







LOS ANGELES CONSERVANCY **40TH ANNIVERSARY**

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On April 5, we convened a panel of experts for a discussion on the future of preservation in Los Angeles. From left to right: Larry Mantle, host of KPCC's AirTalk; Margaret Bach, the Conservancy's founding president; Christopher Hawthorne, chief design officer for the City of Los Angeles; Luis Hoyos, architect, urban designer, and architecture professor; and Michelle Magalong, executive director of Asian & Pacific Islander Americans in Historic Preservation. Photo by Gary Leonard.

The Future of Preservation in Los Angeles: The Next Forty Years

by Cindy Olnick

"We needed to think in a new way about cities and about what we value," said Margaret Bach, the Conservancy's founding president, to a packed house in April. She was talking about the birth of the organization forty years ago, but her words ring equally true today.

As part of the Conservancy's fortieth-anniversary celebration, we convened an expert panel on April 5. "The Future of Preservation in Los Angeles: The Next Forty Years" took place at the Los Angeles Central Library, whose proposed demolition led to the Conservancy's formation in 1978.

Larry Mantle, host of KPCC's AirTalk and a fourth-generation Angeleno, moderated the discussion. Joining Bach on the panel were Christopher Hawthorne, newly appointed chief design officer for the City of Los Angeles and former architecture critic for the Los Angeles Times; Luis Hoyos, an architect and urban designer, Conservancy board member, professor of architecture at the Cal Poly Pomona College of Environmental Design, and member of the national Advisory Council on Historic Preservation; and Michelle Magalong, executive director of Asian & Pacific Islander Americans in Historic Preservation and associate director for the Center of Social Innovation at UC Riverside's School of Public Policy.

L.A. Historic **Neighborhoods Conference** October 13

Jul/Aug 2018 · Volume 40 Number 4

This fall, the Conservancy will host the 2018 L.A. Historic Neighborhoods Conference. Co-sponsored with the City of Los Angeles Office of Historic Resources, the day-long forum is open to anyone interested in learning more about neighborhood conservation.

Some of the topics covered include preserving multi-family housing, engaging youth in preservation, protecting legacy businesses, and more.

The event will take place on Saturday, October 13 at the historic Lincoln High School (3501 N. Broadway). Doors open at 8:30 a.m., and the program ends at 4:00 p.m.

The conference is a wonderful opportunity to connect with other Angelenos who are organizing around similar issues. The program includes presentations by experts in the Please see CONFERENCE on page 6



We will hold the October 13 L.A. Historic Neighborhoods Conference at Lincoln High School in Lincoln Heights. Photo by Jessica Hodgdon/L.A. Conservancy.

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Los Angeles Conservancy

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The Los Angeles Conservancy is a nonprofit membership organization that works through education and advocacy to recognize, preserve, and revitalize the historic architectural and cultural resources of Los Angeles County.

Stay connected! laconservancy.org Facebook /Twitter / Instagram: @laconservancy

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Major funding for the Los Angeles Conservancy's programs is provided by the LaFetra Foundation and the Kenneth T. and Eileen L. Norris Foundation.

Forty Years of Saving Places: Pushing the Boundaries of Historic Preservation

Saving historic places has been at the core of the Los Angeles Conservancy's mission since our founding in 1978. While historic places will always remain threatened, today there is a greater appreciation and understanding of the value of preservation.

Just as the Conservancy has grown and evolved over the last forty years, so has the broader preservation movement. Our work isn't just about buildings: it's about connecting with various communities to identify the places that matter to them.

In reflecting on our work over the years, two areas in particular stand out: Modern architecture and culturally-significant places with layered history.

In a place as relatively young as Los Angeles, Modern architecture is part and parcel of the built environment. The Conservancy has worked to protect and preserve Modern resources for most of the organization's history.

The Conservancy formed our volunteer Fifties Task Force (later renamed Modern Committee) in 1984, in response to the rapid destruction of post-World War II buildings in Los Angeles.

This was long before *Mad Men* and the renaissance of Mid-Century Modern design we were fighting to protect buildings that were barely thirty years old. Yet a passionate group of visionary preservationists knew the importance of saving these crucial elements of our shared heritage.

Modern resources now represent more than half of the preservation issues addressed by the Conservancy. We continue to identify issues of concern, raise awareness of our Modern legacy, and engage new people.

We of course will never turn our back on the older landmarks that enrich our lives and help define our communities. Yet we must always keep looking ahead, toward the next frontier in preservation.

Today, we're increasingly working to preserve culturally significant places, such as those associated with the LGBTQ and Latinx communities. Culturally significant places and Modern architecture face one common problem: the perception that these buildings aren't old enough to be considered historic or significant.

Because sites associated with LGBTQ or Latinx history are often more recent, many are vulnerable to demolition or excessive alteration before their stories can be fully understood. It's critically important to know our built history as it unfolds and identify significant examples before they're threatened. Otherwise, we risk losing our heritage.

This year, we successfully nominated The Woman's Building as a City of Los Angeles Historic-Cultural Monument to recognize its important feminist and LGBTQ history (learn more on page 3). In a multi-year effort to honor the legacy of the 1969-70 Chicano Moratorium marches, we nominated sites associated with the events to the National Register of Historic Places. In May of this year, the nomination was approved by the State Historical Resources Commission, and listed on the California Register of Historical Resources. As of press time, we were waiting for final approval from the National Park Service for listing on the National Register.

Recognizing cultural significance does not mean preserving every old building in Los Angeles. All landmarks must meet a threshold of significance based on nationally accepted standards and criteria. Yet, rightly, these criteria include not only architectural merit or pedigree, but the people and events that, together, convey our rich cultural heritage.

While we have only scratched the surface in recognizing and protecting places of cultural significance, we are committed to this effort. Just as we have worked to protect L.A.'s Modern legacy for over thirty years (and our work still isn't over!), we will continue to shine a light on culturally significant places throughout L.A. County.

Preservation Issues

by Adrian Scott Fine, Rosalind Sagara, and Marcello Vavala

For more information about these and other preservation issues, please visit *laconservancy.org/important-issues*.

The Woman's Building Declared a Landmark

In June, the Los Angeles City Council voted in favor of the Conservancy's Historic-Cultural Landmark nomination of The Woman's Building. This designation ensures protection and a design review process for the building if a project or modifications are proposed.

Many community members supported our nomination by attending hearings, testifying, writing letters of support, and spreading the word. We could not have accomplished this result without the passion and support of the community. The Conservancy thanks Councilmember Gil Cedillo for his strong support and Architectural Resources Group for preparing the nomination.

The Woman's Building is one of the sites featured in our *LGBTQ Historic Places in L.A.* short film series. Watch the film at *laconservancy.org/lgbtq-films* to hear two artists involved with the Feminist Studio Workshop (FSW) discuss the building's important history.

The Woman's Building is a cornerstone in late twentieth-century lesbian and feminist culture. In 1973, three trailblazing women— Judy Chicago, Arlene Raven, and Sheila Levrant de Bretteville—created the FSW, the first independent art school for women.

FSW operated out of the 1914 Beaux Arts building from 1975 until its closure in 1991. Throughout its eighteen-year run, The Woman's Building cultivated an experimental space for women to explore ideas in feminist theory and sexuality through art. Artists whose work may have been marginalized in other venues found a platform for expressing political goals and viewpoints.

CBS Television City

In May, the City of Los Angeles' Cultural Heritage Commission voted in support of our



The Woman's Building is now a designated landmark! Community members and artists involved with the Feminist Studio Workshop supported the landmark nomination throughout the process by attending hearings, testifying, writing letters of support, and helping spread the word.

landmark nomination for CBS Television City. The following month, City Council's Planning and Land Use Management Committee voted in favor of the nomination. Next it will go before the full City Council for a final vote.

In December 2017, the Conservancy submitted a nomination to designate the storied CBS Television City complex as a Historic-Cultural Monument (HCM) following news in September that CBS Corporation was potentially interested in marketing the twenty-five-acre property.

Announcement of a potential sale raised widespread concern over the fate of the architecturally and culturally significant campus, which SurveyLA identified as National Register-eligible.

Designed by Pereira & Luckman—with master architect Gin Wong as lead designer— CBS Television City is the first large-scale facility designed specifically for television production in the United States.

Landmark designation will help guide future additional development on the site while retaining its historic and characterdefining features.

We're excited about this step forward.

We've worked very closely with CBS on this nomination, and their leadership is in full support.

Lytton Savings Building

On June 13, a decision by the Supreme Court of California to deny hearing a petition filed by the Conservancy effectively ended legal efforts to stop the needless demolition of the historic Lytton Savings building (now Chase Bank).

In May, the Conservancy petitioned the Supreme Court to review the recent Court of Appeal's decision. That decision overturned the 2017 L.A. County Superior Court ruling in favor of the Conservancy and blocked the City of L.A. from demolition.

We respectfully disagree with the Court of Appeal ruling, and believe this case goes to the foundation and intent of the California Environmental Quality Act (CEQA), and the need to fully consider and adopt preservation alternatives when feasible.

Thank you to all who supported us in this effort, and to the Friends of Lytton Savings and Councilmember David Ryu.

CINDY OLNICK LEAVES CONSERVANCY



After fourteen years with the Conservancy, Director of Communications Cindy Olnick left the Conservancy at the end of May.

Cindy truly built our communications program from the ground up: she was the first and only communications staff member fourteen years ago. Now, the department is a highly effective team of three.

Among many great accomplishments in her time with the Conservancy, Cindy centralized and improved our communications, established a cohesive voice for the organization, led the creation of our first-ever brand identity, and ushered in transformative technology. One of her largest-scale projects was overseeing the complete redesign of our website in 2013.

Cindy supervised and mentored multiple communications staff members over the years, and she considers the team she built to be her greatest accomplishment.

Cindy will take some time off before she decides on her next career move. We wish her the very best in the future.

Summer Tours Are Back!



Last summer's City Hall tours sold out very quickly. Be sure to reserve your spot on the summer walking tour of your choice while you can! Photo by Steven Chavez.

by Alex Inshishian

Summer is just around the corner, and along with the longer days comes the return of our popular summer tours. This season features tours not available other times of the year: City Hall, Modern by Moonlight, and Past Meets Present.

Thanks to Project Restore, we'll tour **City Hall** on select Wednesday evenings in July and August. The tour includes a trip to the twenty-seventh-floor observation deck, which offers a breathtaking view of the downtown skyline. Last year, these tours sold out within a week of their announcement! Reserve early so you don't miss your chance to visit one of the most iconic buildings in Southern California.

Take a nighttime stroll through L.A.'s old financial district on our **Past Meets Present** walking tour. This historic neighborhood is now bursting at the seams with art galleries, vendors, and street artists. Tours take place on the second Thursday of the month, coinciding with the ever popular Downtown Art Walk.

Modern by Moonlight, one of our most anticipated walking tours, returns on Friday evenings from July 20 through September 7. This nighttime twist on our Modern Skyline tour captures the spectacle of spending a summer evening in downtown L.A. The tour ends at the BonaVista Lounge at the top of

Summer Evening Tour Schedule

City Hall – 5:15/5:30 p.m. July 11, July 18, August 8, August 15, August 29.

\$15 for Conservancy members and youth; \$20 for the general public. Access to the observation deck subject to availability.

Past Meets Present - 5:30 p.m.

July 12, August 9, September 13 \$10 for Conservancy members and youth; \$15 general public

Modern By Moonlight – 7:00 p.m.

July 20, July 27, August 3, August 10, August 17, August 24, August 31, September 7 \$10 for Conservancy members and youth; \$15 general public

the Bonaventure Hotel for no-host cocktails, dining, and breathtaking nighttime views. It is the perfect way to spend a beautiful Friday evening in downtown.

Space is limited, and reservations are required for all summer tours. For more information and to register, visit *laconservancy*. *org/tours* or call (213) 623-2489.

Explore Downtown L.A.'s Fashion District October 20

by Sarah Lann

Join us on Saturday, October 20 for a day of exploration as we tour downtown Los Angeles' Fashion District!

At this special single-day event, we'll offer multiple 60/90-minute docent-led walking tours throughout the day. This unique format allows you to customize your itinerary by choosing which tours to take and when. Don't forget to leave some room for eating and shopping!

Once known as the Garment District, the area was the epicenter of textiles, clothing, and accessories production in L.A. The area grew substantially in the 1920s and 30s, becoming the nexus of the apparel business that it is today.

The Fashion District also houses other well-known commercial centers. Within its borders are Santee Alley, the famous openair bazaar, and the country's largest flower market.

As you visit the neighborhood's historic sites, you'll also learn about the rich, intangible history of the area. Tours will explore the history of the labor unions formed in the district, the neighborhood's current role as a fashion hub, the innovative new uses of former factories, the lasting legacy of local developer Florence C. Casler, and more.



Our special event on October 20 explores downtown L.A.'s Fashion District! Choose from multiple 60/90-minute docent-led tours throughout the day. Image courtesy LA Fashion District Business Improvement District.

With the many changes taking place in the Fashion District, now is the perfect time to explore this neighborhood's rich history.

Tickets go on sale Wednesday, September 5 at 10 a.m. for Conservancy members and Wednesday, September 12 at 10 a.m. for the general public. More details will be available soon at *laconservancy.org/fashiondistrict*.

We hope you can join us at this special event!

Welcome New Board Members

On July 1, we welcomed four members to the Conservancy's Board of Directors:

- **Barbara Bestor** is an architect who specializes in both new and rehabilitation projects. Two of her most recent projects earned Preservation Awards: the Salkin House and Silvertop.
- Jared Franz is an economist with the Capital Group where he covers the U.S. and Latin America.
- Luis Hoyos is an architect and urban designer, professor of architecture at the Cal Poly Pomona College of Environmental Design, and member of the national Advisory Council on Historic Preservation.

• **Sophia Nardin** is a writer and coowner of Silvertop. She and her husband recently rehabilitated the iconic home, where they live with their two daughters.

The Conservancy's Governance and Board Relations Committee nominated these three new board members, who were elected at the May board meeting. The board also approved a second three-year term for:

- Linda Brettler Principal, Linda Brettler: Architect
- David Kopple Motion Picture Literary Agent, Creative Artists Agency

We also have new board officers:

- Chair Alice Carr
- Treasurer Mike Deasy
- Secretary Corinna Cherian
- Chair of the Advocacy Committee Linda Brettler
- Chair of the Development Committee – Maxine Greenspan

Due to term limits, we have three members leaving the board. For their outstanding service, we offer our deepest thanks to James Camp, Elizabeth Edwards Harris, PhD, and Wesley Phoa, PhD.

CONFERENCE

continued from page 1

field, interactive workshops, and dialogue with preservation advocates.

We are excited to hold the conference at the highly significant Lincoln High School, which played a major role in the 1968 East L.A. Chicano Student Walkouts. Guests will have the opportunity to learn more about the Walkouts and the site's significance during shorter breakout sessions.

Registration opens **August 15** at *laconservancy.org/neighborhoods*. Be sure to register by **September 28** to take advantage of our \$20 rate, which includes conference materials, morning refreshments, and lunch. After September 28, tickets will be \$25.

Questions about the conference? Please contact Rosalind Sagara at *rsag-ara@laconservancy.org* or (213) 430-4211. We look forward to seeing you October 13!

FUTURE continued from page 1

We don't have nearly enough room in these pages to convey the depth of the conversation; what follows are just a few highlights. For a longer summary on our blog, the video, and a video transcript, please visit *laconservancy.org/future*.

Preservation at a Crossroads

In the past four decades, the Conservancy has made great strides in preventing the destruction of beloved landmarks, empowering people to save the places and neighborhoods they love, and making preservation part of urban planning and land use policy.

Yet it's once again time to think in a new way about cities and what we value. The very nature of Los Angeles is changing, as the need for greater density fuels rampant new development that's reshaping the built environment.

At the same time, the field of preservation is expanding to reflect the full breadth of our population, culture, and experience. And as time marches on, new generations of places come of age, gain significance, and become vulnerable to demolition before they are fully understood or appreciated.

Our distinguished panelists tackled all these topics, offering new ways of thinking about preservation in L.A. While there are no easy answers, the discussion cemented the notion that preservation does indeed have a role to play in these issues. It also challenged us to continue making preservation relevant and urgent to the broader community, and underscored the need to bring young, diverse constituents to the table.

Time to Consider the Greater Good

The panelists had no shortage of profound statements, particularly regarding the confluence of the housing crisis, the need for greater density, and gentrification.

For instance, Hoyos and Hawthorne agreed that Los Angeles simply can't remain a city of single-family homes. "The idea that the middle class can afford single-family houses...is certainly not true today, and it hasn't been true for a long time," said Hawthorne.

Regarding the City's ambitious plan to build more housing, Mantle asked Hawthorne, "How do you proceed with a plan like this when, almost by definition, it adds to gentrification and means that structures that might have importance to communities are knocked down to build higher density?"

"It is absolutely the most important, most crucial question facing Los Angeles at the moment," Hawthorne replied. He asserted that, in a city of majority renters, those with secure housing (primarily homeowners) need to cede dominance in the debate over access to, and production of, housing—and perhaps shoulder some of the burden. "If your house has gone up in value by forty or fifty times, you have a responsibility to think about how you're going to share that great good fortune," he said.

The panelists also addressed the perception of density itself. "I think people quickly jump to conclusions and equate density with high-rises," said Hoyos. "There are many gradations of building types that lead us gently to higher density." Panelists cited examples such as bungalow courts and garden apartments, the latter also conceived to ease housing shortages.

One of the National Trust for Historic

Preservation's "40 Under 40: People Saving Places," Magalong described the progress in recognizing places of cultural significance, as well as the crucial need for adequate community engagement in planning decisions which takes constant vigilance. "In the work we do in communities of color, you have to always be engaged, especially where places are at risk," she said.

Answering the Call

The Conservancy has addressed all the topics from this remarkable panel to some degree. Yet the confluence and urgency of these issues makes them central to our work going forward.

In partnership with the City's Office of Historic Resources, our Historic Neighborhoods Conference on October 13 will focus on housing, among other topics (see page 1 for more information about the conference). We've also launched an analysis of the economic impact of preservation on the economy of the City of Los Angeles. Slated for release in late 2018, the analysis will help us better understand the role of preservation in addressing these broader issues.

We're looking at ways to build a more inclusive preservation movement by developing diverse advocates, cultivating coalitions and partnerships, and offering programs that empower people to share the stories of places important to them—and to all of us.

With your support, we can help make Los Angeles a meaningful place to live for the next forty years and beyond.

APRIL 2 / MAY 29 MEMBERSHIP REPORT

The Los Angeles Conservancy would like to acknowledge the generous contributions of our new or upgrading Supporting members, and the new and renewing members of our Sustaining, Benefactor, and Cornerstone groups.

BENEFACTOR

(\$500 - \$999)

MARBLE CORNERSTONE (\$5,000 - \$9,999) Suzanne Rheinstein

CORPORATE GRANITE CORNERSTONE (\$2,500 - \$4,999) Getty Conservation Institute Paramount Pictures

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LIMESTONE

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Leonard Perez and Catherine Meller Angelica and Manuel Reyna Jessica Ritz and Henry Myers Thomas Salamon Kevin Simpson Steven Stogel Susan and Peter Strauss Bob Timmerman Mary Alice Wollam and Bob Brennan Nerice Zavala

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WHY I JOINED: DR. GORDON PATTISON

"I must be one of the last living residents of Los Angeles who not only remembers old Bunker Hill, but actually lived



there," says Dr. Gordon Pattison, 72, whose family owned two of Bunker Hill's most high-profile homes, 'the Castle' and 'the Salt Box.'

In the 1930s, his newly divorced grandmother saved enough money to lease sixty units of housing in the area. She sublet these and eventually accumulated enough money to purchase the Castle, a twenty-room Victorian mansion, in 1937.

Pattison lived on Bunker Hill until he was five. His family continued renting out rooms in the Bunker Hill properties, and Gordon helped his father maintain the units.

In the 1960s, the City, using eminent domain, demolished most of the properties on Bunker Hill. While the Castle and Salt Box were moved to Heritage Square, both were later destroyed in an arson fire.

"When you sever the relationship between history and place, you lose a sense of who you are. We may not be the genetic descendants of the people who lived here before, but we are the civic descendants. It is our duty to preserve what they bequeathed to us. Any like-minded person absolutely owes it to those of us who are here and those who follow to join the Conservancy and support this effort."

To read a longer version of this story, visit our blog at *laconservancy.tumblr.com*.

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CONSERVANCY WALKING TOURS

Tours cost \$10 for Conservancy members and youth 17 or younger, and \$15 for the general public.

Most tours require reservations. We accept walk-ins on some tours, subject to availability.

For details and reservations, visit *laconservancy.org/tours*. Questions? Contact us at *info@laconservancy.org* or (213) 623-2489.

WALKING TOURS

Angelino Heights First Saturday of each month

Art Deco Every Saturday

Broadway Historic Theatre & Commercial District Every Saturday

Historic Downtown Every Saturday

Millennium Biltmore Hotel Every Sunday

Union Station Every Saturday

Customized group tours available by special arrangement. For details, visit *laconservancy.org/tours* or contact us at *info@laconservancy.org* or (213) 623-2489.



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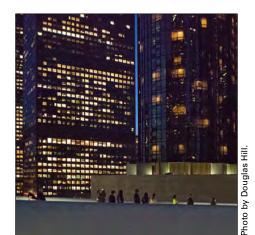


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For the latest updates and hundreds of historic places to explore, visit *laconservancy.org*

UPCOMING EVENTS



SUMMER EVENING WALKING TOURS July – September

Spend a summer evening downtown! Join us for City Hall, Modern by Moonlight, and Past Meets Present walking tours. Details on page 4.



SAVE THE DATE: NEIGHBORHOODS CONFERENCE Saturday, October 13

Interested in learning more about neighborhood conservation? Attend our one-day conference, presented in partnership with the City of Los Angeles Office of Historic Resources. Details on page 1.



SAVE THE DATE: FASHION DISTRICT TOUR Saturday, October 20

Explore downtown L.A.'s Fashion District on a variety of special oneday-only tours! The member presale begins on September 5. Details on page 5.