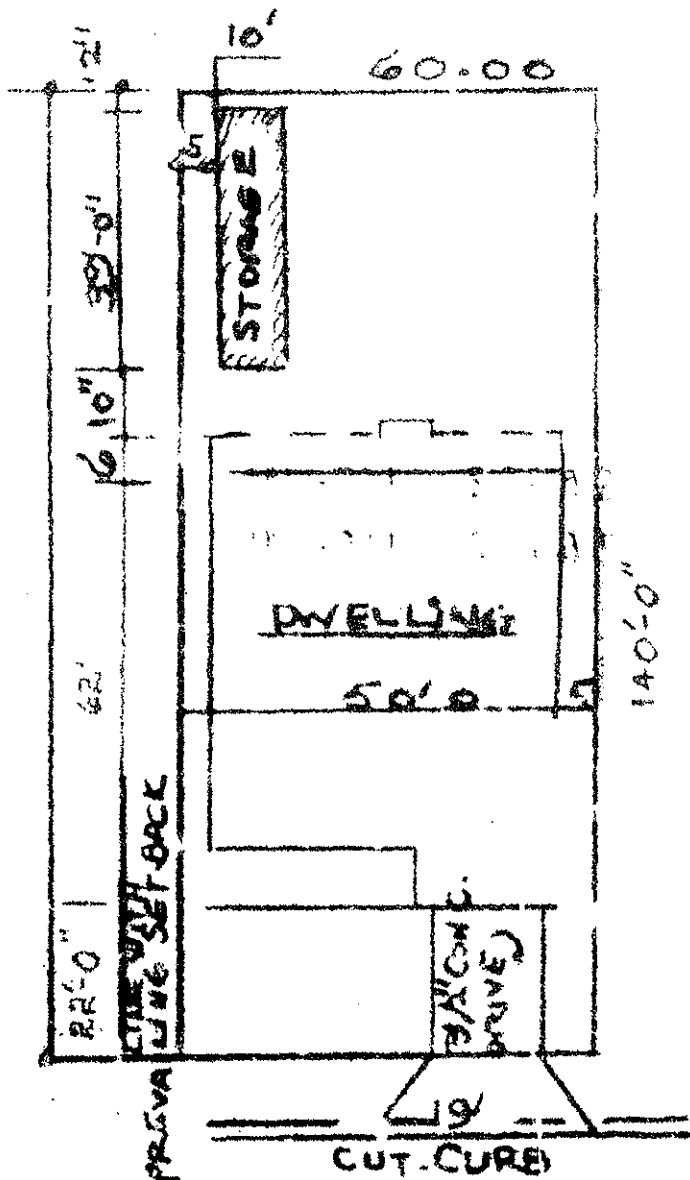
Grading  
 Cont. 2011

SCALE 1/2" = 1'-0"

2. **Map of the City of Los Angeles, County of Los Angeles, State of California, as per map provided in book 31 page 17, Miscellaneous Records. In the office of the County Recorder of said county, and that portion of Margaret Street, shown on the map of said Griffith's subdivision, situated lying east of the east line of Wynde Avenue, 50 feet wide, as said map shows is shown on the map of Tract 9284, in the City of Los Angeles, County of Los Angeles, State of California, as per map provided in book 153 page 5 of Maps, in the office of the County Recorder of said county, and that portion of Grand Avenue as shown on the map of said Griffith's subdivision situated lying south of the south line of Tract 9283, in the City of Los Angeles, County of Los Angeles, State of California, as per map provided in book 94 page 34 of Maps, in the office of the County Recorder of said county, described as follows:**

Beginning at the southwest corner of lot 22 of said Tract 2123, said point also being in the easterly line of said Wynde Avenue; thence easterly along said easterly line 60 feet; thence southerly parallel with the southerly line of said lot 22, a distance of 139.94 feet to a point in the easterly line of said lot 4, distant southerly 63 feet from said easterly line of 22; thence north along said line 60 feet to said southerly line of lot 22; thence westerly along the said southerly line 139.94 feet to the point of beginning.

Notes to any exceptions shown herein, and set apart, the policy if issued will contain allegations and also exceptions as to a detailed page or pages are required by the particular form.



WAYNE AVE  
**PLOT PLAN**

SCALE 1/4" = 1'-0"

APPLICATION TO CONSTRUCT NEW BUILDINGS  
AND FOR CERTIFICATE OF OCCUPANCY

CITY OF LOS ANGELES

DEPT. OF BUILDING AND SAFETY

1. **03/A**

1. **LEGAL LOT** See legal

2. **ADDRESS** 2222 Wayne Ave.

3. **APPROVED** JB

4. **REAR ALLEY** R-1

5. **FIRE DIST.** FIRE DIST.

6. **INSIDE KEY** X

7. **CONTRACTOR'S ADDRESS** 2232 No. New Hampshire Ave.

8. **STATE LICENSE** [blank]

9. **PHONE** [blank]

10. **REAR ALLEY** [blank]

11. **SIDE ALLEY** [blank]

12. **BLDG. LINE** [blank]

13. **AFFIDAVITS** [blank]

10. **SIZE OF NEW BLDG.** 2000

**STORIES** 1

**HEIGHT** 81

**NO. OF EXISTING BUILDINGS ON LOT AND USE** None

**BLDG. AREA** 2008

11. **MATERIAL**

**EXT. WALLS:**  WOOD  METAL  CONC. BLOCK  STUCCO  BRICK  CONCRETE

**ROOF CONST.:**  WOOD  STEEL  CONC.  OTHER

**ROOFING** ABC's

**SPRINKLERS REQ'D.** SPECIFIED

12. **2222 Wayne Ave.**

**OFFICE** L. A.

<b>VALIDATION</b>	1.A71113	APR-11-57	20367	CARRIER'S USE ONLY	A - 2 CK	20.00		
<b>TYPE</b>	V	<b>GROUP</b>	R	<b>MAX. OCC.</b>	MAY-8-57	26690	B - 1 CK	77
<b>C. OF D. ISSUED</b>		MAY-8-57	26691		B - 2 CK	20		
<b>INSPECTOR</b>	P.C.	\$20.00	S.P.C.	20.00	D.P.	77	U.P.	U.P.

13. **VALUATION: TO INCLUDE ALL FIXED EQUIPMENT REQUIRED TO OPERATE AND USE PROPOSED BUILDING.**

\$ 26,400.00

**VALUATION APPROVED** Johnson

**APPLICATION CHECKED** Deherty

**PLAN CHECKED** Johnson

**CHECKS VERIFIED** Johnson

**DWELL. UNITS** 1

**REARIN. SPACES** 2

**BUILT ROOMS** 0

**FILE WITH** [blank]

**CHY. TRNS.** [blank]

I certify that in doing the work authorized hereby I will not employ any person in violation of the Labor Code of the State of California relating to workmen's compensation insurance.

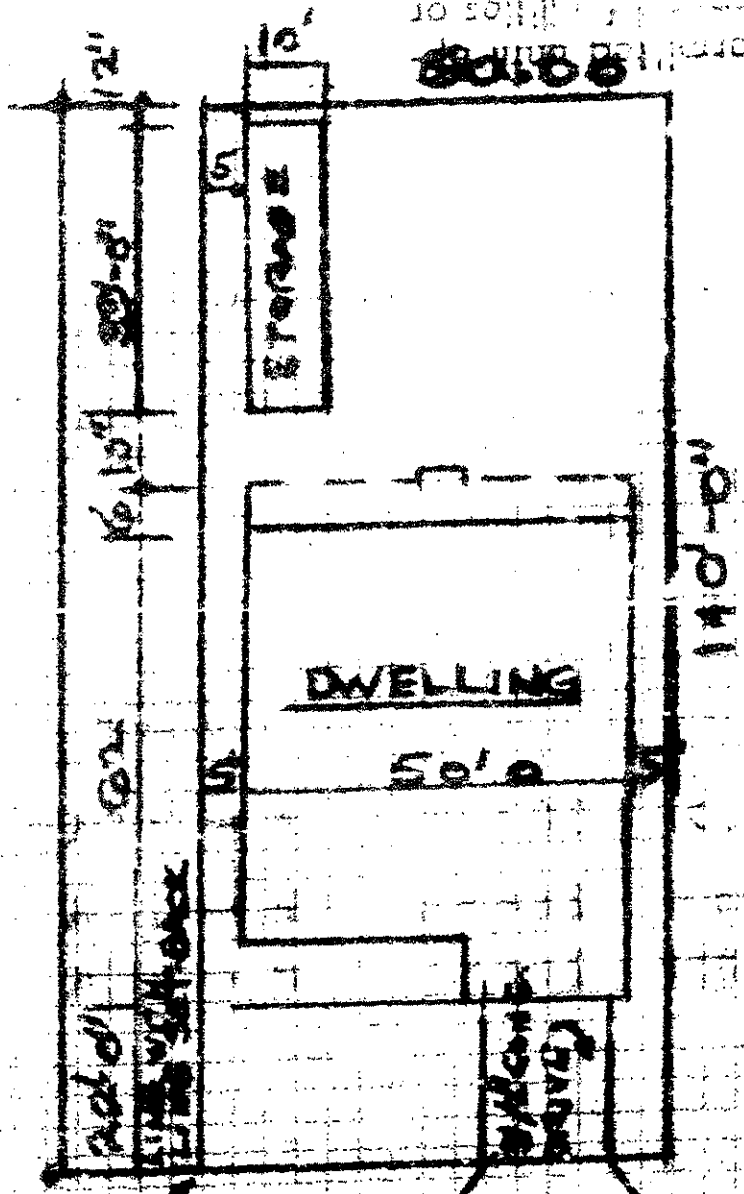
*John Risen*  
SIGNED

This Form When Properly Validated is a Permit to Be the Work Described.

Approved for Driveway

*Handwritten signature*

Occupancy will not be permitted until  
 proved private sewage disposal facilities or  
 sewer (improvement authorized by the Board  
 of Public Works is ready for use.



LEGAL DESCRIPTION

THAT PORTION OF BLOCK  
 GRIFFITH SUB-DIVISION  
 OF SOUTH SLOPE OF RANCHO  
 LOS FELIZ AND LOT 15417

LOT 15417  
 WAYNE AVE  
 PLOT PLAN  
 SCALE 1/8" = 10'-0"

# G

## APPLICATION FOR GRADING PERMIT AND FOR GRADING CERTIFICATE

CITY OF LOS ANGELES

DEPT. OF BUILDINGS AND SAFETY

DIST. MAP <b>253-201</b>	1. LEGAL LOT <b>Pt. of Lot 4</b>	BLK. <b>2</b>	TRACT <b>2400 &amp; 2400 Ave. Griffith Sub. Pt. of Mar-</b>
ZONE <b>R-4-1</b>	2. LOCATION OF LOT <b>2226 Wayne Ave.</b>		
INSIDE KEY <b>X 50</b>	3. BETWEEN CROSS SYS. <b>Crowwell Ave. AND Los Feliz Blvd.</b>		APPROVED <b>RB</b>
COR. LOT <b>X</b>	4. PURPOSE <b>Excavation, Fill, or Supervised Grading (See Item 7)</b> <b>Out &amp; Fill</b>		
REV. COR. <b>X</b>	5. OWNER <b>John T. Mc Tarnan</b>		
LOT SIZE <b>60 x 139.94</b>	6. OWNER'S ADDRESS <b>3901 Suro Ave.</b>		
REAR ALLEY <b>X</b>	7. SUPERVISING ENGINEER <b>Sam Becker</b>		
SIDE ALLEY <b>X</b>	STATE LICENSE NUMBER <b>L.S. 2599</b>		
BLDG. LINE	8. CONTOURS BY LIC'D. SURVEYOR OR CIVIL ENG. <b>Sam Becker</b>		
	9. CONTRACTOR <b>Sam Becker</b>		
	10. ANGLE OF CUT SLOPES <b>1:1 max</b> NATURAL SURFACES FILLED SLOPES <b>1:1.6</b>		
	11. TOTAL VERT. DEPTH OF CUT SLOPE <b>4'-0"</b> FEET		TOTAL VERT. DEPTH OF FILL SLOPE <b>3'-6"</b> FEET

### NO PLOT PLAN

# G

**2226 Wayne Ave.**

VALIDATION	<b>Grading Permit Fee \$22.00</b>		
	<b>Plan Check Fee 15.00</b>		
DIST. OFFICE <b>L. A.</b>	<b>DEC-15-77</b>	<b>83531</b>	<b>0 -- 4 OK 15.00</b>
	<b>DEC-15-77</b>	<b>83532</b>	<b>0 -- 1 OK 22.00</b>
G. C. ISSUED			

12. NUMBER CUBIC YARDS CUT <b>75</b> FILL <b>75</b> TOTAL <b>150</b>	VALUATION APPROVED <b>V. Bush</b>
13. TYPE OF NATURAL SOIL <b>clayey Sand</b>	APPLICATION CHECKED <b>Rankoff</b>
14. COMPACTED FILLS <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	PLANS CHECKED <b>V. Bush</b>
APPROVED SOIL TESTING AGENCY	CORRECTIONS VERIFIED <b>V. Bush</b>
COMPACTION PROCEDURE: I certify that in doing the work authorized hereby I will not employ any person in violation of the Labor Code of the State of California relating to workmen's compensation insurance. <b>Richard W. Whiting</b>	PLANS APPROVED <b>V. Bush</b>
SIGNED	APPLICATION APPROVED <b>V. Bush</b>

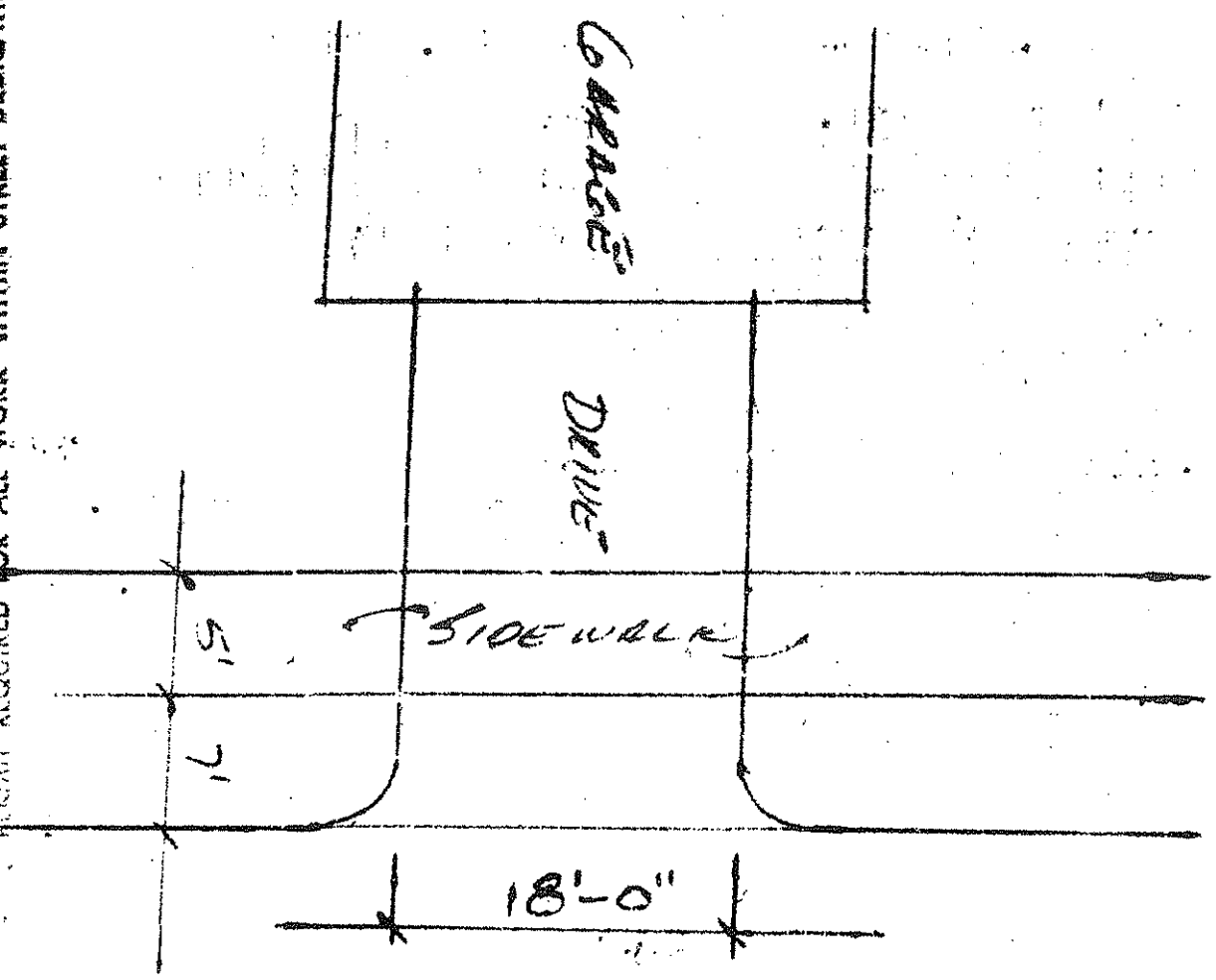
This form when properly validated is a permit to do the work described.

- INSTRUCTIONS: 1. Applicant to Complete Numbered Items Only.  
2. Plot Plan Required on Back of Original.



A.S. 10/30/59

APPROVED 9 TO 30 FT. WIDTH, BY PERMIT REQUIRED FOR ALL WORK WITHIN STREET DEDICATION



WAYNE AVE.



McTERMAN LEGAL DESCRIPTION

That portion of lot 4 in block 2 of Griffith's Subdivision as per map recorded in book 31 page 77 of Miscellaneous Records; and that portion of Margaret Street shown on the map of said Griffith's Subdivision, vacated, lying East of the Easterly line of Wayne Avenue, 50 feet wide as said Wayne Avenue is shown on the map of Tract number 8584, as per map recorded in book 159 page 5 of maps; and that portion of Grand Avenue as shown in the map of said Griffith's Subdivision vacated, lying South of the southerly line of tract number 2193 as per map recorded in book 24 page 84 of maps, described as follows: Beginning at the Southwest corner of lot 92 of said tract number 2193, said point also being in the easterly line of said Wayne Avenue, thence southerly along said easterly line 60 feet; thence easterly parallel with the southerly line of said lot 92 a distance of 139.94 feet to a point in the easterly line of said lot 4, distant southerly thereon 0 feet from said Southerly line of lot 92, thence North along said last mentioned easterly line 60 feet to said southerly line of lot 92; thence westerly along the said southerly line 139.94 feet to the point of beginning.



3

APPLICATION TO ALTER - REPAIR - DEMOLISH AND FOR CERTIFICATE OF OCCUPANCY

B&S Form 2-3 RR-2

CITY OF LOS ANGELES

DEPT. OF BUILDING AND SAFETY

INSTRUCTIONS: 1. Applicant to Complete Numbered Items Only 2. Plat Plan Required on Back of Original.

Form with fields for LEGAL DESCR., LOT, TRACT, PRESENT USE OF BUILDING, JOB ADDRESS, BETWEEN CROSS STREETS, OWNER'S NAME, ARCHITECT OR DESIGNER, CONTRACTOR, MATERIAL OF CONSTRUCTION, VALUATION, NEW WORK, NEW USE OF BUILDING, etc.

NO PLOT PLAN

Table with columns: CASHIER, DEC-20-66, 61711 E, 38010, Z-2 CK, 3.25; DEC-20-66, 61712 E, 38010, Z-1 CK, 5.00

STATEMENT OF RESPONSIBILITY

I certify that in doing the work authorized hereby I will not employ any person in violation of the Labor Code of the State of California relating to workmen's compensation insurance. This permit is an application for inspection, the issuance of which is not an approval or an authorization of the work specified herein.

Signed [Signature] (Owner or Agent)

Table with columns: Name, Date. Rows for Bureau of Engineering, Conservation, Plumbing, Planning, Fire, Traffic with various approval checkboxes.

APPLICATION TO ALTER - REPAIR - RECONSTRUCT

CITY OF LOS ANGELES

DEPT. OF BUILDINGS AND SAFETY

4475-9  
D-E

1. TRACT NO. 2 Griffith Subdivision

2. 2226 Wayne Ave.

3. Lot 11 and 12

4. PRESENT USE OF BUILDING: Residential (101) Home

5. OWNER'S NAME: Mr. & Mrs. John T. McGowan

6. ADDRESS OF APPLICANT: 2226 Wayne Ave.

7. CERT. ARCH.: State License C 1219 Phone 662-1164

8. CONTRACTOR: Young Park State License 60 11-1001 Phone 624-146

9. CONTRACTOR'S ADDRESS: 1001 W. 10th St. Zone

10. CONTRACTOR'S ADDRESS: P.O. Zone

11. TYPE OF BUILDING: 3

12. MATERIAL: Wood, Metal, Conc. Block

13. AREA OF PROPOSED WORK: 1000 sq. ft.

14. SIZE OF SECTION: 10'-0" x 10'-0"

15. I certify that in doing this work, I will not employ any person who is not a resident of the State of California.

16. I have read and understand the provisions of the Building Code of the City of Los Angeles.

17. I have obtained all necessary permits from the City of Los Angeles.

18. I have obtained all necessary permits from the State of California.

19. I have obtained all necessary permits from the County of Los Angeles.

20. I have obtained all necessary permits from the State of California.

21. I have obtained all necessary permits from the County of Los Angeles.

22. I have obtained all necessary permits from the State of California.

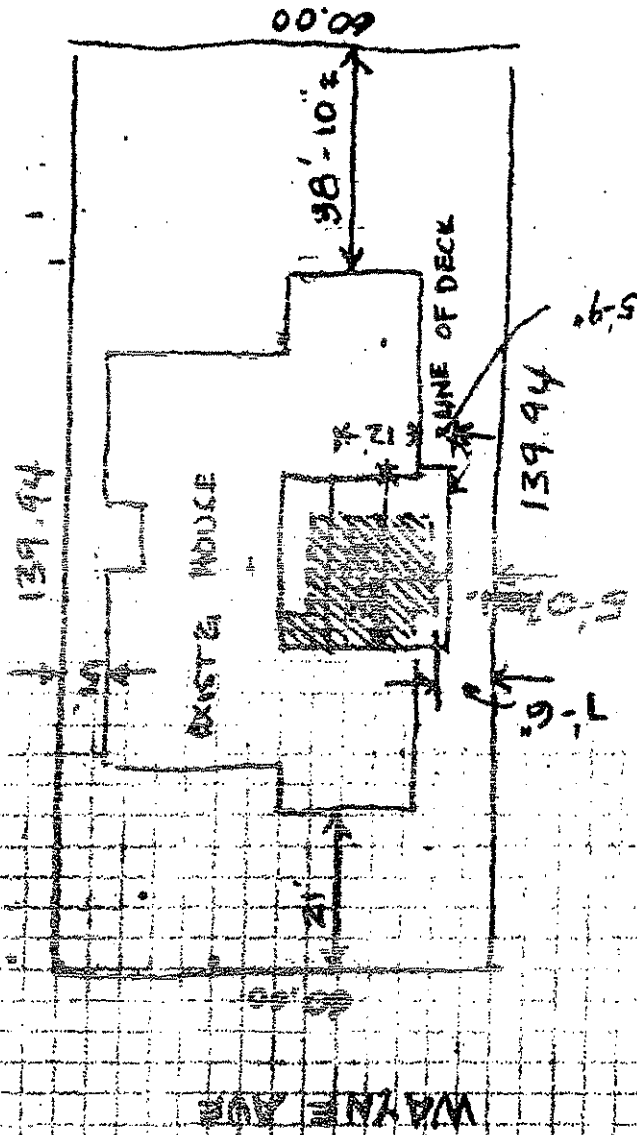
23. I have obtained all necessary permits from the County of Los Angeles.

24. I have obtained all necessary permits from the State of California.

Handwritten notes and signatures in the right margin, including 'RECEIVED', 'APPROVED', and various initials.

Vertical text on the left edge of the page, possibly a page number or reference code.

100' 0" x 100' 0" LOT OF 6404



NEW FRAME ROOM BELOW IS SHADED

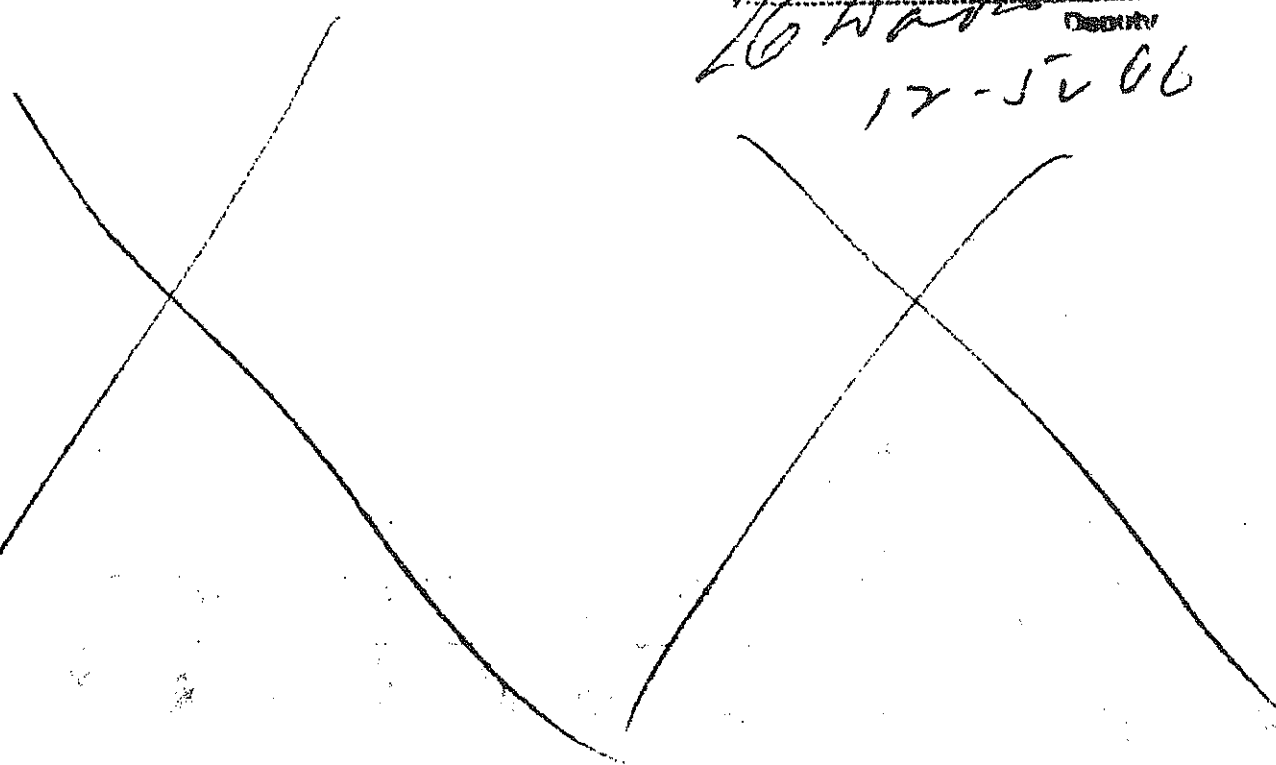
SCOPE OF PERMIT

"This permit is an application for inspection, the issuance of which is not an approval or an authorization of the work specified herein. This permit does not authorize or permit, nor shall it be construed as authorizing or permitting the violation or failure to comply with any applicable law. Neither the City of Los Angeles nor any board, department, officer or employee thereof make any warranty or shall be responsible for the performance or results of any work described herein, or the condition of the property or soil upon which such work is performed." (See Sec. 91.0202 L.A.M.C.)

Marked by 30' of U & V located 87' adj.  
within. fol. desc. Linc. Reg. in SW cor of 92.  
To 212 1/2 S.W. 1/4 E 2 of Wayne Ave  
(50 ft wide) 60 ft to E L. // with S.W. 1/4  
ad of 92 139 1/4 ft. the N.W. 1/4 in div. Linc.  
60 ft to S.E. 1/4 cor of 92, the N.W. 1/4  
139 1/4 ft. adj. sd. S.W. 1/4 to P.O.B.

WALTER C. THIEL, City Clerk

*W. C. Thiel*  
Secretary  
17-5206



Legal Description

*Part of the lot of ...  
Drops of ...  
Went ...  
at ...*

District Map No. 53-201

According to the records of the City Clerk, the above property was subdivided

According to the records of the City Clerk, the above property was subdivided ... 1962 which may not be the original date of lot division records, recorded deed, etc.) is required to establish

Check One:

6-29-62  
7-29-62

Lot Cut  
Div. of Land

City Clerk -  
Room 453, City Hall

By *[Signature]* Deputy

12-5-66

**APPLICATION FOR PERMIT TO ADD, ALTER, REPAIR, DEMOLISH OR REPAIR**  
**THE STRUCTURE OF EXISTING BUILDING**

1. **PRESENT USE OF BUILDING**  
 Residence

2. **NEW USE OF BUILDING**  
 School

3. **FOR ADDRESS**  
 2220 Wayne Ave., Los Angeles, Calif.

4. **BETWEEN CROSS STREETS**  
 1st St. and 2nd St.

5. **OWNER'S NAME**  
 John A. Warner

6. **OWNER'S ADDRESS**  
 1234 Main St., Los Angeles, Calif.

7. **OWNER'S PHONE**  
 555-1234

8. **CONTRACTOR'S NAME**  
 Alliance Roof & Ins. Co., 100500 877-4121

9. **CONTRACTOR'S ADDRESS**  
 100500 Main St., Los Angeles, Calif.

10. **CONTRACTOR'S PHONE**  
 555-8774

11. **TYPE OF WORK**  
 Addition of white roof over existing

12. **DATE OF PERMIT**  
 12-1-82

13. **PLANS CHECKED**  
 [Signature]

14. **FILE WITH**  
 [Signature]

15. **PERMIT FEE**  
 \$50.00

16. **DATE OF PERMIT**  
 12-1-82

17. **APPLICANT'S SIGNATURE**  
 [Signature]

18. **DATE**  
 12-1-82

19. **APPLICANT'S MAILING ADDRESS**  
 1010 Vineyard Ave., No. 1010

**CERTIFICATE OF EXEMPTION**

I certify that in the performance of the work to which this permit is issued, no work shall be done which is subject to the Workers' Compensation Law of California.

I, as owner of the property, am exclusively contracting with a person or persons who are licensed under the Business and Professions Code, and my license is in full force and effect.

I am licensed under Part 17 of the Business and Professions Code.

I, as owner of the property, am exclusively contracting with a person or persons who are licensed under the Business and Professions Code, and my license is in full force and effect.

I am licensed under Part 17 of the Business and Professions Code.

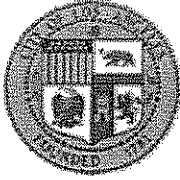
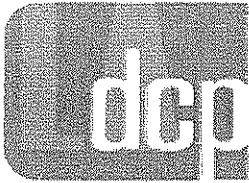
I certify that I have read this application and state that the same complies with the applicable laws and codes and state laws relating to building construction, and hereby authorize the contractor to proceed with the work on the above-referenced property for the purpose stated.

I realize that this permit is an exemption from the provisions of the Labor Code which require that a contractor or subcontractor or any other person who contracts for the performance of any work described herein or the condition of the property or soil upon which such work is performed, shall be responsible for the payment of the results of any work described herein or the condition of the property or soil upon which such work is performed. (See Sec. 91.0202 LAMC)

Signed Rose Khoury, Secy. Secretary 12-1-82  
 (Owner or agent having property owner's consent) Position Date







City of Los Angeles  
Department of City Planning

11/7/2013

**PARCEL PROFILE REPORT (modified version)**

**PROPERTY ADDRESSES**

2226 N WAYNE AVE  
2222 N WAYNE AVE

**ZIP CODES**

90027

**RECENT ACTIVITY**

None

**CASE NUMBERS**

PRIOR-07/29/1962

**Address/Legal Information**

PIN Number	153A201 134
Lot/Parcel Area (Calculated)	3,752.5 (sq ft)
Thomas Brothers Grid	PAGE 594 - GRID B2
Assessor Parcel No. (APN)	5592023001
Tract	GRIFFITH'S SUBD'N OF THE SOUTHERN SLOPE OF THE RANCHO LOS FELIZ AND OF LOTS 15 AND 17 LICK TRACT
Map Reference	M R 31-77/80
Block	2
Lot	FR 4
Arb (Lot Cut Reference)	1
Map Sheet	153A201

**Jurisdictional Information**

Community Plan Area	Hollywood
Area Planning Commission	Central
Neighborhood Council	Los Feliz
Council District	CD 4 - Tom LaBonge
Census Tract #	1882.02
LADBS District Office	Los Angeles Metro

**Planning and Zoning Information**

Special Notes	None
Zoning	R1-1
Zoning Information (ZI)	None
General Plan Land Use	Low II Residential
General Plan Footnote(s)	Yes
Hillside Area (Zoning Code)	Yes
Baseline Hillside Ordinance	Yes
Baseline Mansionization Ordinance	No
Specific Plan Area	None
Special Land Use / Zoning	None
Design Review Board	No
Historic Preservation Review	No
Historic Preservation Overlay Zone	None
Other Historic Designations	None
Other Historic Survey Information	None
Mills Act Contract	None
POD - Pedestrian Oriented Districts	None
CDO - Community Design Overlay	None
NSO - Neighborhood Stabilization Overlay	No
Streetscape	No
Sign District	No
Adaptive Reuse Incentive Area	None
CRA - Community Redevelopment Agency	None
Central City Parking	No
Downtown Parking	No
Building Line	None
500 Ft School Zone	No
500 Ft Park Zone	No

This report is subject to the terms and conditions as set forth on the website. For more details, please refer to the terms and conditions at [zimas.lacity.org](http://zimas.lacity.org)  
(\*) - APN Area is provided "as is" from the Los Angeles County's Public Works, Flood Control, Benefit Assessment.

**Assessor Information**

Assessor Parcel No. (APN)	5592023001
Ownership (Assessor)	
Owner1	CHOU, TINA R AND CARMICHAEL, JOHN D
Address	2226 WAYNE AVE LOS ANGELES CA 90027
Ownership (City Clerk)	
Owner	CHOU, TINA R. ET AL
Address	2226 WAYNE AVE LOS ANGELES CA 90027
APN Area (Co. Public Works)*	0.193 (ac)
Use Code	0100 - Single Residence
Assessed Land Val.	\$798,476
Assessed Improvement Val.	\$644,938
Last Owner Change	12/03/09
Last Sale Amount	\$1,350,013
Tax Rate Area	13
Deed Ref No. (City Clerk)	427827 281354 2112719-20 1827357 1556
Building 1	
Year Built	1960
Building Class	D9C
Number of Units	1
Number of Bedrooms	4
Number of Bathrooms	4
Building Square Footage	3,152.0 (sq ft)
Building 2	No data for building 2
Building 3	No data for building 3
Building 4	No data for building 4
Building 5	No data for building 5

## CASE SUMMARIES

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

## DATA NOT AVAILABLE

PRIOR-07/29/1962



Address: 2226 N WAYNE AVE

Tract: GRIFFITH'S SUBDN OF THE SOUTHERN SLOPE OF THE RANCHO LOS FELIZ AND OF LOTS 15 AND 17 LICK TRACT

Zoning: R1-1

APN: 5592023001

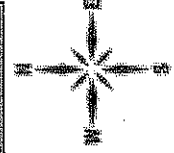
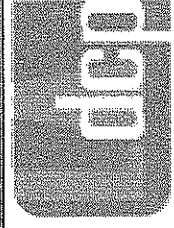
Block: 2

General Plan: Low II Residential

PIN #: 153A201 134

Lot: FR 4

Arb: 1



Case Number:  
**CHC-2013-3620-HCM**  
Declaration Letter Mailing List  
MAILING DATE: Feb 19, 2013

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