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August 23, 2019

*Corrected Version

Los Angeles City Council
c/o Office of the City Clerk
City Hall, Room 395
Los Angeles, CA 90012

Attention: PLUM Committee

Dear Honorable Members:

PARRY RESIDENCE; 14924 WEST CAMAROSA DRIVE; CASE NO. CHC-2019-776-HCM, ENV-2019-777-CE; CD-11

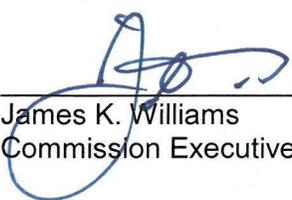
At its meeting of **July 18, 2019**, the Cultural Heritage Commission took the actions below to include the Parry Residence in the list of Historic-Cultural Monuments, subject to adoption by the City Council:

1. **Determined** that the proposed designation is categorically exempt from the California Environmental Quality Act (CEQA), pursuant to Article 19, Section 15308, Class 8 and Article 19, Section 15331, Class 31 of the State CEQA Guidelines;
2. **Determined** that the property conforms with the definition of a Monument pursuant to Section 22.171.7 of the Los Angeles Administrative Code;
3. **Recommended** that the City Council consider the Parry Residence for inclusion in the list of Historic-Cultural Monuments; and
4. **Adopted** the attached Findings.

The Commission vote was as follows:

Moved: Kanner
Seconded: Kennard
Ayes: Barron
Nays: Milofsky
Absent: Buelna

Vote: 3 - 1



James K. Williams
Commission Executive Assistant II

The Cultural Heritage Commission would appreciate your inclusion of the subject property to the list of Historic-Cultural Monuments.

Time for Council to Act: The Commission action is hereby transmitted to the City Council for consideration. Pursuant to Section 22.171.10(f) of the Los Angeles Administrative Code, the Council may approve or disapprove in whole or in part an application or initiation for a proposed designation of a Monument. The Council shall act in 90-days of the public hearing held before the Commission on the proposed designation. The City Council may unilaterally extend the 90-day time limit to act for a maximum of 15 days for good cause. With written consent of the owner, the time for the City Council to act may be extended by up to an additional 60 days. If the Council does not act on the application or initiation within this specified time limit, the application or initiation to designate a Monument shall be deemed to have been denied.

Enclosure: *Findings

The Parry Residence “embodies the distinctive characteristics of a style, type, period, or method of construction” as an excellent example of the Monterey Revival architectural style.

DISCUSSION OF FINDINGS

The Parry Residence meets one of the Historic-Cultural Monument criteria: it “embodies the distinctive characteristics of a style, type, period, or method of construction” as an excellent example of the Monterey Revival architectural style. Hallmarks of the style, as exhibited by the subject property, include the two-story height, a low-pitched red-tiled roof, second-floor covered gallery across the front with slender wood columns, and plain stucco exterior walls. Other characteristic elements are the wood casement windows, decorative shutters, wood flooring, and painted wood ceiling panels and beams on the interior.

Despite some exterior and interior alterations, the subject property retains a high level of integrity of location, materials, design, setting, workmanship, feeling, and association to convey its significance.

The applicant also argues that the subject property is “identified with important events of national, state, or local history, or exemplifies significant contributions to the broad cultural, economic or social history of the nation, state, city or community” as part of the early development of Pacific Palisades and one of the oldest extant houses in the Huntington Palisades. However, staff do not find that the property individually represents the early residential development of the area. Although the land was annexed to the City of Los Angeles in 1916, the formal founding of the community of Pacific Palisades dates to the year 1921, and the development of Huntington Palisades began in 1926. The applicant notes that the first house constructed in the Huntington Palisades was the home of Dr. Philip A. Lee at 601 Ocampo (1927), and there were other houses in the area underway at the time that included the Albert M. Jarvis residence on Ocampo and the adobe hacienda of Captain Overton Walsh on Frontera. Despite the fact that the subject property was among the first residences constructed as part of the Huntington Palisades subdivision, the tract where the Parry Residence is located was largely developed after the Great Depression and post-World War II era, and there are a multitude of extant single-family residences that date from the earlier development period.

The applicant additionally claims that the subject property is “associated with the lives of historic personages important to national, state, or local history” for its association with patron of the arts Roby Anderson, but the information provided in the application does not support this finding. While her role in several Los Angeles-area organizations is noteworthy, staff finds that Mrs. Anderson does not appear to rise to the level of an historic personage.

CALIFORNIA ENVIRONMENTAL QUALITY ACT (“CEQA”) FINDINGS

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

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

The designation of the Parry Residence as an 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 an irreplaceable historic site/open space. The Secretary of the Interior’s Standards for 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 and sites in a manner consistent with the Secretary of the Interior’s Standards for the Treatment of Historic Properties.

Categorical Exemption ENV-2019-777-CE was prepared on June 11, 2019.